

# Elise K at 3672 5 Ave SW

| BED | BATH | SQ FT | HOME STYLE |
|-----|------|-------|------------|
| 3   | 2.5  | 1517  | LANED HOME |



BLOCK: 14

STAGE: 32

LOT: 47

JOB: CHH0035732

## COMMUNITY



**THE HILLS**  
AT CHARLESWORTH

## SHOWHOME ADDRESS

Single Family  
Home with Front  
Attached Garage  
328 – 40 Street SW

Single Family  
Home with Rear  
Detached Garage  
268 Charlesworth  
Drive SW

## SHOWHOME HOURS

Monday - Thursday  
from 3 - 8PM  
Weekend and  
Holidays  
from 12 - 5PM

## CONTACT

Brian Tate  
587.521.5869

# Model Features

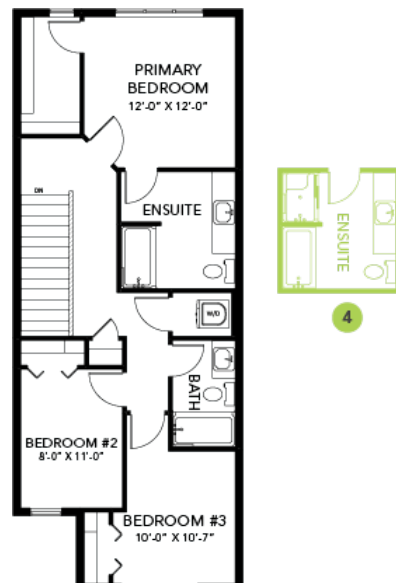
- Open concept main floor with kitchen at the back, a walk-through pantry, and 41" soft close upper cabinets.
- Every Bedrock Home comes complete with a modern smart home technology system (Smart Home Hub), Ecobee thermostat, Video doorbell & Weiser Halo Wi-Fi Smart keyless lock with touch screen.
- The main floor and the basement ceilings are upgraded to 9'.
- Spindle railing on the main floor was added to create a modern look.
- Cozy up by the 50" electric hot and cold fireplace in the living room.
- Built with a 4-piece ensuite with upgraded Walk-in shower and dual sinks.
- Double compartment, stainless steel, undermount kitchen sink, complete with a chrome finish faucet with pull down sprayer and 1.5gpm aerator.
- This Bedrock home comes with a complete appliance package that includes: Stainless Steel kitchen appliances including a 28 cu. Ft. French door fridge with bottom pull out freezer and ice machine, a 5 burner range, an OTR microwave, and a built-in dishwasher.
- Energy efficient features include dual pane, Low-E, argon gas filled, Energy Star rated windows, heat recovery ventilator, 96.5% efficient and direct vented furnace, 80gal hot water tank and Bedrock's "Hotbox" system.
- Quartz counters in the Kitchen and all bathrooms.
- Luxury Vinyl Plank flooring throughout the main floor and all "wet" areas.
- Advanced wear and stain protection carpet w/ 35 oz. weight and 8 lbs. under pad.
- Basement windows are wide enough to fit drywall through for future basement development.
- Includes community address plaque.
- All ductwork is cleaned prior to moving in.

## Floor Plans

MAIN FLOOR



SECOND FLOOR



LEGAL BASEMENT SUITE

