

SPECIAL FEATURES AND SPECIFICATIONS

DESIGN

- Architecture by Ramsay Worden Architects, intelligently designed with a commitment to health and sustainability;
- Long, narrow building footprint is sculpted to blend into the existing topography and tread lightly on the hillside;
- Two wings of the building are connected by glass bridges that float above a natural exposed bedrock outcropping
- West Coast Modern interiors designed by Insight Design Group.

SUSTAINABILITY

- Photovoltaic solar panels
- Induction cooktops
- Landscape walls from local stone
- Milled timber from site will be repurposed into the building as structural elements
- High efficiency, non-GHG emitting heating and cooling system
- Green roofs

LIVING

- Expansive terraces with south-facing water views
- Nestled in the forest with sweeping vistas of the Burrard Inlet and Georgia Strait, Courtenay truly blends indoor and outdoor living.
- Colour Schemes: Oak and Walnut
- Air Conditioning
- Engineered hardwood flooring
- Natural gas barbeque connections on terraces
- Roller blinds

KITCHENS

- Custom wood veneer cabinet drawers, doors in either Oak or Walnut colour palette
- Quartz countertops
- Porcelain slab backsplash
- Custom organizing system: cabinets, cutlery, pantry, recycling (some units)
- Accent lighting under upper cabinets
- 30" Blanco undermount stainless steel sink (36" suites larger than 1,000 sq.ft.)
- In-sink waste disposal unit
- Blanco faucet with pull-down spray

APPLIANCES

- Miele dishwasher
- 30" Miele refrigerator (36" suites larger than 1,000 sq.ft.)
- Stainless steel hood fan
- Miele convection oven
- Miele microwave
- 30" Miele induction cooktop (36" suites larger than 1,000 sq.ft.)
- Marvel wine refrigerator (suites larger than 1,000 sq.ft.)

MASTER BATHROOMS

- In-floor heating
- Duravit sink
- Custom backlit vanity mirrors
- Porcelain floor and feature wall tile
- Custom horizontal-grain wood veneer cabinet drawers and doors
- Quartz vanity countertop
- Custom backlit vanity mirrors
- Enclosed, frameless glass paneled shower stall with a linear drain system
- Grohe handheld shower and rain shower
- Double vanity sinks with custom vanity features
- Duravit under-counter vitreous china lavatory basins
- One-piece toilets designed by Duravit
- Free-standing bathtubs (suites larger than 1,000 sq.ft.)
- Custom vertical linen tower (suites larger than 1,000 sq.ft.)

SECONDARY BATHROOMS

- Porcelain floor and wall tile
- Custom horizontal-grain wood veneer cabinet drawers and doors
- Quartz vanity countertop
- Enclosed, frameless glass paneled shower stall with a linear drain system
- Grohe handheld shower
- Duravit under-counter vitreous china lavatory basin
- One-piece toilets designed by Duravit

UTILITY

- Laundry with Miele washer and heat pump dryer

TERRACES

- One hose bib, one electrical outlet and one gas connection will be provided on the terrace of each home

AMENITIES

- Footsteps from your outdoor playground: walking, hiking and biking trails, ski and snowshoe opportunities nearby
- Lobby with art
- Glass bridge with sweeping views of Burrard Inlet, Georgia Strait and beyond
- Underground parking
- Storage/bike lockers
- Bike repair station
- Designated car wash station
- Outdoor yoga garden
- Guest Suite
- Residents Lounge with food prep station
- Workshop – project/hobby use
- Dog wash area
- Electrified vehicle car sharing
- Electrified Vehicle charging stations available (Optional Extra)
- Secured Building access with Intercom.

WARRANTY

The Builder is licensed and warrants the performance of each new home. The HPO warranty provides:

1. First 12 months – The Builder will repair or replace any reasonable defect in materials and labor that may occur.
2. First 24 months – The Builder will repair or replace any reasonable defect in materials and labor supplied for the electrical, plumbing, heating, ventilation, and air conditioning delivery and distribution systems. In addition, coverage for any defect in materials and labor supplied for the exterior cladding, caulking, windows and doors that may lead to detachment or material damage to the new home.
3. 5 year building envelope warranty.
4. 10 year structural defects warranty.
5. New home orientation and maintenance instructions.
6. Warranty is guaranteed by an independent insurer approved by the BC Government.

E & O.E:

The sales agent can explain these features in detail. The Builder reserves the right to change features and specifications to those of equal or better quality due to problems of supply or labor. Each home plan is different and must be referred to for individual specifications which may vary from the above.

