

WESTWOOD

AT TYNEHEAD PARK

Features

CLOSE TO HOME

- The Tynehead area is being redeveloped into a master planned community with an abundance of amenities nearby
- Tynehead Regional Park is the ultimate backyard with 640+ acres of green space to explore on foot or bike
- 6 min drive to Guildford Town Centre featuring high street stores, boutiques, restaurants and Landmark Cinemas
- 6 min drive to Guildford Rec Centre and Guildford Library
- Close to numerous educational facilities including and in the catchment area for Serpentine Heights Elementary and North Surrey Secondary

CONTEMPORARY WESTCOST EXTERIORS

- Westcoast style architectural expression by Flat Architecture Ltd.
- Beautifully landscaped courtyards and children's play area
- Westwood Community Amenity Clubhouse

REFINED FINISHES

- Choose from 2 sophisticated designer color schemes to personalize your home
- Samsung full-size high efficiency washer and dryer with porcelain tile floor in laundry closet
- Flat-painted ceilings with recessed pot lighting in living space
- Flat profile painted baseboards and door casings
- Laminate flooring on lower and main levels
- Soft carpeting with cushioning under pad throughout bedrooms and closets on upper level

EUROPEAN-INSPIRED KITCHENS

- European-inspired flat panel cabinetry with high-quality laminate in kitchen island and white acrylic for upper/lower cabinets and wall pantry

- All doors and drawers with premium soft-close mechanism
- Samsung 24" full size dishwasher
- Samsung gas slide-in range with 5 burner and a large 5.8 cubic feet oven
- Samsung 36" counter depth French door refrigerator with twin cooling plus system, cool select pantry, ice master ice maker in the refrigerator and bottom freezer
- Samsung microwave with trim kit in kitchen island
- Engineered stone counter top in kitchen and feature long kitchen island with counter height bar seating perfect for entertaining and casual dining
- Elegant pendant lighting over island
- Sleek double stainless steel undermount kitchen sink
- Riobel kitchen faucet with ceramic cartridge, flexible spout and 2-jet hand spray
- Built-in wall pantry with shelving and drawers in kitchen with work/ computer station

SPA-LIKE BATHROOMS

- Rain shower head, 3-jet hand shower on slide bar & frameless glass shower enclosure in master bathroom
- Single lever Riobel vanity faucets in bathrooms and wall-mount Riobel vanity faucet in powder room
- Caroma, Australian-made, block free toilets in all bathrooms and powder room
- 12" x 24" porcelain floor tile and wall tile
- Quartz countertop and backsplash in all bathrooms and powder room
- Under-mount wash basins in bathrooms

ADDITIONAL FEATURES

- 2-5-10 New Home Warranty
- Pre-wired security rough-in
- Central vacuum rough-in
- Natural gas hook up and hose bib on main patios
- Attached double car garage in most homes (tandem double garage in Cedar plans)
- Electric baseboard heating
- Hot water on demand system

The developer reserves the right to make changes and modifications to the building design, elevations, dimensions, specifications, features and prices without prior notifications. Decks, patios, stairs, and windows may vary based on site conditions. All sizes and dimensions are approximate and based on architectural measurements. Reverse and/or mirror plans occur throughout the development. Please see disclosure statement for specific offering once available. E. & O.E.

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