



## EXCLUSIVE BONUS

- 5 Soffit pot lights on front façade as per elevation.
- Approx. 10' ground floor ceiling, approx. 9' 2nd floor ceiling, approx. 9' basement ceiling.
- Smooth ceilings throughout finished areas.
- Tray ceiling detailing in main floor kitchen and living area, as per plan.
- Cold cellar in basement with weather stripping and steel insulated door.
- Two high efficiency heating systems with HRV.
- Bonus air conditioning unit.
- Stained oak solid wood staircase, handrail, and metal pickets as per plan.  
Premium quality sectional roll-up garage doors with glass inserts. Door openers included.
- Upgraded 7" baseboards on all floors with complimenting casings throughout.
- Upgraded Pre-finished 6 ½" engineered hardwood flooring.
- Electric fireplace with upgraded wall finishes, as per plan.
- 20 interior pot lights on the main floor and second floor.
- Quartz countertops in kitchen and bathroom vanities.
- Fully equipped KitchenAid® stainless steel kitchen appliance package.
- 200-amp electrical service with circuit-breaker panel.
- Garage EV charger Rough-in as per plan.
- \$17,500 + HST Capped Development Charge.
- \$100,000 Complimentary décor credit for interior upgrades. \*
- One-time free assignment, valued at \$10,000. \*\*

General Notes

\*Terms and conditions apply, see sales representative for details

\*\*Legal and administration fees apply

Bonus package has no cash surrender value, and no cash value. All references to size, measurements, materials, construction styles, trade/brand/industry name or terms may be subject to change or variation within generally accepted industry standards or tolerances. Measurements may be converted from imperial to metric or vice versa and actual product size may vary slightly as a result. All references to features and finishes are as per applicable plan or elevation and each item may not be applicable to every home. Locations of features and finishes are as per applicable plan or at the vendor's sole discretion. All features and finishes where purchasers are given the option to select the style and/or colour shall be from the predetermined standard selections. Specifications may change without notice. Any brand name features and/or finishes may be substituted by other brand name features and finishes provided they are of equal or better quality. E & O.E. April 23, 2024.