

WELCOME TO LUXURY

- A boutique collection of 52 prestigious rowhomes part of the exciting Latimer Heights neighbourhood
- Conveniently located in the Willoughby community of the Township of Langley
- Within walking distance to future park and elementary school, Langley Events Centre and the Carvolth Bus Exchange
- Easy access to Highway 1, Golden Ears Bridge, Port Mann bridge, No 10 Highway and Langley's main thoroughfares: 200th Street, 208th Street and the future 216th Street interchange

IMPRESSIVE EXTERIORS

- Georgian architectural design with extensive detailing such as entrances with front porches, detailed columns, wood trims, shutters and decorative louvers
- Well-designed elegant exteriors consist of brick veneer, Hardie™ shake and plank siding
- Serene outdoor living with lush landscaping with garden hose bibs on both sides
- Convenient decks with gas BBQ off the main level of living
- Double rear garages plus additional parking pad with lane access

LAVISH INTERIORS

- Choice of 4 or 5-bedroom rowhomes ranging up to 2,531 sf including a fully finished lower basement
- Spacious open floor plans feature soaring 10-foot ceilings on main floor with oversized windows allowing natural sunlight to brighten your home
- Recessed pot-lights throughout the main level
- Elegantly designed interiors featuring two colour palettes to choose from selected by Flather Studio Interior Design
- Interiors are graced with stylish 5" baseboards, 4" door and window casings
- Beautiful doors and closets accented with matte black or satin chrome Taymor® hardware

- Luxurious laminate hardwood-style floors in the entry, kitchen, dining and living spaces, while plush carpeting adds comfort to the stairs and upper floor
- Sleek, modern tile in powder, main bath, ensuite and laundry room
- Retreat to your master suite complete with his and her walk-in closets and deluxe 5-piece well-appointed ensuite
- Generously sized basement for entertaining and future growth

GRAND KITCHENS

- Oversized galley kitchens for plenty of cooking and entertaining space
- Designer selected quartz countertops and backsplash plus a large kitchen island with waterfall countertop
- Convenient USB outlet to charge all your devices
- Soft-close flat-panel cabinets and drawers complimented with brushed black or stainless-steel Richelieu hardware with under cabinet lighting
- Large pantry, full depth cabinets and deep pot drawers for ample kitchen storage
- Stylish pendant lighting suspended over island
- Double-basin undermount stainless-steel sink with sleek Riobel single-lever faucet and handy pullout vegetable spray with flex line
- Premium stainless-steel kitchen appliances featuring:

- Integrated, large capacity Fisher Paykel 36" French door fridge with ice dispenser
- Fisher Paykel contemporary 30" stainless steel slide-in gas convection range
- Under-cabinet, stainless steel Broan hood fan with superior capture efficiency
- Integrated Fisher Paykel dishwasher with optimum wash cycles
- Built-in Panasonic microwave with matching stainless steel trim

BEAUTIFUL BATHROOMS

- Convenient main floor powder room with flat-panel cabinetry and undermount sink
- Luxurious main bath with large vanity with durable shaker style cabinets, quartz countertops and undermount sink plus deep soaker tub/shower combo with floor-to-ceiling tile surround
- Sleek chrome Delta™ faucets add a touch of sophistication
- Polished chrome or matte black bathroom Taymor® hardware
- Comfort height dual-flush toilets by Kohler®
- Master ensuite features a deluxe drop-in soaker tub, frameless glass shower with handset floor-to-ceiling tile surround, plus large vanity with dual sinks
- Basement comes complete with full 3-piece bathroom

SAFE, SECURE AND CONVENIENT

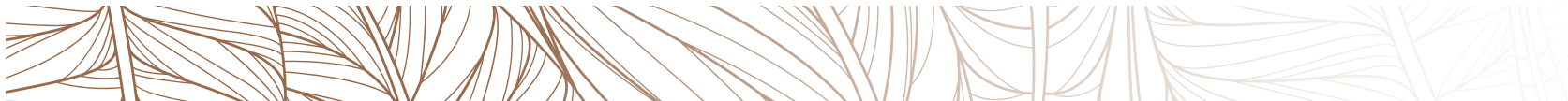
- Mandatory fire sprinklers, built-in smoke and carbon monoxide detectors for your safety
- Energy efficient Low-E double glazed windows with 2" faux wood blinds
- Energy Recovery Ventilator (ERV) supplies fresh air while removing stale air and moisture
- High-efficiency gas furnace with programmable Nest® thermostat and instant hot water tank
- 30-year manufacturer's limited warranty on roof shingles for maximum durability, low-maintenance and attractive exterior design
- Rainscreen protection system for weather durability
- Electric charger rough-in for your Electric Vehicle
- Fitting laundry rooms with full size, front-loading LG washer and dryer, cabinetry and separate linen storage
- Built-in shelving and organizers in master walk-in closets
- Abundance of storage space throughout

A FULL-SERVICE DEVELOPER

- Built by North Arc, a reputable developer and builder with over 30 combined years of industry experience
- North Arc is a licensed residential builder with Home Protection office of British Columbia and is a proud member of the Greater Vancouver Home Builder's Association
- Fully supported by a full-time service team and the National Home Warranty that includes:
 - 2 Year Material and Labour Warranty
 - 5 Year Building Envelope Warranty
 - 10 Year Structural Defects Warranty

DELUXE OPTIONS

- Personalize your home by choosing from two professionally designed colour palettes to reflect your individual taste and style
- Complete vacuum installation and accessories
- 5th bedroom on upper level for the unexpected guest
- Stainless steel 12" wine cooler within the kitchen island
- Add a full bar with sink, wine rack, cabinetry and enclosed bar fridge to entertain in your basement
- Air conditioning perfect for those summer months
- Window bug screens
- Home Security System



LENNOX