

BOUNDARY

- Quartz countertops in kitchen & bathrooms, with under mount sinks
- Ceramic tile backsplash in kitchen
- Custom modern slim shaker kitchen and bathroom cabinets with soft close hardware
- Under cabinet puck task lighting in kitchen
- Energy Star stainless steel appliance package including natural gas range, dishwasher, French door fridge with bottom freezer, under cabinet hood fan, microwave, front load washer and dryer
- Tile flooring in main bath, ensuite & laundry room (plan specific)
- Ensuite bath with walk-in tile surround shower & frameless glass door
- One-piece tub/shower combination in main bath
- 3 Motion sensor lights
- High quality German engineered Laminate wood flooring in foyer, den, and throughout main level
- Designer carpet with ecofriendly underlay on stairs, in bedrooms and hallways
- 9' ceiling on main floor and lower floor. 8' ceiling on upper floor
- Wood window surrounds and trim package
- Painted solid wood railings and banister
- Roller shades with black out shades in bedrooms
- Natural gas hot water on demand with recirculation line
- Natural gas fireplace with custom mantle' (end units only; no fireplace in interior units)
- Fibre Optic telecommunications network connected to smart panel
- Window screens *NOT* included
- Ductless heating & cooling system, back up electric baseboard heat (2 heads)

Atlas Drive Homes

EXTERIOR FEATURES

- Low maintenance, durable Hardie Colour Plus siding
- 30-year fibreglass shingle roof
- Argon double glazed, low-E Energy Star vinyl windows
- Exposed aggregate patios, wood vinyl decks with aluminum pickets & railings (select plans)
- Fully landscaped front and back yard with in-ground irrigation
- 12 months of front yard lawn care (seasonal mowing)
- 2 frost resistant hose bibs
- 2 weatherproof GFI electrical outlets
- Soffit plug in/near front entry
- Front yard with white picket fence

Included Features

The developer reserves the right to make modifications contained herein. Sizes, specifications, layouts, plans, features, finishes, makes, brands, styles and appliances, and availability may change without notice. E.&O.E.

BOUNDARY

- Quartz countertops in kitchen & bathrooms, with under mount sinks
- Ceramic tile backsplash in kitchen
- Custom modern slim shaker kitchen and bathroom cabinets with soft close hardware
- Under cabinet puck task lighting in kitchen
- Energy Star stainless steel appliance package including natural gas range, dishwasher, French door fridge with bottom freezer, under cabinet hood fan, microwave, front load washer and dryer
- Tile flooring in all bathrooms & laundry room (plan specific) excluding powder room
- Ensuite bath with walk-in tile surround shower and frameless glass door
- One-piece tub/shower combination in main and lower bath
- 3 Motion sensor lights
- High quality German engineered Laminate wood flooring in foyer, throughout main level & lower level den
- 9' ceiling on main floor and lower floor. 8' ceiling on upper floor
- Wood window surrounds and trim package
- Painted solid wood railings and banister
- Roller shades with black out shades in bedrooms
- Natural gas or electric fireplace with custom mantle in main living area (plan specific)
- 3 paired cable and ethernet ports & 1 USB outlet
- Ductless heating & cooling system, back up electric baseboard heat (2 heads)

Included Features

Ledgestone Crescent Homes

- Natural gas hot water on demand with recirculation line
 - Window screens *NOT* included
 - Sump pump
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EXTERIOR FEATURES

- Low maintenance, durable Hardie Colour Plus siding
- 30-Year fiberglass shingle roof
- Argon double glazed, low-E Energy Star vinyl windows
- Exposed aggregate patios, wood vinyl decks with aluminum pickets & railings (select plans)
- Fully landscaped front and back yard with in-ground irrigation
- 12 months of front yard lawn care (seasonal mowing)
- 2 frost resistant hose bibs
- 2 weatherproof GFI electrical outlets
- Soffit plug in/near front entry
- Fenced rear yard - gates not included