

WESTHILLS DUPLEXES





LANGFORD LAKE

Set sail in the city

Swim, kayak, paddleboard, fish, sun tan or just play in the sand. Pristine Langford Lake is just minutes from your door. Summer fun every day.

EDUCATION

Teaching the future

Opening 2022, the Government of British Columbia has provided the Sooke School District with \$23.3 million toward the purchase of 6.5 hectares (16 acres) of land in Langford. The district's goal is to build an elementary school and a middle school on site. The site is at the corner of the newly completed West Shore Parkway and Constellation Avenue in the Westhills development.

YMCA / YWCA

Exercise your mind and body

Four stories of fun for the whole family opened in Spring 2016. This new 30-million dollar addition to Westhills and Langford's City Centre Park offers a brand new wave pool, water slides, a lazy river, therapy pools, day care, fitness facilities and more.



GALLOPING GOOSE

Find adventure around every corner

This picturesque multi-use trail, formerly a railway line, moves through urban, rural and wilderness scenery on its 55-kilometer journey from Victoria to Sooke. You can cycle, stroll, run, or even ride a horse through the rural sections. Whether you're commuting to work, meandering on a weekend afternoon or pacing yourself from Sidney to Sooke, the trail is yours to enjoy.



Standard features

Choice between 2 designer interior packages

Custom quartz countertops in kitchen & bathrooms, with under-mount sinks

Ceramic tile backsplash in kitchen

Custom cabinetry in kitchen and bathroom with designer hardware

Soft-close doors & drawers in kitchen & bathroom

Under-cabinet task lighting

Water line for fridge

Rough-in for garburator

Energy Star stainless steel appliance package including natural gas slide-in range, stainless front dishwasher, French door fridge with bottom freezer, hood fan, built-in microwave, white washer, and dryer

Natural gas BBQ outlet

Low-profile LED pot lights in living room and kitchen

Laminate wood flooring throughout main living areas

Designer carpet with eco-friendly underlay on stairs and additional floor(s)

Tile floors in upper bathroom

One-piece tub/shower combination in main bathroom

Large chrome framed mirrors in bathrooms

Laundry room with laminate countertop and shelf over washer and dryer (plan specific)

9' ceiling on main level living

Wood window surrounds and trim package

White painted 2" wood spindles and handrail

Natural gas fireplace in main living area

Fibre optic telecommunications network to smart panel

3 motion sensor lights

2" polywood horizontal window blinds (white)

Exterior Features

Low maintenance, durable hardie siding

30-year fibreglass shingle roof

Cultured stone, brick and/or metal panel accents to enhance curb appeal (plan specific)

2 exterior GFI electrical outlets

Side fencing to rear corner of house (gates and returns not included)

Fully landscaped front and back yard with in-ground irrigation

Argon double glazed, low-E Energy Star® vinyl windows

Exposed aggregate patios

Front yard lawn maintenance for 1-year

2 frost resistant hose bibs



EXTERIOR

Curb appeal

Freshly designed transitional homes feature the best elements of both traditional and modern exteriors. Clean lines with large windows accented with shingles, stone and metal panels to maximize the beauty of your new home.



LANDSCAPING MAINTENANCE

Free up your time

Professionally landscaped front yards with in-ground irrigation and 1 year of lawn maintenance at no charge. These low maintenance yards will let you enjoy the beauty of your new home and your newly found spare time.



LIVING ROOM

Absolute comfort

Cozy up to an energy-efficient gas fireplace with your family this winter to provide absolute comfort at the touch of your fingertips.



KITCHEN

Fine dining

Efficient kitchen for the chef in the family, and open-concept dining and living areas. Easy entertaining in a comfortable space.

Kitchen





RANGE

samsung
stainless steel
natural gas



FRIDGE

samsung
stainless steel
french door
bottom freezer



HOOD FAN

stainless steel wall
mount chimney hood



DISHWASHER

samsung
stainless steel



MICROWAVE

under counter microwave
samsung
stainless steel



SINK

stainless steel
double bowl undermount
sink

Bath





P E D E S T A L S I N K

american standard
powder room sink



F A U C E T

single handle
powder room faucet
(plan specific)



S I N K

american standard studio
sink in main bath



T U B / S H O W E R
S U R R O U N D

main bath



T U B / S H O W E R
F I X T U R E S

main bath



W A S H E R / D R Y E R

samsung



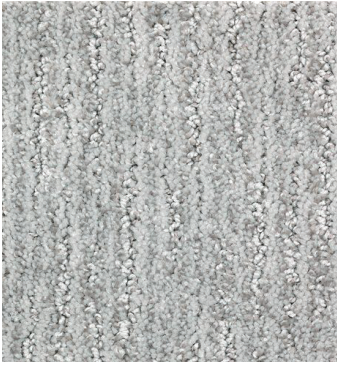
H A R D W A R E

chrome bathroom
accessories



T O I L E T

american standard
studio
right height



CARPET



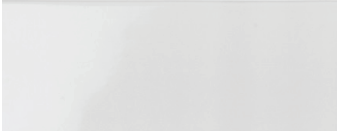
LAUNDRY
VINYL FLOORING



BATHROOM FLOOR
TILE



LAUNDRY ROOM
COUNTERTOP



SHOWER
SURROUND
OPTION 1



KITCHEN
BACKSPLASH
OPTION 1



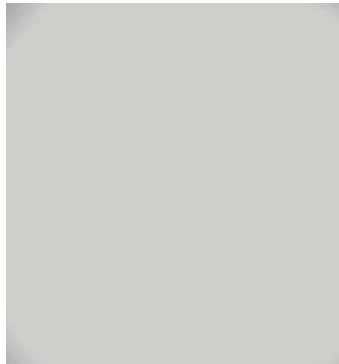
FIREPLACE TILE



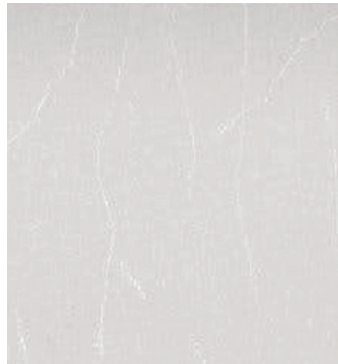
SHOWER
SURROUND
OPTION 2



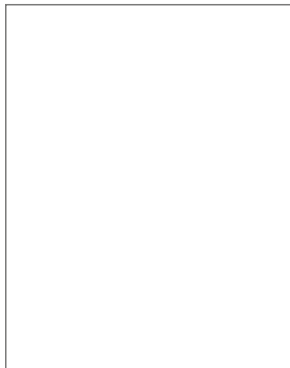
KITCHEN
BACKSPLASH
OPTION 2



ALL WALLS
THROUGHOUT



KITCHEN &
BATHROOM
QUARTZ
COUNTERTOPS



KITCHEN CABINET
UPPERS
& BATH



KITCHEN LOWERS,
ISLAND



Breeze

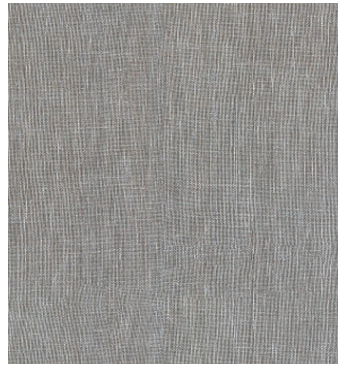
LAMINATE
FLOORING



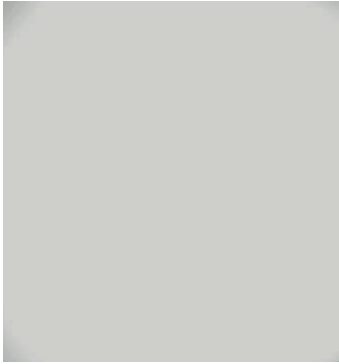
CARPET



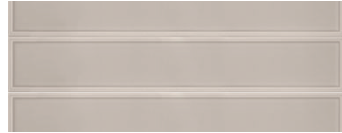
LAUNDRY
VINYL FLOORING



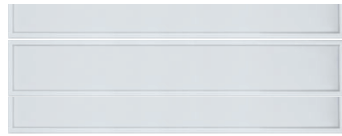
BATHROOM FLOOR
TILE



ALL WALLS
THROUGHOUT



KITCHEN BACK-
SPLASH
OPTION 1



KITCHEN
BACKSPLASH
OPTION 2



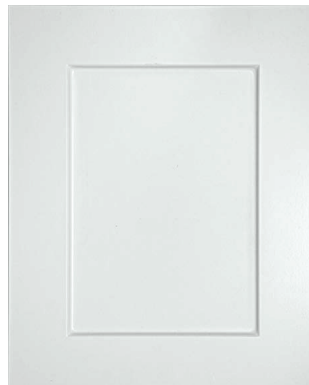
FIREPLACE TILE



LAUNDRY ROOM
COUNTERTOPS



KITCHEN &
BATHROOM QUARTZ
COUNTERTOPS



CABINETS
THROUGHOUT
KITCHEN & BATHROOMS



Summerhill

LAMINATE
FLOORING

Lighting





STORAGE ROOM
BELOW STAIRS
(PLAN SPECIFIC)



ALL BATHROOMS
INCLUDING
POWDER ROOM

POTLIGHTS IN
KITCHEN AND
PENINSULA
(SEE IMAGE)



MASTER
BEDROOM,
FOYER, AND
DEN

CHANDELIER IN
DINING ROOM,
EATING AREA,
AND STAIRWELL

ALL BEDROOMS
(EXCLUDING
MASTER),
HALLWAYS,
LAUNDRY
ROOM, WALK-IN
CLOSET



Upgrades





MAIN BATH
TILED SHOWER
SURROUND WITH
FIBREGLAS BASE



INTERACTIVE
SECURITY
BUNDLE



STAINLESS
STEEL
FARMHOUSE
SINK



HANDHELD
SHOWERHEAD
ON SIDEBAR



RAINFALL
SHOWERHEAD

POT LIGHTS | HEATED TILE FLOORS | SMART HOME OPTIONS |
CROWN MOULDING AND MORE!...
(see your agent)

Creating intuitive design

Develop



Westhills

Design

vd | victoria
9 | design group

Construct

VERITY
CONSTRUCTION

QUALITY CONSTRUCTION. TRUSTED SERVICE.



Westhills

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