
🕒 Quick Possession



FARMHOUSE AP1

THE SUMMIT

74 BLUEROCK AVENUE SW
AVAILABLE

**TRIPLE TANDEM
GARAGE**

**10' MAIN FLOOR
CEILINGS**

**FRONT YARD
LANDSCAPING**

ALPINE PARK

2,707 SQ FT | 3 BED | 2.5 BATH

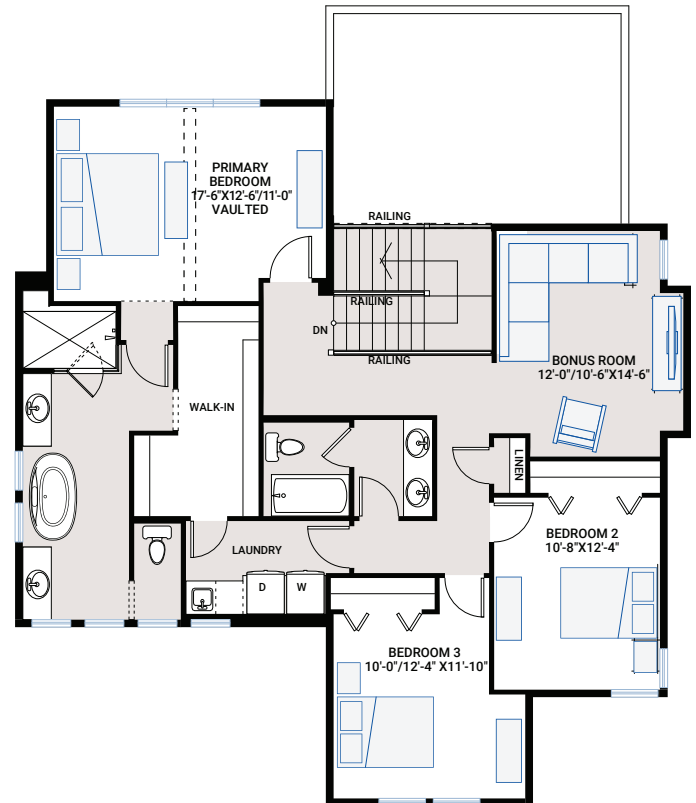
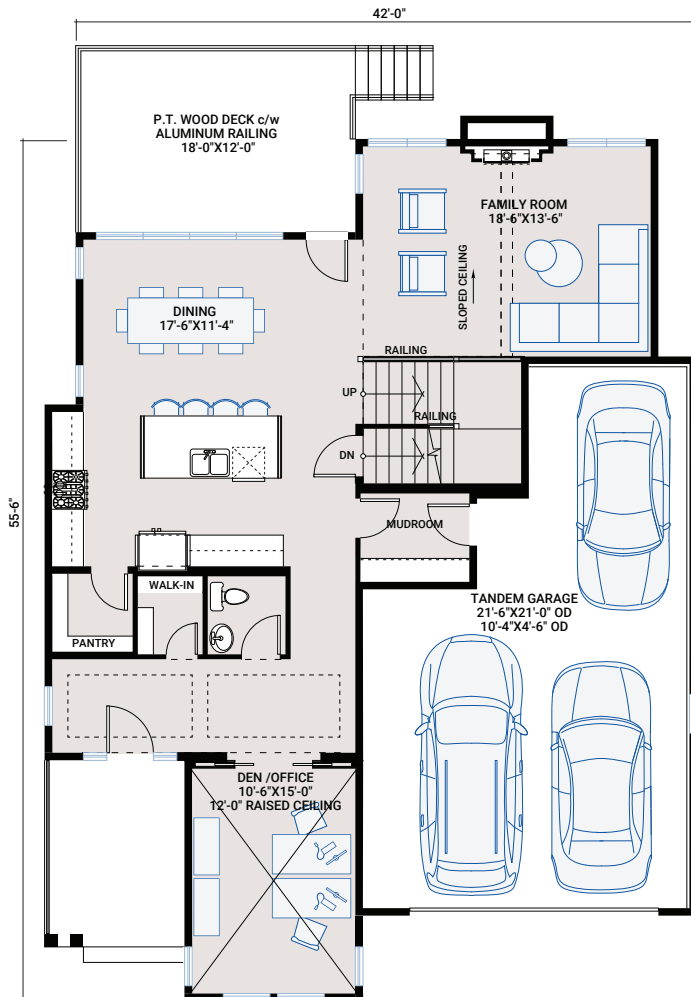
CARDEL
HOMES

MAIN FLOOR

1,267 SQ FT

UPPER FLOOR

1,440 SQ FT

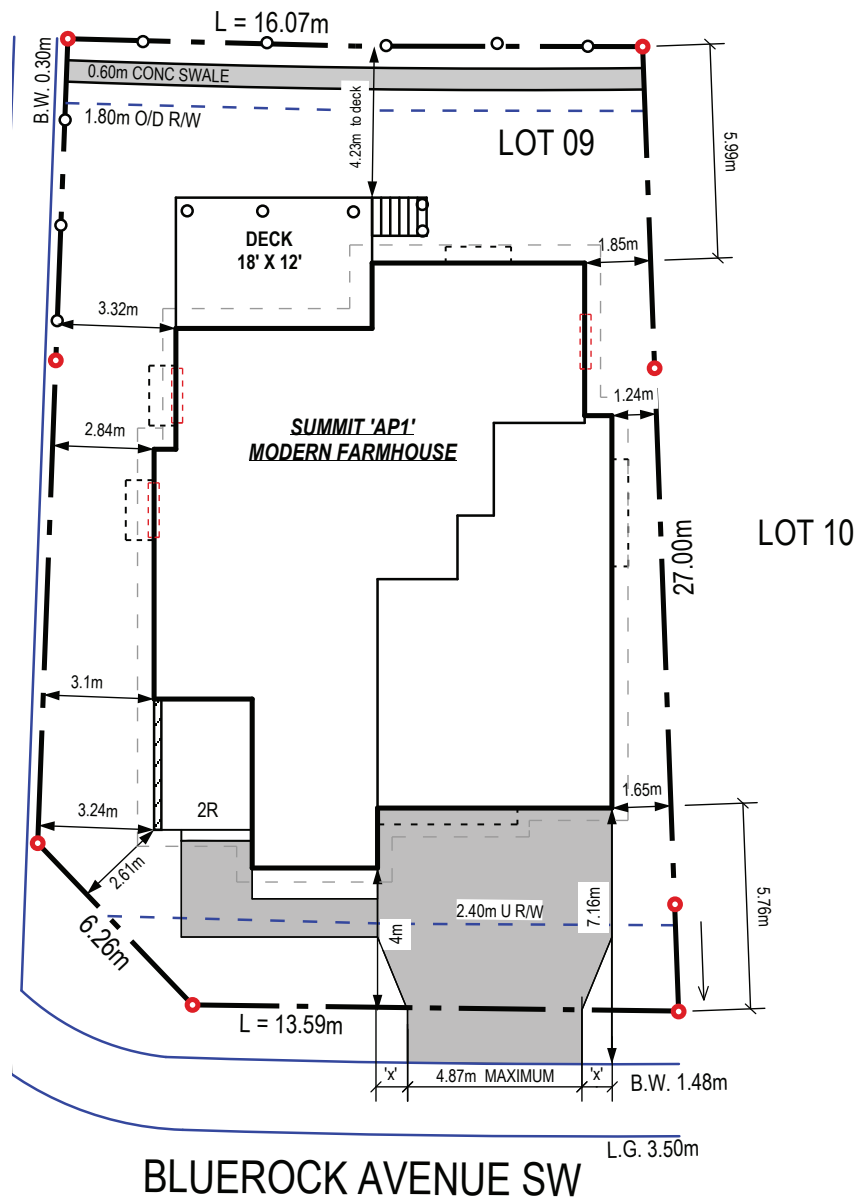


ALPINE PARK

2,707 SQ FT | 3 BED | 2.5 BATH

CARDEL
HOMES

PLOT



INCLUDED FEATURES

- Modern Farmhouse architecture
- Full Hardie exterior
- 18' x 12' Rear deck with aluminum railing
- 9' x 12' Concrete front porch
- 10' Main floor ceilings
- 9' Upper floor and basement ceiling
- Triple tandem garage
- Custom mudroom bench and hooks
- Primary ensuite with:
 - Two separate ensuite sinks
 - Free-standing tub
 - Large, tiled shower
- Custom cabinetry package including:
 - Gentry Nordic/Nimbus HDF cabinetry with premium champagne bronze hardware
 - Soft close hardware
 - Dovetail drawer construction
- Frigidaire Professional Series Appliances:
 - Upgraded refrigerator counter depth French Door Professional Series
 - Upgraded gas range
 - Upgraded dishwasher
 - Upgraded hood fan Aber-Inca SD-29" insert hood
 - Upgraded built-in microwave with trim
- Upgraded Delta kitchen faucet in Champagne Bronze
- Upgraded kitchen sink to a Blanco HORIZON U2 Silgranit – Cinder
- Premium level kitchen backsplash
- Upgraded laundry room with full cabinetry, quartz countertop over washer/dryer, silgranit laundry sink and champagne bronze faucet
- Upgraded carpet in all bedrooms
- Premium floor tile package in mudroom, bathrooms and laundry room
- Hardwood flooring throughout main floor, stairs, and upper-floor bonus room and hallway
- Upgraded Champagne Bronze plumbing faucets and fixtures
- Samsung front load washer and dryer in Black Stainless
- Upgraded to extra large capacity washer
- Upgraded smart electric dryer with steam sanitize
- Premium lighting package and pot lights
- Heat recovery ventilation system
- Cardel's premium spray foam attic insulation assembly
- 30-year shingles

INTERIOR COLOUR PALETTE

