

INCLUDED FEATURES

- Premium architecture with Hardie siding, stone and black windows
- Low-maintenance full-yard landscaping
- Front balcony with railing off second floor
- 10' x 8' rear exposed aggregate concrete patio
- 9' main and second floor ceiling
- 9' entry and first floor ceiling
- First floor developed rec room
- Second floor flex room with corner window
- LVP flooring: main floor foyer, rec room, stairs from main to second floor and throughout second floor
- Tile flooring in bathrooms and laundry
- Custom cabinetry package including:
 - Willow Grey cabinets
 - Soft close hardware
 - Dovetail drawer construction
- Samsung stainless steel appliances:
 - Gas range
 - 36" wide refrigerator with water and ice dispenser
 - Dishwasher
- Quartz countertops throughout
- Moen Align fixtures
- 8' wide kitchen window
- Wall tile package
- Primary ensuite with tiled shower
- Dual ensuite sinks
- Moen plumbing faucets and fixtures throughout
- Samsung front load washer and dryer
- Heat recovery ventilation system
- Cardel's premium spray foam attic insulation assembly
- Radon gas control: level 3 (active) radon mitigation system with inline fan
- Rough-in gas line to kitchen stove and deck
- 30-year shingles

Showhome

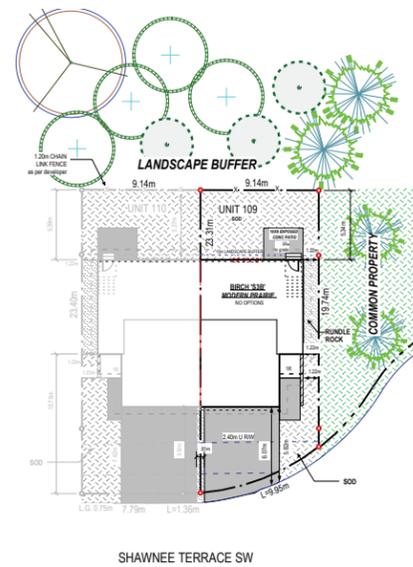


MODERN PRAIRIE S3B
EXTERIOR COLORS NOT EXACT

COLOUR SCHEME



PLOT PLAN



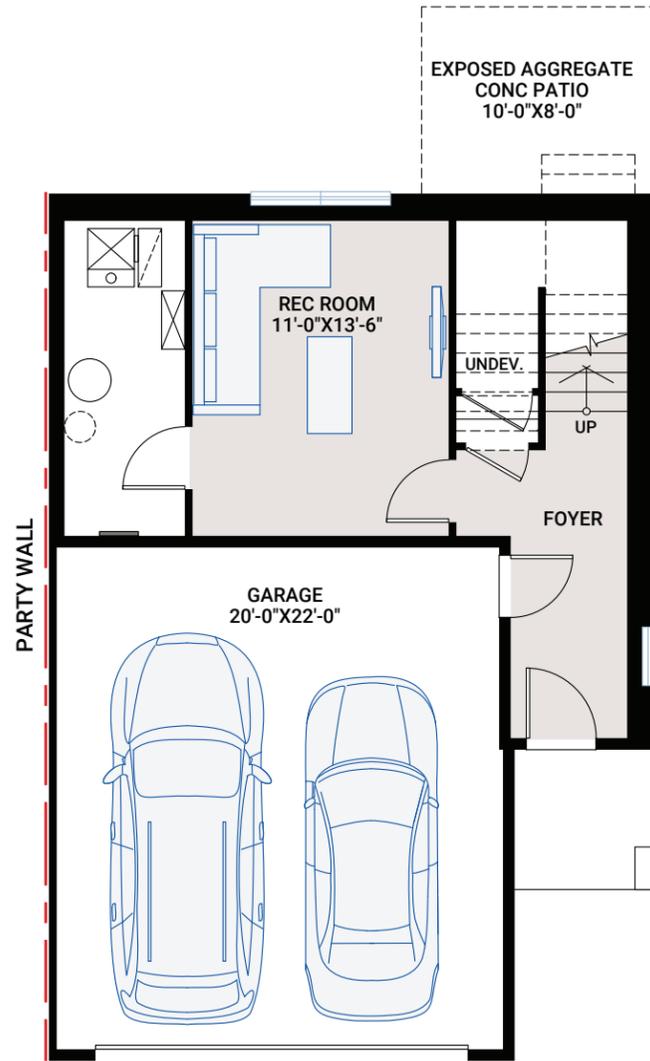
THE BIRCH

SHAWNEE PARK

409 SHAWNEE TERRACE SW

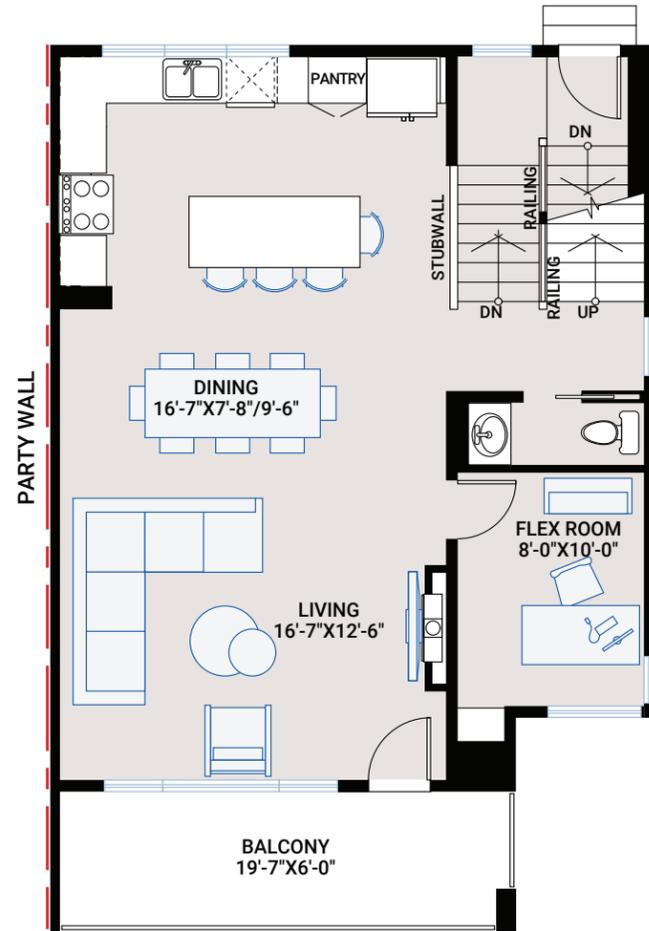
ENTRY FLOOR

364 SQ FT



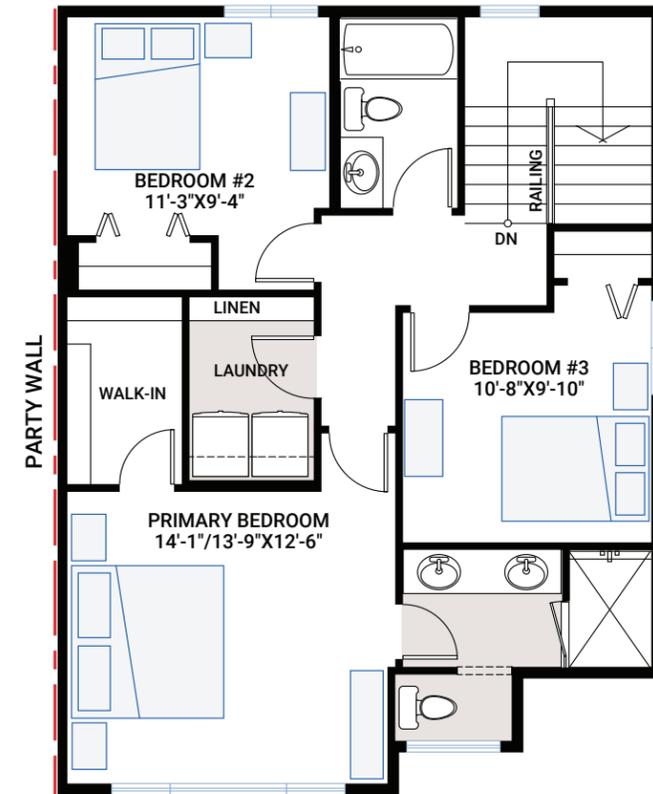
MAIN FLOOR

813 SQ FT



UPPER FLOOR

840 SQ FT



SHAWNEE PARK

2,017 SQ FT | 3 BED | 2.5 BATH

CARDEL HOMES



SHAWNEE PARK

THE BIRCH

CARDEL HOMES