

*Cotswold Country Cottages by Polygon*



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**U**nder a canopy of apple trees, past a row of cedar hedges, lies Applewood.

Stroll the tree-lined streets of Polygon's newest townhome community and you'll feel as though you've stepped back in time to an era when the pace of life was gentler.

Nestled in a serene and peaceful corner of North Cloverdale, Applewood is a country haven that will welcome you home with charming heritage style.

### An Echo of Old England

Each cluster of homes at Applewood echoes the traditional Cotswold cottages of southern England. Rooftops slope steeply over dormer windows,

painted wooden brackets brace Tudor gables, and window boxes brim with geraniums and trailing vines.

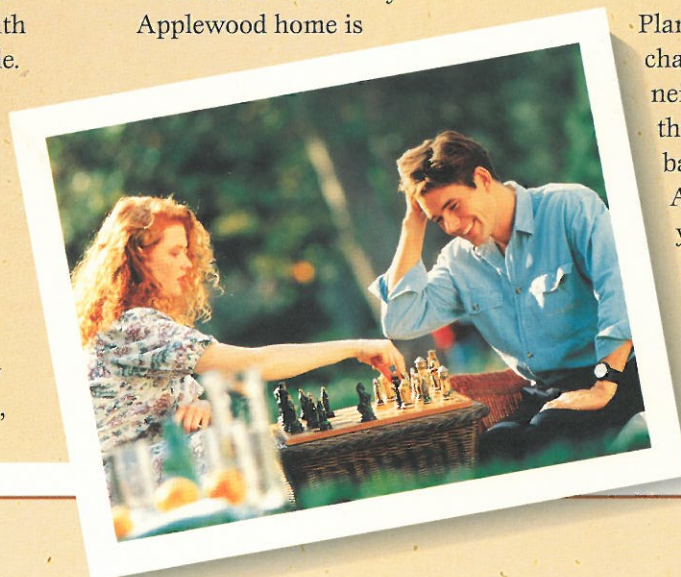
Inside you'll find bright contemporary interiors thoughtfully planned for the way modern families live. Creative kitchens provide a place for everything, while flexible floor plans and warm neutral colours allow your own decorating style to shine.

At the heart of every Applewood home is

the family area, where the big bright kitchen adjoins a breakfast nook and family room. It's a place for cooking, eating, gathering, and relaxing. A place where indoors and outdoors merge all summer long, through the French door onto the sunny paved patio and into your own backyard with its white wooden fence.

### Your Own Country Haven

Plant a bed of tulips, chat with your neighbours across the fence, host a backyard barbecue. Applewood is your own special place to put down roots and create new memories.





*Applewood offers a  
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town and country.*

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xplore your new neighbourhood and discover a delightful mix of old and new, town and country. On the road toward Cloverdale town centre, you'll pass farmer's markets brimming with fresh produce, and cows grazing next to weathered barns. Antique stores and family-owned businesses line the town centre streets. In May, the fairgrounds spring to life for the Cloverdale Rodeo and Exhibition, an annual tradition since 1888.

Just a five minute drive in the opposite direction is Willowbrook Shopping Centre, the ultimate modern mall with hundreds of shops and services plus a six-theatre Cineplex. Northview Golf Club, home to the Greater Vancouver Open, is just a few minutes from Applewood.

At Applewood you'll enjoy the best of both worlds – city amenities balanced by a sense of history and a connection to nature. After a hectic week, spend a Saturday afternoon following the Serpentine River to Boundary Bay, a quiet place to watch cormorants diving into the waves, collect seashells, and leave a trail of footprints in the sand.





# FEATURES

## WELCOME HOME

- Cotswold cottage architecture by award-winning Ramsay Worden architects
- Tree-lined pedestrian pathways throughout the community
- Attractive landscaping throughout, featuring over 20 different native trees and shrubs
- Decorative roadway paving
- Traditional coach lamps
- Private fenced rear yards
- Front gardens, some with cedar hedges
- Heritage-style panelled front door with brass hardware by Weiser
- Imported ceramic tile entry floors

## WHAT'S ON THE INSIDE

- Three creative floor plans, all featuring family room and breakfast nook
- Bay windows and arched passageways (some plans)
- Natural gas fireplace in living room with hand-crafted wood mantel, hand-set ceramic tile hearth and surround
- Heritage-style panelled interior doors with brushed chrome hardware
- Solid wood baseboards throughout
- Spacious patios for outdoor living
- Vaulted ceilings and skylights (some plans)
- Two designer colour schemes: Russet and Grenadier
- Master suite with private ensuite bath and spacious walk-in closet
- Decora-style rocker light switches
- Plush nylon carpeting by Peerless
- Mini blinds by Abbey
- French door to patio

## MAKING LIFE EASIER

- Built-in closet shelving
- Cable outlets in living room, family room, master bedroom, and second bedroom
- Telephone jacks in kitchen/nook, master bedroom, and one other bedroom
- Two parking stalls per home; attached garage in most homes
- Washer and dryer rough-in located on bedroom level
- Main floor powder room (some plans)
- 18 visitor parking spaces
- Hose bibs in front and rear

## BEAUTIFUL BATHROOMS

- Full ensuite bath with hand set ceramic tile work
- Full-width vanity mirror with cosmetic light bar
- Chrome and white faucets by Delta
- Dual sinks in ensuite (most plans)
- Custom-designed maple laminate cabinets
- Designer-selected rolled edge laminate countertops
- Locking drawer or medicine cabinet in ensuite

## SIZZLING KITCHENS

- Custom-designed maple laminate European style cabinets
- Special cabinet features including lazy susan and pot drawer
- Built-in microwave shelf
- High pressure rolled-edge laminate countertops
- Energy-efficient appliances by Roper : 18 cubic foot frost-free refrigerator, 7 cycle dishwasher, self-cleaning electric range
- Reginox double stainless steel sink with Delta single lever faucet and convenient pull-out vegetable spray

- Easy-to-clean vinyl flooring by Armstrong
- Halogen track lighting
- Task lighting over sink

## BUILT TO LAST

- Low maintenance, long lasting siding by Vytec
- 40 U.S. gallon natural gas fired hot water heater
- Extra attention to party wall sound attenuation
- Energy efficient gas fired forced air heat to all levels
- R40 roof and ceiling insulation; R14 exterior wall insulation
- Pabco SG asphalt roof shingles with 25 year manufacturer's warranty
- Double-glazed thermally broken windows
- Polygon's exclusive Three-Year Weather Shield Warranty and five-year New Home Warranty of B.C.

## SAFE AND SOUND

- Deadbolt on front entry door
- Lighting at front & rear entries
- Door viewer
- Smoke detectors
- Perimeter fencing
- Well-lit pedestrian pathways throughout

## WELCOME TO THE CLUB

- 3200 square foot club house
- Fully-equipped fitness studio
- Furnished lounge with pool table, big-screen TV, wet bar, and fireplace
- Large garden and patio

## CUSTOM CHOICES

- Appliance package: washer, dryer, and microwave
- Wireless security system
- Electronic garage door opener

*The builder reserves the right to make modifications and changes should they be necessary.*

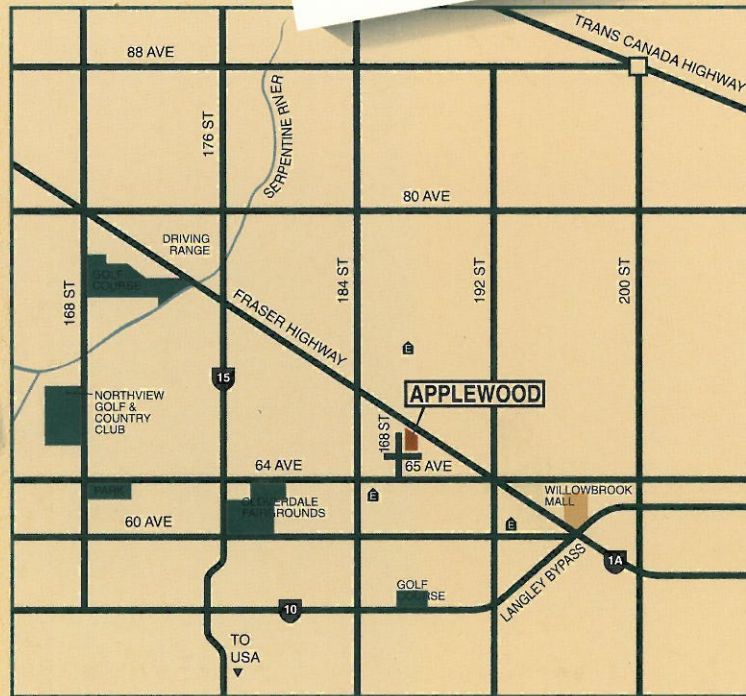
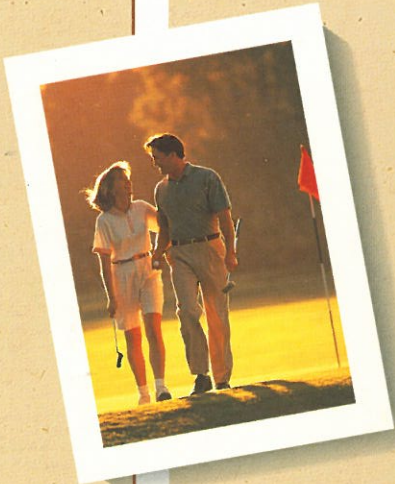
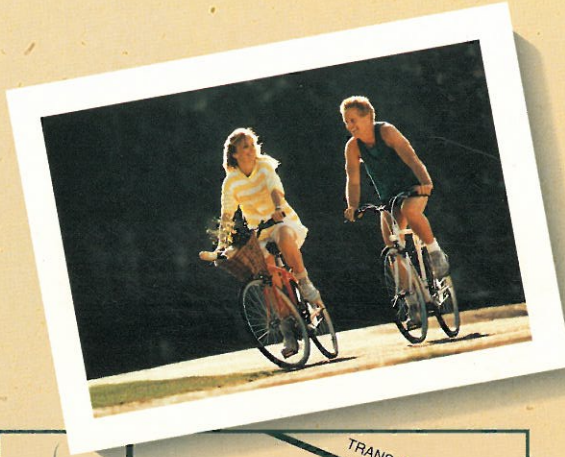




THE

POLYGON VISION

To demonstrate excellence in home building with people of integrity working together to provide good value for our customers and a lasting contribution to our community.



APPLEWOOD

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*The quality homes at Applewood are built by Polygon Development 86 Limited, part of the Polygon Group of Companies which since 1980, has created several thousand homes of distinction throughout Greater Vancouver in collaboration with the West Coast's leading architects*



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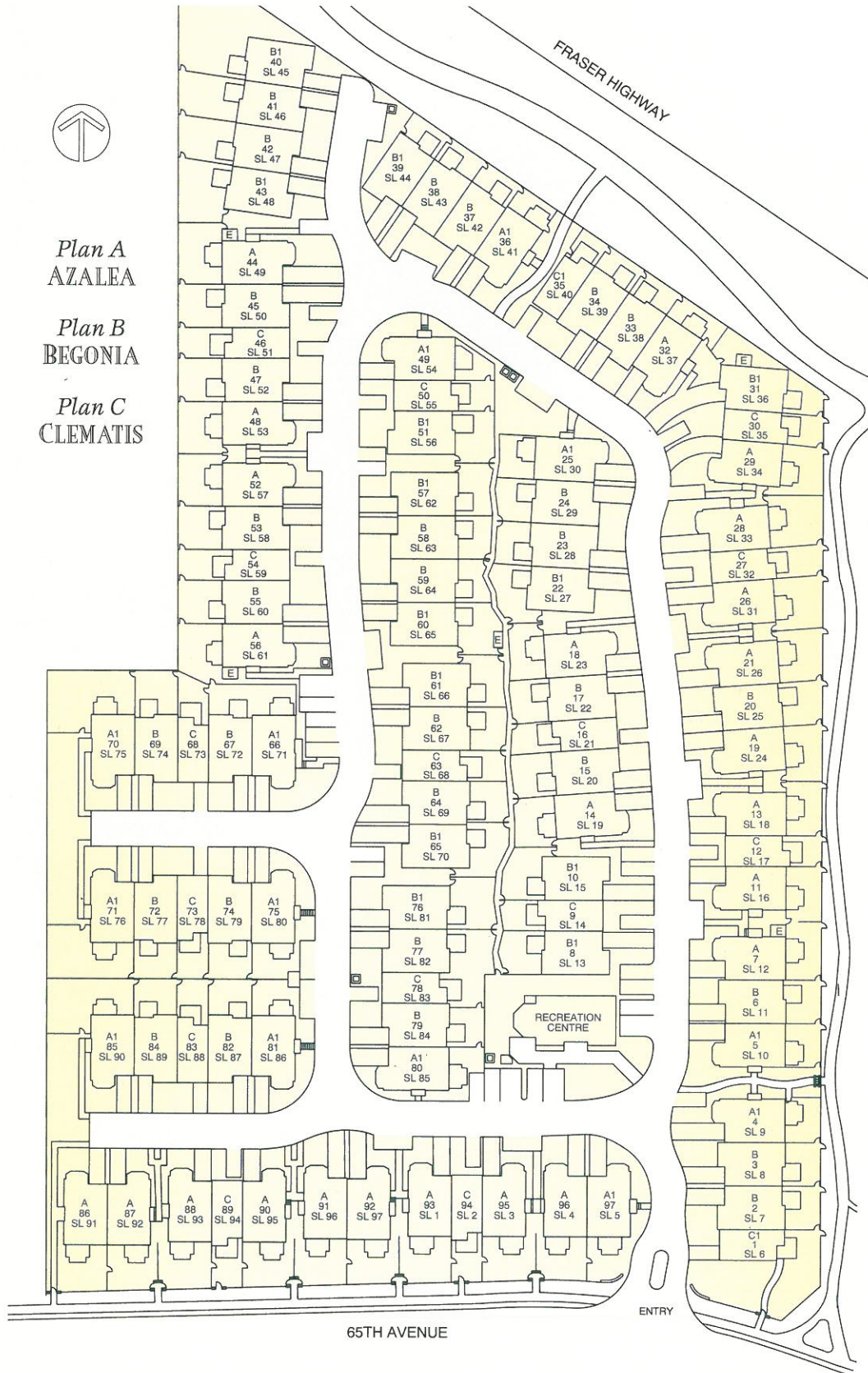




Plan A  
AZALEA

Plan B  
BEGONIA

Plan C  
CLEMATIS



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