

# 🕒 QUICK POSSESSION



FARMHOUSE - FSCL 2  
EXTERIOR COLOURS ARE NOT EXACT

## LUCCA (PAIRED HOME)

FIRESIDE  
371 FIRESIDE DRIVE

**1,802** SQ  
FT

SIDE ENTRY TO  
BASEMENT

UPPER FLOOR  
LOFT

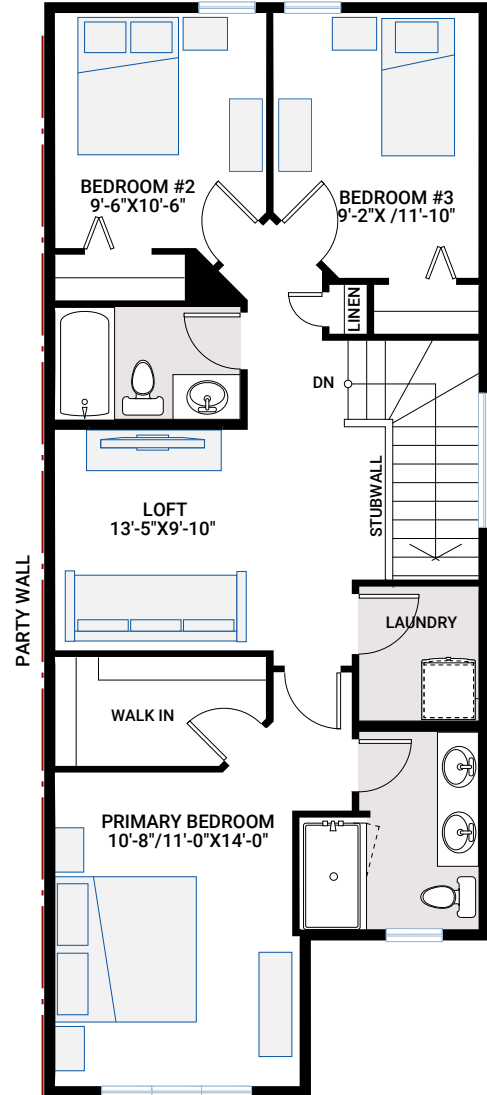
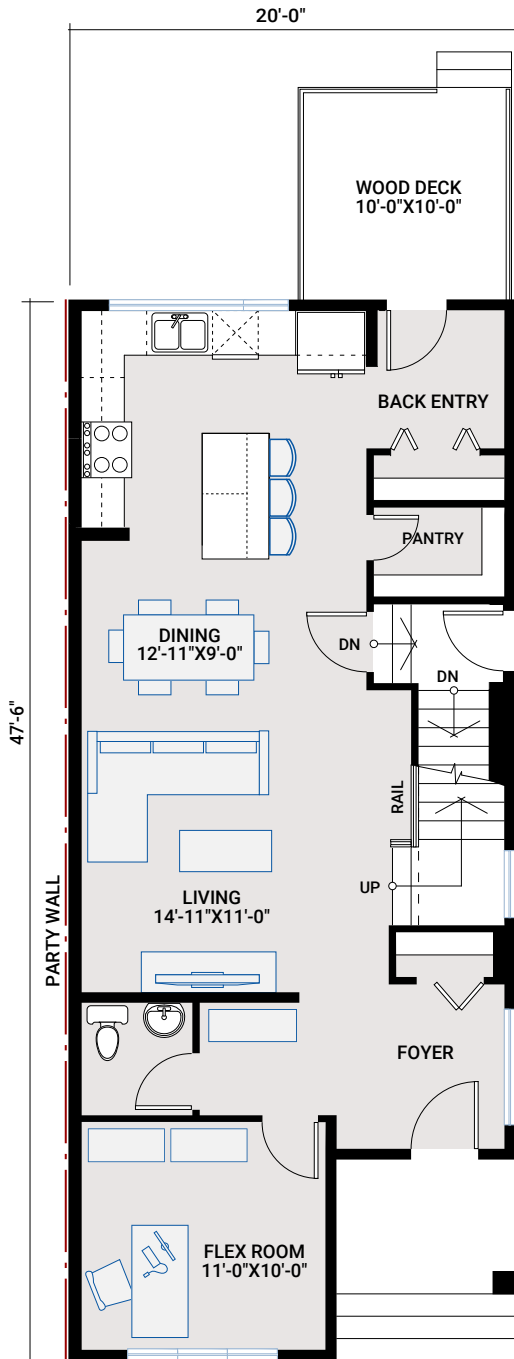
10' X 10'  
REAR DECK

# MAIN FLOOR

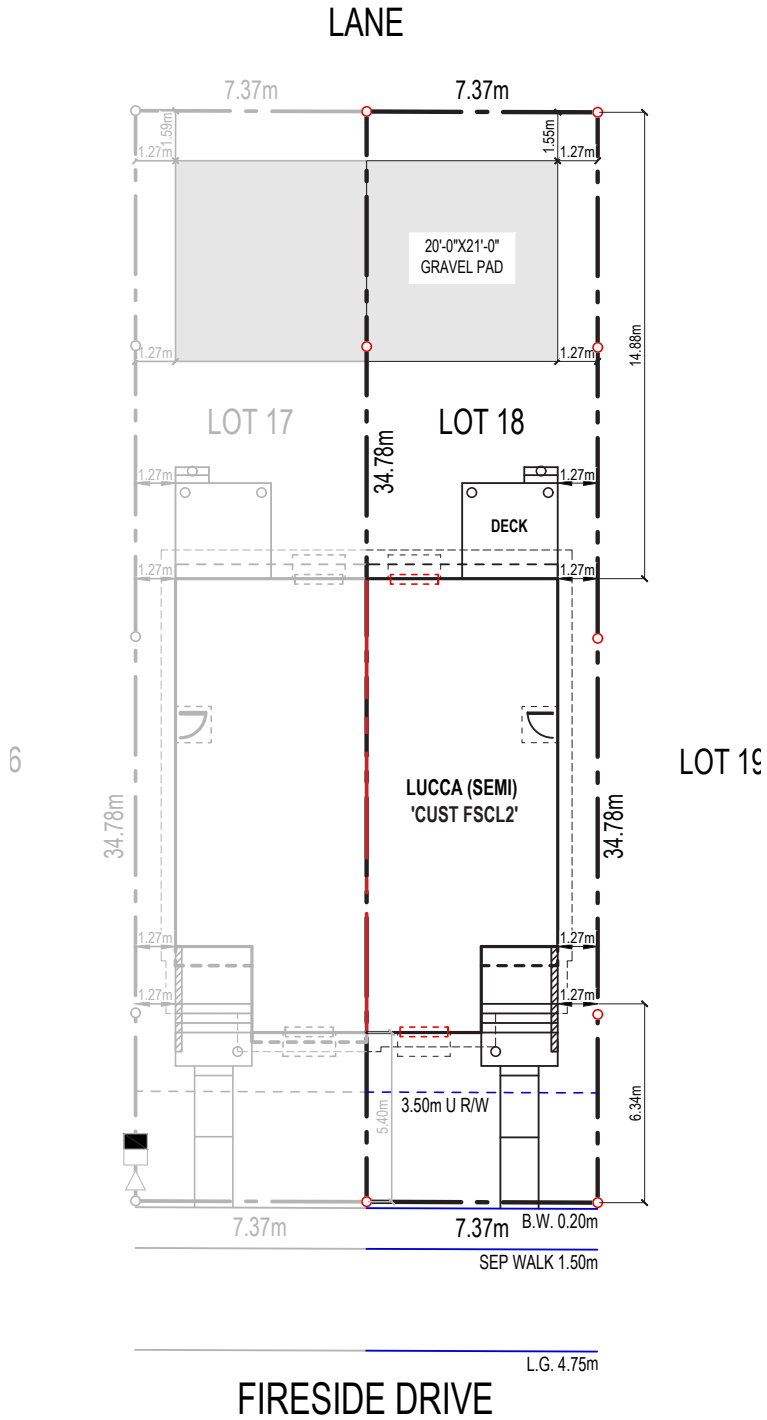
878 SQ FT

# UPPER FLOOR

924 SQ FT



# PLOT PLAN



## INCLUDED FEATURES

- 9' main floor ceiling
- 9' basement foundation walls
- Main floor flex room
- Walk-in pantry
- Upper floor loft
- Separate side entrance to basement
- LVP flooring throughout main floor
- LVP flooring in upper floor hallway and loft
- Tile flooring in bathrooms
- Custom cabinetry package including:
  - Soft close hardware
  - Dovetail drawer construction
  - Matte black hardware
- Stainless steel appliances:
  - Samsung French door counter-depth refrigerator
  - Samsung electric range
  - Samsung smart dishwasher
  - Whirlpool microwave
  - Aura Lucca 30" wall-mount chimney hood
- Blanco-granite double bowl kitchen sink in Truffle
- Upgraded railing
- Upgraded wall tile package
- Quartz countertops throughout
- Upgraded Delta Trinsic kitchen faucet in matte black
- Moen plumbing faucets and fixtures in matte black
- Double sinks in primary ensuite
- Pot lighting
- Samsung front load washer and dryer
- Upper floor laundry room
- Heat recovery ventilation system
- Cardel's premium spray foam attic insulation assembly
- Rough-in gas line to kitchen stove and deck

## INTERIOR COLOUR PALETTE

