



HAMPSTEAD AT SILVER RIDGE

FEATURES

FIRST IMPRESSIONS

- Distinctive architecturally designed exteriors featuring rich, pleasing colours, custom stone detailing and natural-stained wood beams
- Professionally landscaped front and rear yards
- Spacious concrete driveways with exposed aggregate accent trim
- Exposed aggregate concrete walkways, stairs and porch
- Heritage-style front doors with side windows for natural lighting
- Exposed rafter tail soffits with large overhangs
- 30-Year laminated fibreglass shingles
- Low maintenance vinyl siding in designer-selected colours
- Colour coordinated aluminum gutters over 2x8 decorative fascia trim
- Durable overhead garage doors with 1/2 horsepower opener and two remotes
- Spacious double car garages
- Exterior pot lighting in soffits at porch landings (*most homes*)
- Large inviting front porches with solid wood railings (*most homes*)

WELCOME HOME

- Three designer colour schemes; Caramel, Cappuccino and Espresso
- Inviting foyers featuring custom tile flooring
- Nine-foot ceilings throughout main level
- Dramatic vaulted ceilings (*most homes*)
- Private powder rooms with custom tile flooring with pedestal sinks
- Custom tile flooring in main bathroom
- Baseboard trim throughout entire home
- Hand-set white ceramic tiled window sills
- 32oz. Stain resistant trackless carpet with 6lb. underlay

- Laminate hardwood flooring in all kitchens, nooks and family rooms
- Energy efficient fireplaces, featuring custom crafted wood mantels
- Designer-selected brushed chrome door hardware and hinges
- Extensive use of custom pot lighting throughout

RELAXING MASTER SUITES

- Spacious walk-in closets
- Soaker tubs with jetted option
- Shaker cabinets with sleek knobs and pulls
- Granite countertops in ensuite
- Dual basins (*most homes*)
- Moen® faucets with pressure balance valve in showers
- Dual flush water closets
- Hand-set ceramic tile tub surround and ensuite floor

GOURMET KITCHENS

- Soothing pot lighting throughout
- Shaker-style cabinets with sleek knobs/pulls
- Full height tiled kitchen backsplash
- Large walk-in pantries with wire shelving (*most homes*)
- Work island with eating/conversation bar
- Double compartment stainless steel sinks with chrome pull-out faucet and in-sink 1/3 hp. waste disposal
- Range hood-fan vented to exterior
- Built-in dishwasher
- Convenient built-in microwave shelf
- Gas range installed
- Water line for fridge

THOUGHTFUL TOUCHES FOR YOUR CONVENIENCE

- Two exterior hose bibs and GFI electrical outlets
- Upstairs or main floor laundry area
- Switched electrical outlet in soffits for exterior holiday lights
- Decora-style light switches and counter plugs
- Ceiling fan provision in all master suites
- Rough-in plumbing in unfinished basements

SAFE AND SOUND

- Fully sprinklered fire protection system
- Security alarm pre-wire
- Brushed chrome Weiser® front door hardware
- Thermally broken Low-E oversized picture windows
- Category 5 telephone wiring throughout
- Roughed-in central vacuum system with sweep option in kitchen
- High-efficiency natural gas powered forced air heat throughout
- Honeywell® programmable thermostat
- Electrical 40 US gallon hot water tank
- Smoke alarm hard-wired on each floor
- R20 Wall insulation, R40 ceiling insulation
- 2x6 Exterior construction

ROCK SOLID COVERAGE

- 2-5-10-Year by Travellers Guarantee Company of Canada
- 30-Year manufacturer's limited warranty on roof
- 25-Year manufacturer's limited warranty on siding
- Registered builder #00002181 with Homeowner Protection Office

