

Genius.



TREASURE HILL



**EVERSLEY  
ESTATES**

DISCOVER LIVING IN KING CITY

THE  
FAIRFIELD COLLECTION  
ESTATE HOMES

LUXURY  
BONUS PACKAGE

# Genius.

## DISCOVER THE GENIUS™ OF A TREASURE HILL HOME



### CONNECTION

Life in a GENIUS™ home is convenient, easy and safe.

- Amazon® Echo Show™ voice activated command centre controlling all Alexa-enabled devices throughout your home
- Rogers® 1 year FREE Ignite GIGABIT with unlimited usage
- Rogers® WORRY FREE Wi-Fi Connectivity throughout your entire home
- Ring® doorbell with video motion detection to answer the door from anywhere using your smartphone with two-way talk, built-in speaker and microphone
- Liftmaster MyQ® garage door opener remotely controlled from your smartphone

### COUTURE

Featuring enhanced finishing details GENIUS™ homes are as beautiful as they are functional and efficient.

- Handsome and durable quartz countertops throughout
- Napoleon® built-in fireplace to enjoy instant comfort and reliable performance
- Delta® upgraded faucets and plumbing fixtures throughout

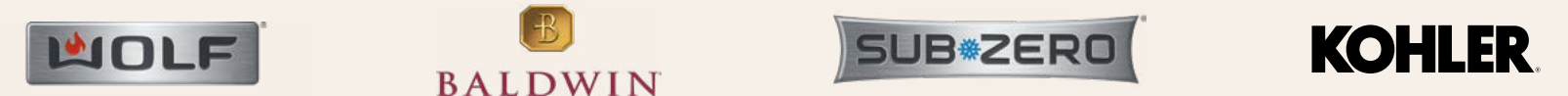
### CONSERVATION

Your GENIUS™ home will operate responsibly and save you money in utilities and heating and cooling costs, providing for a healthier home.

- Nest® energy-saving thermostat to control your home's heating and cooling from your smartphone
- Aprilaire® humidifier to increase your home's comfort at lower thermostat settings
- Aprilaire® air cleaner to provide healthier indoor air while keeping your HVAC system working efficiently
- HRV (Heat Recovery Ventilator) to enjoy fresh air and to maintain a healthy environment
- Double glazed low-E windows
- LED lighting throughout
- Benjamin Moore® premium quality latex paint on walls

# \$250,000

## BONUS FEATURES ALL INCLUDED IN YOUR HOME AT EVERSLEY ESTATES



- Luxury appliance package, providing the ultimate in convenience and beauty, including: 36" Wolf stove, 36" Subzero fridge, 24" Asko dishwasher, chimney hood fan, washer and dryer
- Delightfully designed Kohler plumbing fixtures package including a spa-inspired Kohler freestanding tub in the primary ensuite provides a sophisticated element
- Contemporary designed Baldwin interior and exterior door hardware package enhances the ambiance inside and out
- Inspired Gourmet Kitchen designed to showcase contemporary design includes: under cabinet valance with strip lighting, lush crown moulding, soft closing kitchen hardware, 1 set of pot and pan drawers, recycling bin pull out
- 10mm frameless clear glass shower enclosure with chrome knob and hinges in primary ensuite creates a sense of modern luxury
- Gorgeous 24" x 24" floor tile throughout main floor standard tiled areas
- Modern 12" x 24" wall tiles in all ensuites and shared bathtub and shower enclosures
- Magnificently opulent (+/-) 5" stained engineered hardwood flooring throughout
- Fibreglass 8ft textured front entry door with a multipoint lock provides an elegant welcome to your home
- 2 panel smooth Carrera doors throughout the home creates an ambience of sophistication and luxe
- Elegant (+/-) 7" Tudor baseboard throughout with complimentary (+/-) 3" Tudor casing around windows and doors
- Extensive 9ft poured basement foundation walls with larger 36" x 24" basement windows
- 20 interior LED pot lights throughout main floor provides contemporary illumination
- Designer wrought iron pickets with stained oak staircases throughout makes a statement in modern design
- Complete central vacuum system
- Complete central air conditioning

Treasure Hill's GENIUS™ homes require a fully functioning WiFi Network and internet connection. WiFi and internet access and functionality shall be the sole responsibility of the Homeowner and Treasure Hill assumes no responsibility or obligation with respect to the functionality or performance of a Homeowner's internet or WiFi network. Wireless performance in homes will vary due to design changes, construction changes, placement of furnishings and appliances, usage, and local conditions. Network performance will be affected by network configuration, the number of users, and the type of use. Homeowners are responsible for providing their own Internet connection and determining their own bandwidth needs, which may vary. Treasure Hill does not guarantee that networks, equipment, or services will meet all homeowner needs. Homeowners are also responsible for configuring all security features. Treasure Hill does not warrant or represent that any network or network device is secure or can prevent all privacy intrusions, malware, or cyber-attacks, even when correctly configured. Third party companies are not affiliated with this promotion, nor do the third party companies sponsor, endorse or support this promotion. Certain products and services are provided by third parties, and not Treasure Hill. Treasure Hill does not guarantee any equipment or services provided by third parties. Additional disclosures and disclaimers relating to The GENIUS™ Home program will apply. See your purchase agreement and related disclosures for details. Energy claims are not based upon specific testing of an individual home but are general assumptions. Savings will vary due to many variables, including but not limited to, actual utility rates and fees, actual construction, floor plans, occupancy, appliance usage, thermostat settings, weather conditions, number of individuals occupying the home and orientation of the home. The GENIUS™ Home devices are only those listed in this Schedule. Please see the balance of your Agreement of Purchase and Sale for additional information, disclosures, and disclaimers relating to your home and its features. The specific features in a home may vary from home to home and from one community to another. The Vendor reserves the right to substitute equipment, material, appliances and brand names with items of equal or higher value, in its sole and unfettered discretion. Color and size variations may occur.

Limited time offer, for The Fairfield Collection only, no cash value. Builder has the right to substitute materials of equal or greater value. Sizes and specifications are subject to change without notice. E. & O. E. June 2023