



## YOUR EVERGREEN HOME

- West coast-inspired architecture showcasing impressive front elevations with durable fibre-cement board, painted wood and/or stone trim and details; vinyl on rear and side elevations
- Professionally landscaped front and rear yards
- Cedar fenced rear yard for added privacy
- Low maintenance 30 year laminated shingle roof
- Energy Star Low E glass, double glazed white vinyl frame windows
- Double car garage with metal sectional overhead door and smart home WiFi opener

## INSPIRED INTERIORS

- 10' high ceilings with oversized windows and hardwood flooring throughout the main level
- 5.25" baseboards throughout, complimented with casings on all doors, main and upper floor hall closets, and main floor windows only
- Contemporary designer selected energy efficient LED light fixture package
- Modern linear natural gas fireplace in great room
- Wood handrail with stained to match sleek square spindles on staircase
- Vaulted ceilings in most master bedrooms
- Hand set ceramic tile on bathroom and laundry floors

## GOURMET FAMILY KITCHENS

- Open concept layouts with ample counter space, spacious pantries, and islands in most homes
- Shaker style cabinets with 3" rails, under cabinet lighting, extended upper cabinets over the fridge, soft close, and built-in microwave pantry

- Quartz counter tops and full-height ceramic tile backsplash
- Undermount stainless steel double bowl sink with Moen chrome faucet with pull out spray
- Sleek stainless steel chimney style hood fan with ceramic tile to the underside
- Samsung stainless steel appliances including:
  - 26 cu.ft. French door refrigerator with bottom mount freezer, and ice & water
  - Slide-in gas range
  - Dishwasher with full stainless steel interior
- Built-in microwave at safe and convenient height

## BEAUTIFUL BATHROOMS

- Master ensuite featuring spacious 5' frameless glass shower with ceramic tile surround or 4' frameless glass shower and freestanding tub
- Recirculating hot water pump to ensuite and main bath
- Shaker style soft close cabinets with contemporary chrome fixtures in all bathrooms
- Quartz counters with undermount sink in ensuite, topmount sink in main bath, and pedestal sink in powder room
- Soaker bathtub with ceramic tile enclosure in main bath
- Ceramic tile flooring in main bath and ensuite, and elegant hardwood in powder room

## THOUGHTFUL CONVENIENCES

- Energy efficient direct vent natural gas forced air heating with smart home WiFi thermostat
- High efficiency gas hot water system
- Patio doors with in-glass blinds for added privacy
- Central vacuum system rough-in

- Security system rough-in
- Garburator rough-in
- Multimedia smart panel housing
- USB ports in kitchen and master bedroom
- Prewired for multi-port jacks
- Stainless steel topmount sink in laundry room

## SAFE AND SECURE

- Comprehensive 2-5-10 year Travelers Guarantee of Canada home warranty
- Registered Certified Residential Builder (BC Housing) with over 69 years of experience
- Experienced in-house Warranty department
- Award-winning builder with top customer satisfaction scores across 'Avid Ratings' entire Canadian database

## ENERGY EFFICIENT

- Homes are individually rated by Natural Resources Canada EnerGuide standards and benchmarked against a typical home built to current building code
- Built with high-performance building envelopes, well-insulated airtight walls, energy efficient appliances, and high performance mechanical systems
- Energy efficient homes improve comfort, lower energy consumption and reduces greenhouse gas emissions
- EnerGuide-rated homes are backed by the Government of Canada. For information on potential CMHC premium refunds, visit [bit.ly/CMHCgreenhome](http://bit.ly/CMHCgreenhome)

## MAKE IT YOUR OWN

- Our Options Catalogue offers customization options and upgrades for your home