## CONSTRUCTION NOW UNDERWAY!



TOWNHOMES

AT WINDERMERE SOUTH



# **GOURMET OPEN-CONCEPT KITCHEN**

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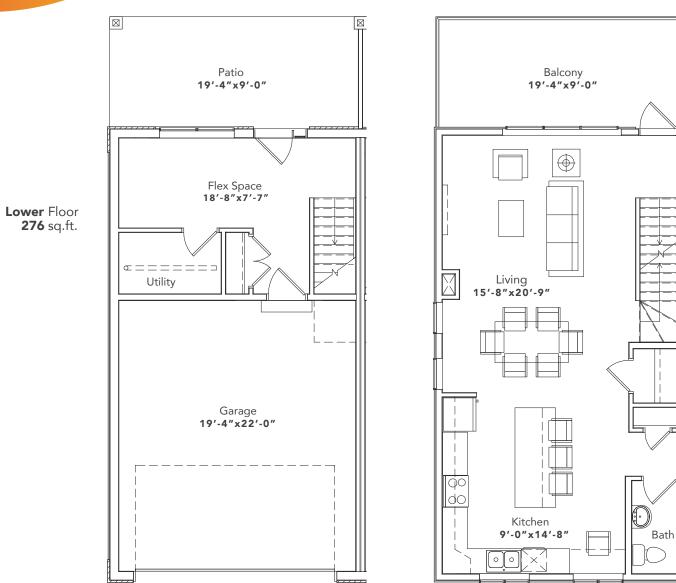


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## ABUNDANT NATURAL LIGHT FROM LARGE WINDOWS







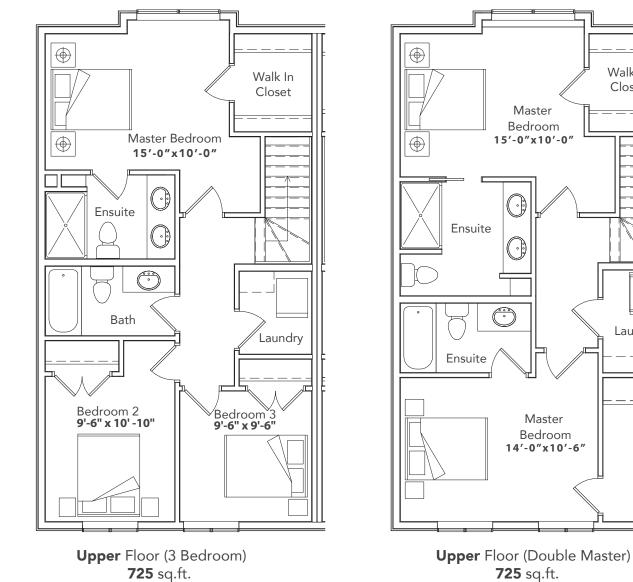
Main Floor 725 sq.ft.

Concept plan subject to change. Room dimensions are approximate only. Floor areas shown may vary from actual construction units.



Walk In

Closet



Laundry Master Bedroom 14'-0"x10'-6"

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### **SMART FEATURES**

#### **Professionally Designed Project**

- Outstanding location in Windermere South
- Beautiful interior finishes
- Luxury Composite Plank Flooring upgrade available
- Natural gas BBQ outlet on every balcony
- Four designer colour packages (each with optional upgrades)
- Bonus room on lower level included/finished
- Double-attached garages
- Forced-air furnace and hot water tank (on lower level)
- Premium acrylic stucco and natural stone
- Extra-large private balconies and decks
- Extensively landscaped grounds
- Powder-coated aluminum railings on front elevations
- Maintenance-free PVC windows and jamb extensions
- Close to shopping, walking trails, golf courses
- Easy access to major thoroughfares

#### **Gourmet Kitchens**

- Built-in pantries included in all kitchens
- Stainless steel appliances are standard in all units
- 21 cubic foot refrigerator with glass shelves
- 30" self-cleaning oven with ceran top
- 4-button 3-cycle tall-tub Energy Star dishwasher
- Solid shaker maple cabinets with dovetail, full extension drawers
- Laminate square edge countertops (Hanstone Quartz available as an upgrade)
- Hand-set glass and tile backsplash (in Mesa/Alto spec)
- Oversized, flat surface eating bars
- Exceptional interaction with living spaces

#### Spa-inspired Bathrooms

- 5' soaker tubs with full-tile surrounds
- Walk-in showers in all Master Ensuites (2 bedroom units)
- Premium Delta bathroom fixtures in all units
- Matching towel bars and hardware
- Laminate square edge countertops (Natural Quartz available as an upgrade)
- Full-width mirror above vanity

#### **Plumbing Features**

- Stainless steel double-compartment kitchen sink with single-lever tap
- Chrome single-lever tub faucets and single-lever sink faucets throughout
- PEX plumbing pipe for all domestic water supply lines, providing quieter plumbing operation
- All plumbing stacks contained within insulated wall assemblies

#### **Electrical Items**

- Telus Optik High Speed fibre optic network
- Smart wiring for HDTV, internet and phone in every unit
- Decora switches and plugs
- Under-cabinet lighting (optional)

#### **Exterior Finishes**

- Concrete basements/garages with wood frame construction above
- Three tone premium acrylic stucco with natural stone accents
- Laminated asphalt shingle roofs
- R20 fibreglass batt exterior wall insulation
- 6 mil vapour barrier

\*All products listed are subject to change due to discontinued stock, changes in manufacturers/suppliers, or at alternatively the discretion of the Developer, without notice to or recourse by the purchasers. Any products that are changed will be replaced with items that are deemed most appropriate by the Developer, and in some cases features may be deleted which in the Developer's opinion are not in the best interest of the project.

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# ESSENCE TOWNHOMES

## AT WINDERMERE SOUTH

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