

THOMAS

AT

FLEETWOOD



LUXURY LIVING IN THE HEART OF FLEETWOOD

Thomas is an exclusive collection of 30 two-level townhomes designed to give you the space and amenities of a single-family home – including a double car garage and large private backyard – along with the freedom of a lock-and-go lifestyle. At your doorstep, the Thomas Clubhouse is a great place to entertain family and friends, and you can walk to the many shops, restaurants and recreation facilities nestled within the vibrant Fleetwood neighbourhood.



SIMPLICITY OF DESIGN HAS TIMELESS APPEAL

The 3-bedroom townhomes are finished with sophistication and style. High ceilings, beautifully engineered hardwood floors, and expansive windows create a bright and inviting living space.

- VIEW THE FLOORPLANS
- EXPLORE THE FEATURES



LOCATION IS EVERYTHING

You'll love how effortless life becomes when everything you need and like to do is close to home. Walk to parks, nature trails, and the local shops. Meet friends for coffee, then drop by the community center or library afterwards.

- SEE THE NEIGHBOURHOOD

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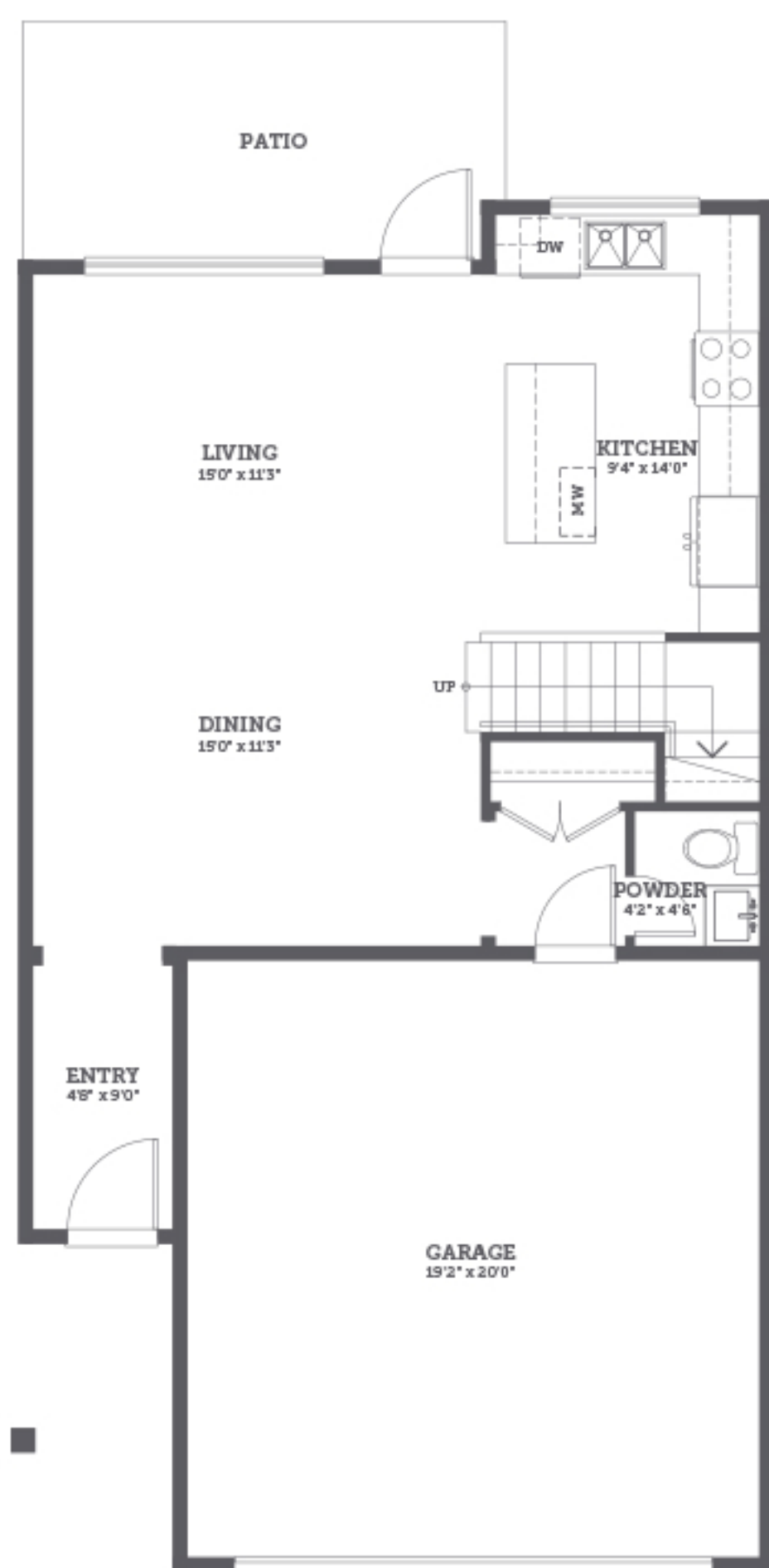
FLEETWOOD

[PLAN A/A3](#)
[PLAN A1/A2/A2a](#)
[PLAN B/B2](#)
[PLAN B1](#)
[PLAN A4/A5](#)
[DOWNLOAD ALL PLANS \(PDF\)](#)

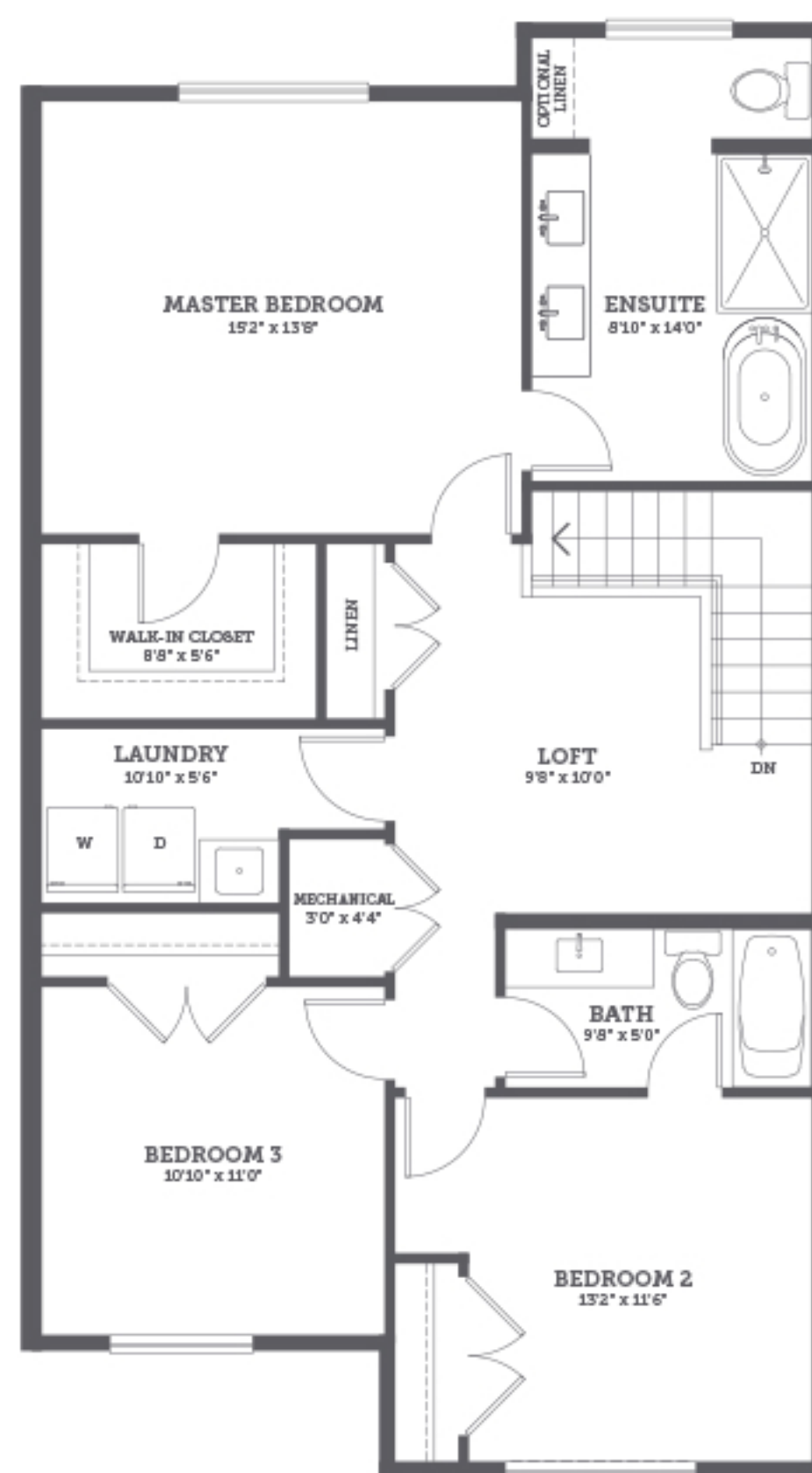
PLAN

A/A3

3 BEDROOM
 2.5 BATHROOMS
 1734-1748 SQ FT



MAIN FLOOR



UPPER FLOOR

In our continuing effort to improve and maintain the high standard of Thomas at Fleetwood, the developer reserves the right to modify or change plans, specifications, features and prices without notice. Materials may be substituted with equivalent or better at the developer's sole discretion. All dimensions and sizes are approximate and are based on architectural measurements. As reverse, mirrored and/or flipped plans occur throughout the development please see architectural plans if material to your decision to purchase. Renderings are an artist's conception and are intended as a general reference only. Please refer to disclosure statement for specific offering details. E.&O.E.

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SIMPLICITY OF DESIGN HAS TIMELESS APPEAL

The 3-bedroom townhomes are finished with sophistication and style. High ceilings, beautifully engineered hardwood floors, and expansive windows create a bright and inviting living space. Open concept floor plans suit entertaining, oversized bedrooms accommodate large furnishings, and modern comforts such as in-floor radiant heating and hot water on demand add enjoyment to everyday life.



SAVOUR EVERY DETAIL

The expansive open kitchen is casually elegant and intelligently designed. Stunning quartz countertops complement the designer cabinetry, which features soft-close doors and drawers. High-end stainless steel appliances include a 5-burner gas range and French door fridge. The oversized island is ideal for everyday dining and entertaining, and the variety of lighting options allow you to customize the ambiance for cooking and social gatherings.



FOR THOSE WITH DISCERNING TASTES

Spa-like master ensuites feature a large frameless glass shower and separate freestanding tub. The porcelain tile floors are beautifully crafted and countertops are solid quartz. Every detail is synonymous with quality, comfort and designed to enhance livability. Even the walk-in laundry room, complete with a sink, storage, and full-size washer and dryer, adds practicality to household life.

FEATURES LIST

[DOWNLOAD FEATURE LIST \(PDF\)](#)

ELEGANT LIVING:

- Single-family inspired living on two levels
- Two professionally designed colour schemes
- 9' ceilings on the main floor
- Coffered ceilings in living room and dining room (most homes)
- Engineered hardwood flooring throughout the main level
- Premium plush loop carpeting in bedrooms and upstairs hallway
- 7-1/4" baseboards
- 3" casing for all windows and doors
- 2" faux wood blinds throughout
- Glass stair railing details
- Solid shelving in all closets
- Oversized bedrooms

DREAM KITCHEN:

- High-end stainless steel appliance package includes:
 - 5-burner gas range
 - 36" counter-depth French door fridge
 - Dishwasher
 - Built-in microwave
- Quartz countertops with full height quartz backsplash
- Undermount stainless steel sink
- Grohe polished chrome single-lever faucet
- Designer cabinetry with soft-close doors and drawers
- Oversized islands
- Designer lighting package includes:
 - Pendant lights over island
 - Under cabinet lighting
 - Recessed ceiling lighting

BEAUTIFUL BATHROOMS:

- Hand-set porcelain tile floors
- Solid quartz countertops
- Grohe polished chrome fixtures
- Deluxe framed mirrors in master ensuite and powder rooms
- Large walk-in frameless glass shower in master ensuite
- Separate freestanding tub

QUALITY BUILT:

- Highly durable James Hardie fiber-cement siding with cedar details
- Energy-efficient windows and doors
- Long-lasting asphalt shingles
- Double car garage with electric opener
- Large, fully fenced backyard with gas barbeque outlet rough-in on patio

THOUGHTFUL DETAILS:

- In-floor radiant hot water heat throughout home
- Hot water on demand system
- Cable outlets in all bedrooms, loft and living areas
- HRV system with air-conditioning rough-in
- Roughed-in security system
- Roughed-in vacuum

AMENITIES:

- Resident clubhouse with a social lounge, outdoor patio, and wet bar
- Walking distance to shopping, restaurants and community recreation centres
- Designated visitor parking

PEACE OF MIND:

- Fully covered by an industry leading 2-5-10 Year New Home Warranty

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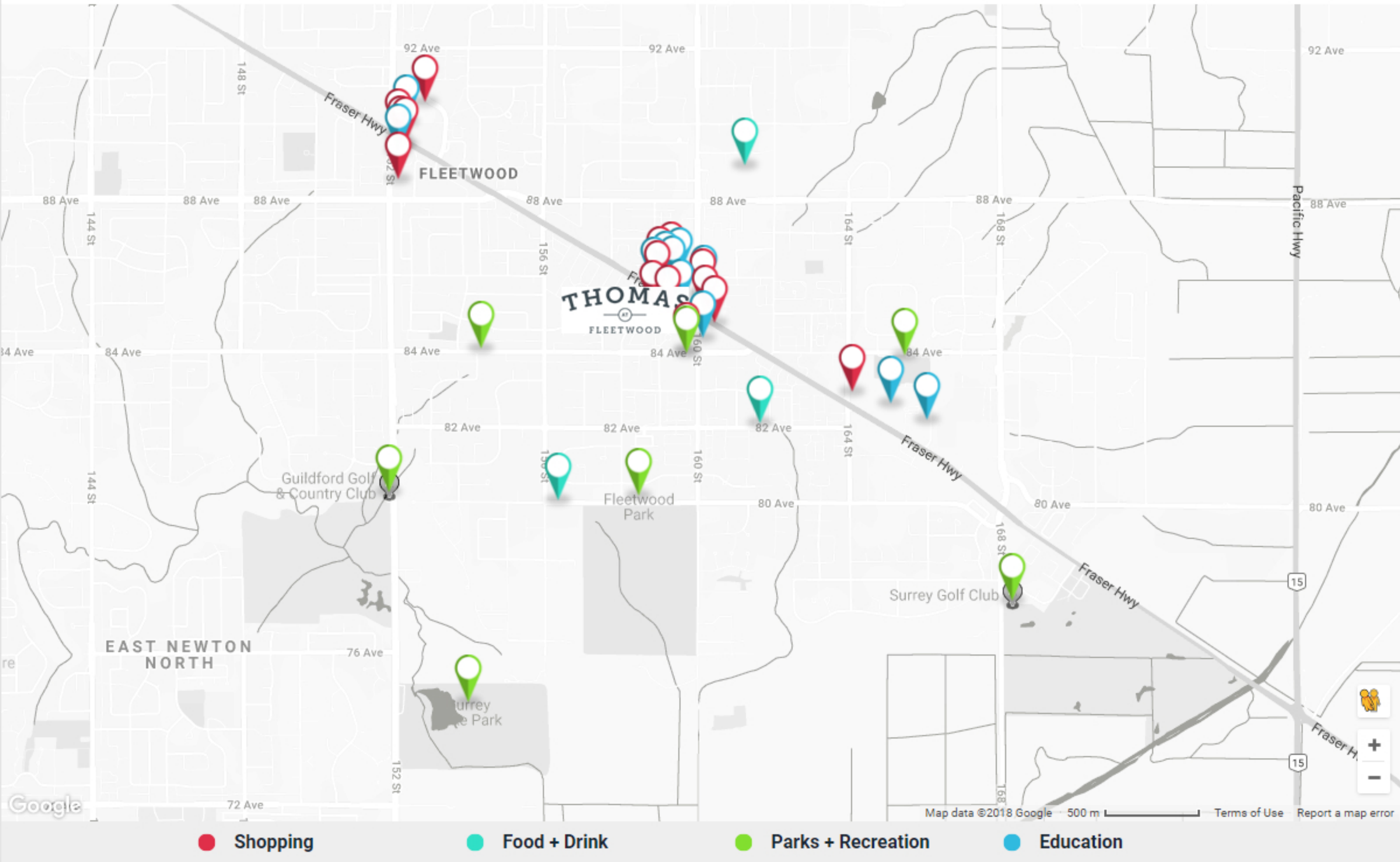
WALKABILITY ADDS APPEAL

You'll love how effortless life becomes when everything you need and like to do is close to home. Walk to parks, nature trails, and the local shops. Meet friends for coffee, then drop by the community center or library afterwards. The Surrey Sport & Leisure Complex is a state-of-the-art facility with two ice arenas and an Olympic-size swimming pool, and there are three excellent golf courses just minutes away.



ABUNDANCE OF CHOICE

In addition to being central and accessible, the Fleetwood neighbourhood has charm, a wealth of amenities, and true sense of community. Those who live here, love it.



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BUILDING THE FUTURE

COMMITTED TO EXCELLENCE

Over the past 25 years, Penmat has designed, project managed, and developed a large portfolio of residential and commercial facilities throughout Canada. To ensure the highest standard of design, construction and management, Penmat draws on the experience of professionals – all experts in their respective field – to work together as a team at an early stage in the planning and design of a project. This amalgamation of expertise is what has made Thomas at Fleetwood such an exceptional home and investment of value.



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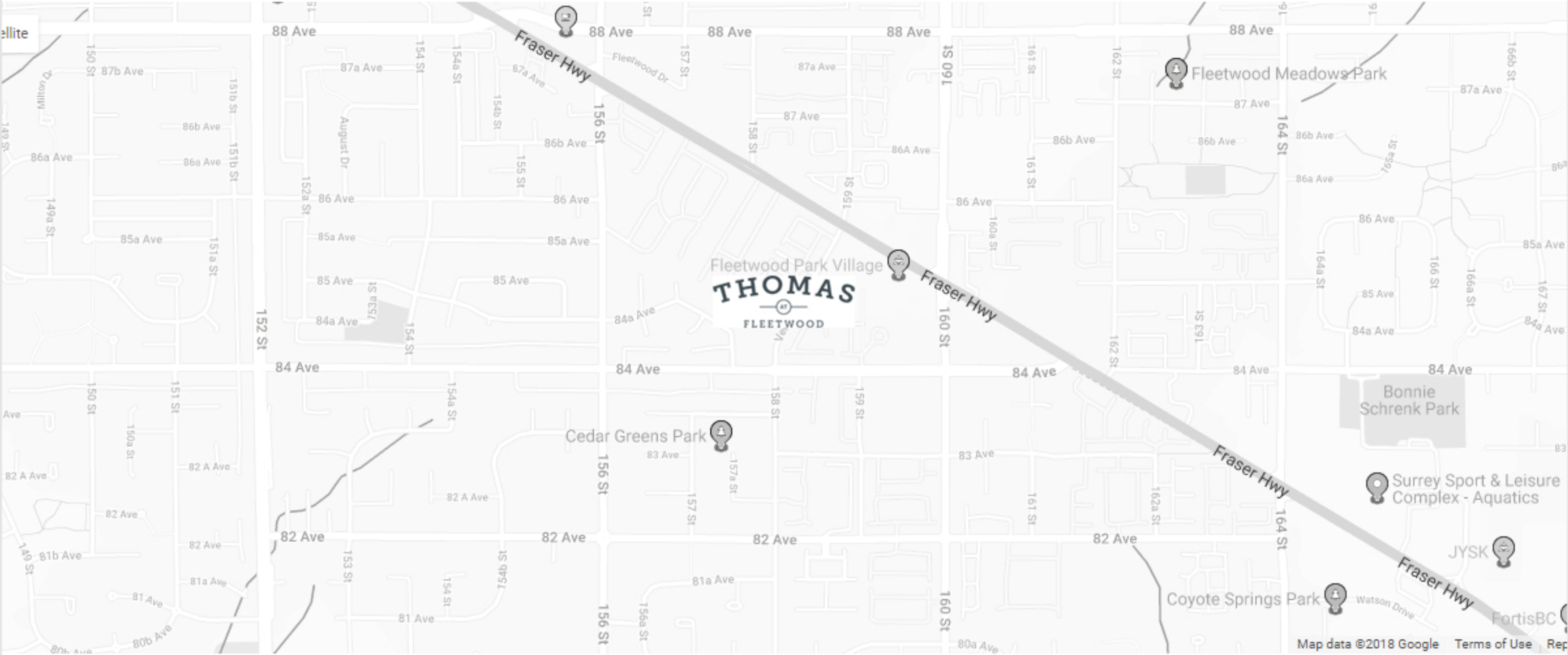
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PRESENTATION CENTRE

8425 Venture Way,
Surrey, B.C.

HOURS

Monday to Thursday 12pm – 5pm
Closed Friday
Saturday and Sunday 12pm – 5pm

CONTACT

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