



MACPHERSON WALK NORTH FEATURE SHEET

Quality Finishes and Impressive Architecture

STUNNING ARCHITECTURE & GREENSPACE

- Impressive **WESTCOAST CONTEMPORARY** design by award-winning Robert Ciccozzi Architecture
- **PREMIUM MATERIALS** featuring gable roofs, bay windows, brick siding & columns, hardie board, cedar shingles, and timber beams
- Paved courtyard circle leads you to an elegant **DOUBLE-HEIGHT LOBBY** with cedar soffits and brick
- Over 70% of the site is dedicated to beautifully **LANDSCAPED GARDENS** enclosed by walking trails, trees, painted trellises and layered planting
- Garden level homes enjoy **PRIVATE GATED YARDS** and paved stone patios

IMPRESSIVE INTERIORS

- Luxurious interiors by i3 Design including two appealing colour schemes: **WALNUT & WHITE OAK**
- Efficient **OPEN-CONCEPT DESIGN** with practical work station or den for most homes
- Soaring **9 FOOT CEILINGS** in every home with many on the top floor reaching 11 feet
- Sliding balcony doors & expansive **8 FOOT WINDOWS** decorated with **VENETIAN BLINDS** to maximize natural light and control privacy
- Entries feature solid wood doors with contemporary **HALLWAY LIGHTS**
- Living, dining, and bedroom areas remain warm and comfortable with **PLUSH CARPET**

CONTEMPORARY KITCHENS

- Solid **GRANITE COUNTERTOPS** with polished edges and ceramic tile backsplash
- Wood veneer cabinetry accented with **SOFT-CLOSE DRAWERS** and cupboards
- **STAINLESS STEEL APPLIANCES** by Whirlpool:
 - CleanTop® ceramic glass electric range
 - Energy Star® 18cu.ft. refrigerator
 - Energy Star® Tall Tub dishwasher
 - Microwave/hood with 2-speed exhaust fan
- Efficient food waste disposer
- EnergyGuide rated white **STACKING WASHER-DRYER**
- Elegant gooseneck **FAUCET BY MOEN** with separate pullout spray
- Lasting stainless steel **DOUBLE-BOWL SINK** with satin finish (except unit A1, A2)
- Kitchens feature **OVERSIZED DINING BAR** ideal for entertaining (except unit A1, A2)

RELAXING MAIN BATHROOMS

- Generous horizontal lighting over vanity
- Polished **GRANITE COUNTERTOPS** over wood veneer cabinetry with drawer
- White porcelain sink with single-lever chrome **FAUCET BY MOEN**
- Spacious Hytec acrylic tub with MOEN showerhead and tub spout system
- Elegant **CHROME ACCESSORIES** by Taymor
- High quality low-consumption toilet
- Ceiling height glossy white **BATHTUB SURROUND** accented with vertical porcelain tiles

DELUXE ENSUITES

- Contemporary **WALL SCONCES** and generous recessed pot lighting throughout
- Polished **GRANITE COUNTERTOPS** over wood veneer cabinetry with convenient three-drawer system
- Single-lever **CHROME FAUCETS BY MOEN**
- Dual porcelain sinks (except D1)
- **SPACIOUS SHOWERS** with glass doors, sleek tile surround and MOEN pressure balance
- Elegant **CHROME ACCESSORIES** by Taymor
- High quality low-consumption toilet
- Hand-set **PORCELAIN TILE FLOORING**



PERSONALIZED UPGRADE OPTIONS

- Rich hardwood laminate flooring throughout living and dining areas in Walnut or White Oak





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Rich in Amenities with Comprehensive Warranty Protection

EXTENSIVE INDOOR AMENITIES

- Come home to an expansive **TWO-STOREY LOBBY** with modern lighting and custom millwork
- Grab a book in the **COZY LOUNGE** or chat away with friends on the designer seating
- Host a small party at the **ENTERTAINMENT BAR**
- Enjoy the views of landscaping while running on the cardio machines in the second floor **FITNESS FACILITY**
- Soak up the sunshine with neighbours and friends on the third floor **ROOF TOP DECK**

VIBRANT OUTDOOR AMENITIES

- Enjoy scenic views of **LANDSCAPE GARDENS** and walking trails from your balcony and windows
- Grill a tasty meal under the **BARBEQUE TERRACE** while playing a game of bocci ball on the sports green
- Relax on the **READING BENCHES** and watch little toddlers explore the passive children's play area
- Walk directly to your garden-level home through the **PRIVATELY-GATED BACK YARDS** and stone walkways
- Drive down to the underground parkade welcomed by **VINE-COVERED TRELLISES** and stone entry features

PEACE OF MIND

- Comprehensive **NEW HOME WARRANTY** backed by Travelers Guarantee Company of Canada (formerly St. Paul Guarantee)
 - 2 years on workmanship & materials
 - 5 years on building envelope
 - 10 years on structural defects
- Double-glazed **ENERGY STAR® WINDOWS** with low-E glass for increased insulation and UV protection
- Comprehensive building envelope protection with **RAIN SCREEN TECHNOLOGY**
- Added **CONCRETE-TOPPED FLOORING** for reduced sound transmission
- Integrated **ENTERPHONE SYSTEMS** in all lobby entrances, parkade elevators and entry gate
- Hard-wired **SMOKE DETECTORS** in every home
- Gated **UNDERGROUND PARKING** for resident and guest vehicles
- **FOB ACCESS** bike storage rooms

ADDED CONVENIENCES

- All homes include bedroom **CLOSET LIGHTS** wired to a wall switch
- All homes pre-wired with **FIBER OPTIC** for state-of-the-art communications network
- Tech nooks and dens are **PRE-WIRED FOR INTERNET** & phone, and electrical outlets for personalized lighting
- All homes receive **1 YEAR OF FREE TELUS** high-speed internet service and TELUS TV service including Essentials Base, 2 Theme Packs, and Major High Definition Networks
- Top floor homes with **11 FOOT CEILINGS HAVE ROUGH-INS** for a personal fan-light fixture
- **TWO ELEVATORS** with custom millwork directly connected to each floor and parkade

