

YOUR WESTBROOKE HOME

- Impressive front elevations with durable fibre-cement board, painted wood and/or stone trim; vinyl on rear and side elevations
- Professionally landscaped front and rear yards
- Cedar fenced rear yard for added privacy
- Low maintenance laminated shingle roof with 30 year warranty
- Triple glazed Energy Star Low E glass white vinyl frame windows
- Double car garage with smart home WiFi opener

INSPIRED INTERIORS

- 10' high ceilings with oversized windows, laminate flooring and LED lights throughout the main level
- 5.25" baseboards throughout, complimented with casings on all doors, main and upper floor hall closets and main floor windows
- Designer selected LED light fixture package
- Modern linear 46" wide natural gas fireplace in great room
- Wood handrail and sleek square spindles
- 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
- Soft close shaker style cabinets with 3" rails, under cabinet lighting, extended upper cabinets over the fridge and built-in microwave pantry
- Quartz countertops and full-height ceramic tile backsplash
- Undermount stainless steel double bowl sink with chrome Moen pull-out faucet
- 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 with convection oven, air fry, and WiFi connectivity
 - Dishwasher with full stainless steel interior
- Built-in microwave at a safe and convenient height

BEAUTIFUL BATHROOMS

- Master ensuite featuring a frameless glass shower and freestanding tub (plan specific)
- Recirculating hot water pump to ensuite and main bath
- Soft close shaker style cabinets with contemporary chrome fixtures in all bathrooms and frameless mirrors over vanities
- 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

THOUGHTFUL CONVENIENCES

- Energy efficient direct vent natural gas forced air heating
- High efficiency on-demand tankless 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

- Smart WiFi thermostat
- Level 2 electric car charger outlet

PEACE OF MIND

- Comprehensive 2-5-10 year Travelers Guarantee of Canada home warranty
- Registered Certified Residential Builder (BC Housing)
- Experienced in-house Warranty department
- Established builder with over 70 years of experience
- Award-winning builder with top 'Avid Ratings' customer satisfaction scores in Canada and the highest in BC

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

MAKE IT YOUR OWN

- Our Signature Collection Options Catalogue offers extensive customization options and upgrades for your home
- Visit our Foxridge Design Centre and choose your colours, materials and finishes