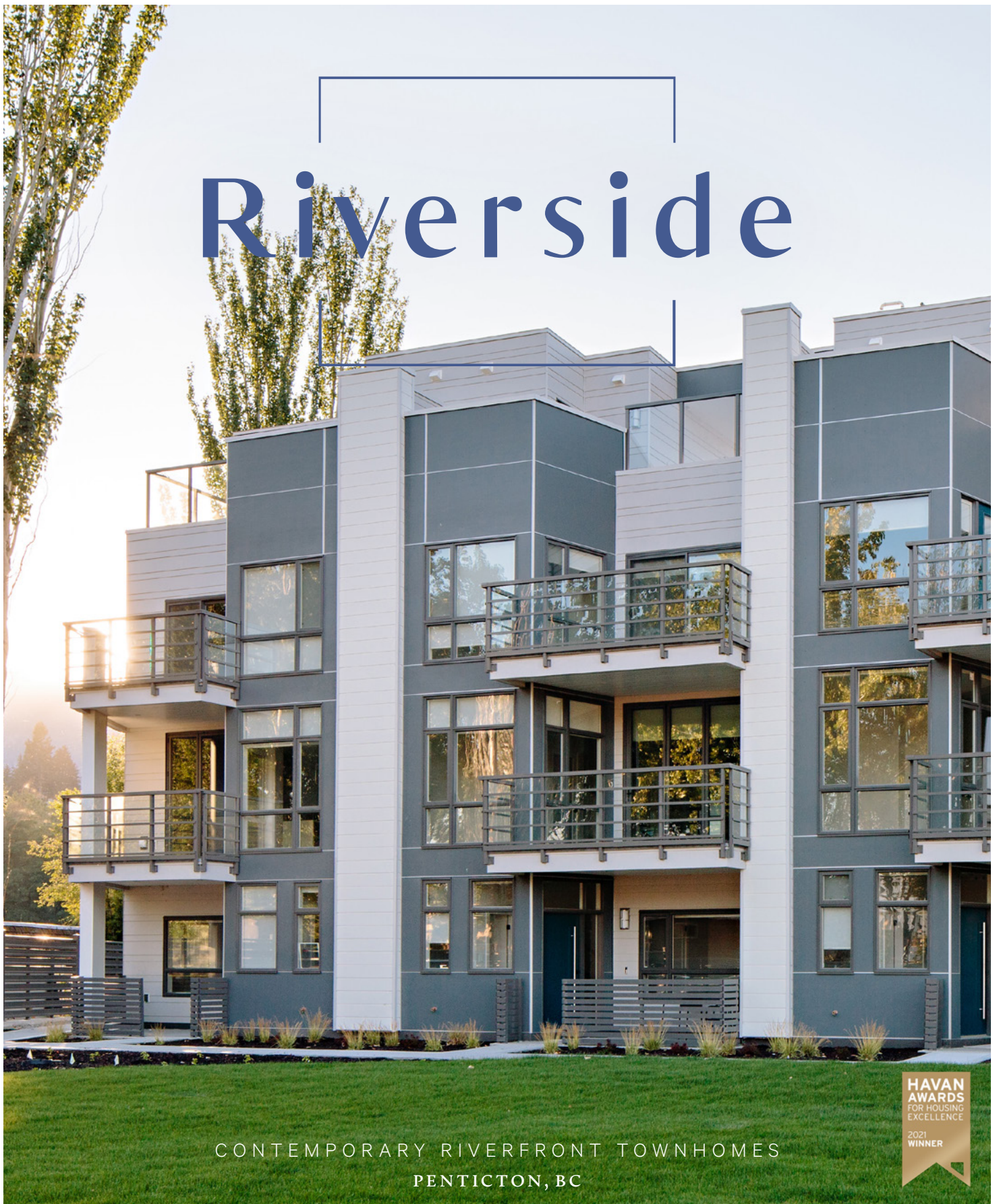


Riverside



CONTEMPORARY RIVERFRONT TOWNHOMES
PENTICTON, BC

HAVAN
AWARDS
FOR HOUSING
EXCELLENCE
2021
WINNER

MAY 2021



B C C O N D O S . N E T





Riverside

All homes feature rooftop decks that are ready for your hot-tub and outdoor kitchen.

Spacious and luxurious,
your place is Riverside.

Combine a modernist sensibility, fine interior finishes, and the vitality of waterfront living in the heart of the city, and you have Riverside—a collection luxury townhomes in downtown Penticton's prime riverside district.

We've created four plans to suit a variety of needs. Standards at Riverside are high, with all homes offering a two-car garage (plus driveway parking), open plan living and dining, and outdoor living space on all levels, including the rooftop. Whether you dream of double masters or bedrooms for four, a dedicated wine cellar or room for guests, Riverside townhomes have the quality options you're looking for.

Plans are approximately 3,200–3,500 sqft, including over 1000 sqft of private outdoor space.



Riverside

Riverside is situated at the mouth of the Penticton River Channel, steps from Lake Okanagan, and minutes from the vineyards of the Naramata Bench.

Vibrant city living in wine country.

Riverside lives in the energizing embrace of the city buzz and the Lake Okanagan breeze. On one side is the River Channel, S.S. Sicamous Heritage Park and the lakeside boardwalk with attractions and fine eateries along the way. Behind is Penticton's central events hub—the trade and convention centre, stadium, hockey arena and community centre—along with all the usual downtown amenities.

Enjoy the best of both worlds, with a slick city home that is mere minutes away from world-class vineyards, distilleries and restaurants offering 5-star farm-to-table dining.





Riverside

This is the life: active outdoors and elegant après, at your doorstep

A walkable downtown and lakefront, with endless recreational and gastronomic delights within minutes by car.

NOTABLE DESTINATIONS 🚗

- Apex Mountain Resort (38 min)
- Skaha Lake (14 min)
- Lost Moose recreation trails (22 min)
- Penticton Airport (10 min)
- Penticton Regional Hospital (8 min)

- Penticton Golf & Country Club (3 min)
- Penticton Secondary School (5 min)
- Carmi Elementary School (8 min)
- Cherry Lane Shopping Centre (8 min)
- Downtown Main St shopping/dining (6 min)





Fine finishes, modernist style.

Outside and in, you'll find thoroughly modern, premium creature comforts: Bosch appliances, ready options for rooftop hot tub and outdoor kitchen, plans that include a hybrid elevator for easy access to your four levels of living space, and a folding glass wall to keep you connected to the beauty right outside. Each plan is well-appointed with one of two designer colour and finishing schemes.



Winner—2021 HAVAN Awards for Housing Excellence
Best Townhouse/Rowhome over 1,800 sqft.

Riverside



Finishing Option 1—Mist



CARPET

Bedrooms, den, stairs (2nd–4th floor).

Mohawk: Smart Strand Ultra, 517 Beach Powder
100% Smart Strand Ultra BCF Triexta
Mohawk Smart Cushion underpad



BATHROOM WALL TILE

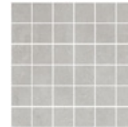
Julian Tile: Marvel, 16" x 32"
Colour: Statuario | Finish: Polished
Grout: 0.125", #11 Snow White



ENGINEERED HARDWOOD

All stair treads (*premium*), all of the 2nd floor including the powder room, 3rd floor hallway and 4th floor.

Vintage: Solid Sawn, Brushed Finish, White Oak
Colour: Atlantis | Finish: UV Urethane Oil



BATHROOM SHOWER FLOOR TILE

Ground level bathroom
Julian Tile: Glocal, 2"x2" (11.75"x11.75" mesh)
Colour: Perfect | Finish: Natural
Grout: Custom, #165 Delorean Gray



QUARTZ COUNTERTOPS

Kitchen, island, bar, bathroom/powder vanities, ground floor powder backsplash.

Silestone: Eternal Classic Calacatta
Finish: polished | Thickness: 3cm | Edge Profile: Square eased edge



LAUNDRY ROOM FLOOR TILE

Julian Tile: Alps Series, 12" x 24"
Colour: Argento | Finish: Natural
Grout: 0.125", #165 Delorean Gray



FIREPLACE TILE

Second floor living room.

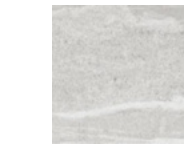
Ames: Denmark Series glazed porcelain, 24"x48"
Colour: Pale Grey | Finish: Polished | Grout: 0.125"



BACKSPLASH

Kitchen and Bar

Julian Tile: Furniture, glazed ceramic, 2.5"x13"
Colour: 102 (grey) | Finish: Glossy
Grout: Custom, #11 Snow White



EXTERIOR PATIO TILE

Enmon Tile Company: Porcelain Tile 24"x24"
Colour: HRZ60003R-20



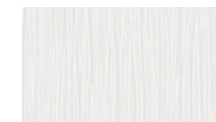
ENSUITE FLOOR TILE

Julian Tile: Marvel, 23.5"x23.5"
Colour: Bianco Dolomite | Finish: Natural
Grout: 0.125", #11 Snow White



ENSUITE WALL TILE

Julian Tile: Marvel, 15.75"x31.5"
Colour: Bianco Dolomite | Finish: Polished
Grout: 0.125", #11 Snow White



LAMINATE COUNTERTOPS

Laundry rooms and opt. built in desks.
Arborite: Ruched Chiffon P-391 CA
Finish: Cashmere



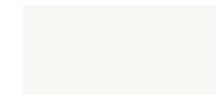
ENSUITE SHOWER FLOOR TILE

Julian Tile: Marvel Stone, 1.5"x1.5" (12"x12" mesh)
Colour: Bianco Dolomite Natural | Finish: Natural
Grout: Custom, Colour: #11 Snow White



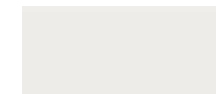
FLOOR TILE

Ground entry, bathroom, vestibule/hallway
Julian Tile: Glocal, 23.5"x23.5" | Colour: Perfect
Finish: Natural | Grout: 0.125", #165 Delorean Gray



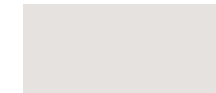
CEILING PAINT

Cloverdale: High Reflective White
Finish: Flat (humidity resistant in bathrooms)



DOORS AND TRIM PAINT

Cloverdale: Summit | Finish: Semi-Gloss
(humidity resistant in bathrooms)



GENERAL WALL PAINT (INCL. BATH)

Cloverdale: Dove's Wing | Finish: Super 2 Eggshell unless otherwise noted



BEDROOM WALL PAINT

Cloverdale: Snowglory
Finish: Super 2 Eggshell



POWDER ROOM WALL PAINT

Cloverdale: Marseilles
Finish: Super 2 Eggshell



Mist CONTINUED

EXTERIOR DOOR PAINT

Front and rear entry, 3rd level balcony (Ph 1: B & A), rooftop stair and elevator door (Ph 1: D & C).

Sherwin Williams: Rainstorm | Finish: Exterior, Semi Gloss.



INTERIOR DOORS

Lynden Doors: Whitman | Finish: Painted P2



DOOR HARDWARE (INTERIOR)

Weiser: Halifax Square Rose | Finish: Iron Black



DOOR HARDWARE (EXTERIOR)

Richelieu: Tubular Handle, Single Ladder handle 60"h | Finish: Stainless Steel



BASEBOARD BUMPER

Deltana: 3 1/4" | Finish: Iron Black (grey tip)



CABINETS THROUGHOUT

Century Lane Cabinets: Recessed Panel, Shaker.M/Laq | Finish: Laquer, White

Laundry room: Finish: Corsica White Vinyl



DRAWER PULL

Marathon: Brushed Satin Nickel Finish



STAIR HANDRAIL

Richelieu: Model 800, Poplar, 2 5/8"x1 5/8"

Finish: Heavy Duty Satin laquer

Colour: Cloverdale Ash Bed



MINI PENDANT

Ground level bathroom

Kendal: PF57-1LGU-SN, 120v 50W GU-10 bulb

Finish: Satin Aluminum

Dimensions: 12"h x 2.75" diam. shade



CEILING FIXTURE

Ground level den/bedroom. all 3rd flr bedrooms

Kuzco: Flush mount ceiling FM7916

Finish: WH - White

Wattage: 120V, 20W, LED; color temp 3000k

Dimensions: 16" diameter x 4 1/8" H



UPGRADE OPTION

MASTER BEDROOM CHANDELIER

Progress Lighting: Glimmer Collection, 6 light

pendant P5346-134, 60w, candelabra bulbs

28" diam. x 29 1/4" h | Finish: Silver Ridge



KITCHEN ISLAND PENDANT (X5)

Kuzco: PD7716-CH



UPGRADE OPTION

DINING ROOM CHANDELIER

ET2 Contemporary Lighting: Larmes, E20515-

18PC LED | Finish: Chrome/Clear Glass

Wattage: 120v, 9x 1.5W dimmable, 3000k

Mist CONTINUED



POWDER ROOM CHANDELIER

Second level powder room

Progress Lighting: P3827-104, 120V, 15W LED
18 3/8"H x 16" diam. | Finish: Polished Nickel



VESSEL SINK

Ground level bathroom

Cheviot Products: Water Lily Overcounter
Lavatory, 13 3/4" Diameter X 5 1/4"H
Finish: White



FAUCET FOR VESSEL SINK

Delta Faucet: Ara, Single Handle Vessel Faucet
Spout Height: 13 3/8" Spout Length: 5 3/8" Finish:
Chrome



POWDER ROOM TOILET

Kohler: San Souci, Comfort Height One Piece
Round front | 27 3/4"D X 19 3/8"W X 30 3/8"H
Finish: White



BATHROOM TOILET

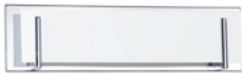
Kohler: Reach, compact longated one piece
Dual flush | 28 15/16"d x 14 7/16"w x 28 7/16"h
Finish: White



BATHROOM VANITY LIGHT

Third level bathrooms (not ensuites)

Kuzco Lighting: VL3924, 120V, 22 W
Finish: Polished Chrome with clear glass
24"w x 4 3/8"h x 4 1/4" deep



ENSUITE BATHROOM VANITY LIGHT

Kendal Lighting: AURORA 5 light vanity light
120v, 60W G9 frosted | 30"w x 6 1/2" h x 3 3/4"d
Finish: Chrome and White Glass



UPGRADE OPTION

ENSUITE BATHROOM CHANDELIER

WAC Lighting, dweLED: Vornado Chandelier
120V, 30.5w LED, 3000K, dimmer switch
20" x 9" | Finish: Chrome



EXTERIOR PATIO LIGHT

Generation Lighting: Small One Light Outdoor
Wall Lantern, 14"h x 4 1/2"w x 4 1/8" deep
Finish: Satin Aluminum and Etched Opal Glass
Wattage: 120V, T10 60w, with photo cell sensor
on ground level.



LED DISK CEILING LIGHT

9"x1", 11"x1" and 15"x1" used throughout
CANARM: LED Round Disk Light, 120 volts
Finish: White



VESTIBULE CEILING LIGHT

Kuzco Lighting: Synergy flush mount
20" dia x 6.625" h | Finish: Polished Chrome
LED, 32w, 120v, 3000k temperature



FIREPLACE CEILING LIGHT

Kichler Lighting: HAISLE LED linear rail
Finish: Chrome with etched acrylic
Delivered lumens: 625, 3000k
23.5"l x 5"w x 6.3" h



KITCHEN SINK

Pro Chef: Pro Inox H75, stainless steel
undermount | bottom grid and stainless strainer
Dimensions: 32"l X 18"w X 9" d



KITCHEN FAUCET

Franke: EOS, single hole, with pull down spray
16 1/4"H, 7 5/8" spout height | Finish: Stainless



BAR SINK

Pro Chef: Pro Inox H75, stainless steel
undermount | 14"l x 18"w x 8"d



BAR FAUCET

Franke: EOS, Single hole, with pull down spray
Model Number: #FFB3350
11 1/2"H, 8 1/2" spout height | Finish: Stainless

Mist CONTINUED



UNDERMOUNT BATHROOM SINK

Powder room and bathrooms

Kohler: Verticyl Rectangle Undermount
17 1/4"W X 13"D | Finish: White



BATHROOM FAUCET

Delta Faucet: Ara, Single Handle Faucet
Spout Height: 6 3/8" Spout Length: 5 3/8"
Finish: Chrome



FREESTANDING BATHTUB

3rd level ensuites

MAXX: Louie 5829 Freestanding Soaker Tub
58"L X 29"W X 23"H | Drain Position: Center
Finish: WHITE



FLOOR MOUNT TUB FILLER

Delta: Ara, Floor Mount Tub Filler
40 7/16"H, 8 3/16" Spout Length
Finish: Chrome



FITTED BATHTUB, SKIRTED

Hytec by Kohler: Wellbrook Skirted Tub, One Piece
Acrylic, 60"L X 30"W X 22 3/8"H
Finish: White



TUB AND SHOWER FAUCET

3rd level bathrooms

Delta: Ara, Tub And Shower Trim/Rough In
Finish: Chrome



CUSTOM SHOWER KIT

3rd level ensuite walk-in showers

Delta: Ara, Shower Kit, includes rain shower head
from ceiling, handheld shower on slide bar, and
fixed shower head off the wall.



SHOWER KIT, 4 PIECE

Ground level bathroom

Delta: Ara, Shower Kit, includes ceiling mount rain
shower head and handheld shower on slide bar
Finish: Chrome



BATHROOM TISSUE HOLDER

Delta: Ara

6 1/4"H X 3 1/2"D X 6 1/4"W | Finish: Chrome



TOWEL RING

Delta: Ara

7 1/4"H X 3 1/2"D X 7 1/16"W | Finish: Chrome



TOWEL BAR

18" and 24" lengths

Delta: Ara | Finish: Chrome



UPGRADE OPTION

MODULAR MIRRORED CABINETS

3rd level bathrooms, 15", 20 1/8" and 24" widths

Kohler: Catalan, Medicine Cabinet

Finish: Satin Anodized Aluminum

36 1/8"H x 4 3/4"D



Finishing Option 2—Drift



CARPET

Bedrooms, den, stairs (2nd–4th floor).

Mohawk: Smart Strand Ultra, 514 Oyster Shell
100% Smart Strand Ultra BCF Triexta
Mohawk Smart Cushion underpad



ENGINEERED HARDWOOD

All stair treads (*premium*), all of the 2nd floor including the powder room, 3rd floor hallway and 4th floor.

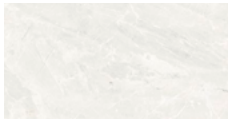
Vintage: Solid Sawn, Brushed Finish, Red Oak
Colour: Venus | Finish: UV Urethane Oil



QUARTZ COUNTERTOPS

Kitchen, island, bar, bathroom/powder vanities, ground floor powder backsplash.

Silestone: Eternal Pearl Jasmine
Finish: polished | Thickness: 3cm | Edge Profile: Square eased edge



FIREPLACE TILE

Second floor living room.

Ames: Denmark Series glazed porcelain, 24"x48"
Colour: Pale Grey | Finish: Polished | Grout: 0.125"



BACKSPLASH

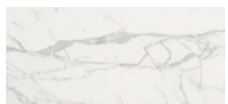
Kitchen and Bar

Julian Tile: Subway Lab, 3"x12"
Colour: Ice White | Finish: Matte
Grout: Custom, #381 Bright White



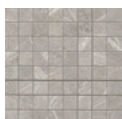
ENSUITE FLOOR TILE

Julian Tile: Marvel Pro, 23.5"x23.5"
Colour: Gray Fleury | Finish: Natural
Grout: 0.125", #165 Delorean Gray



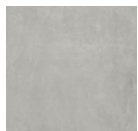
ENSUITE WALL TILE

Julian Tile: Marvel, 12"x36"
Colour: Calcatta | Finish: Polished
Grout: 0.125", #11 Snow White



ENSUITE SHOWER FLOOR TILE

Julian Tile: Marvel Stone, 1.5"x1.5" (12x12" mesh)
Colour: Gray Fleury | Finish: Natural
Grout: Custom, Colour: #165 Delorean Gray



FLOOR TILE

Ground entry, bathroom, vestibule/hallway

Julian Tile: Glocal, 23.5"x23.5" | Colour: Perfect
Finish: Natural | Grout: 0.125", #165 Delorean Gray



BATHROOM WALL TILE

Julian Tile: Marvel, 16" x 32"
Colour: Statuario | Finish: Polished
Grout: 0.125", #11 Snow White



BATHROOM SHOWER FLOOR TILE

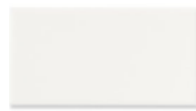
Ground level bathroom

Julian Tile: Glocal, 2"x2" (11.75"x11.75" mesh)
Colour: Clear | Finish: Natural
Grout: Custom, #165 Delorean Gray



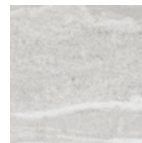
LAUNDRY ROOM FLOOR TILE

Julian Tile: Alps Series, 12" x 24"
Colour: Grigio | Finish: Natural
Grout: 0.125", #19 Pewter



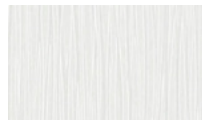
LAUNDRY ROOM BACKSPLASH

Julian Tile: Subway Lab, 3" x 6"
Colour: Lisa M Ice White | Finish: Gloss
Grout: Custom, Colour: #11 Snow White



EXTERIOR PATIO TILE

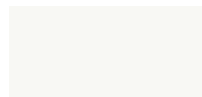
Enmon Tile Company: Porcelain Tile 24"x24"
Colour: HRZ60003R-20



LAMINATE COUNTERTOPS

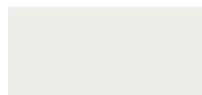
Laundry rooms and opt. built in desks.

Arborite: Ruched Chiffon P-391 CA
Finish: Cashmere



CEILING PAINT

Cloverdale: High Reflective White
Finish: Flat (humidity resistant in bathrooms)



DOORS AND TRIM PAINT

Cloverdale: Summit | Finish: Semi-Gloss
(humidity resistant in bathrooms)



GENERAL WALL PAINT (INCL. BATH)

Cloverdale: Slipstream | Finish: Super 2 Eggshell
unless otherwise noted



BEDROOM WALL PAINT

Cloverdale: Place of Dust
Finish: Super 2 Eggshell



BATHROOM ROOM WALL PAINT

Powder Room: Cloverdale, Nomadic Travels
Bathrooms: Cloverdale, Old Grey Mare
Finish: Super 2 Eggshell



Drift CONTINUED



EXTERIOR DOOR PAINT

Front and rear entry, 3rd level balcony (Ph 1: B & A), rooftop stair and elevator door (Ph 1: D & C).

Sherwin Williams: Rainstorm | Finish: Exterior, Semi Gloss.



INTERIOR DOORS

Lynden Doors: Whitman | Finish: Painted P2



DOOR HARDWARE (INTERIOR)

Weiser: Halifax Square Rose | Finish: Iron Black



DOOR HARDWARE (EXTERIOR)

Richelieu: Tubular Handle, Single Ladder handle 60" h | Finish: Stainless Steel



BASEBOARD BUMPER

Deltana: 3 1/4" | Finish: Iron Black (grey tip)



CABINETS THROUGHOUT

Century Lane Cabinets: Recessed Panel, Shaker.M/Laq | Finish: Laquer, White



Laundry room: Finish: Corsica White Vinyl



DRAWER PULL

Marathon: Brushed Satin Nickel Finish



STAIR HANDRAIL

Richelieu: Model 800, Poplar, 2 5/8"x1 5/8"
Finish: Heavy Duty Satin laquer
Colour: Cloverdale Ash Bed



MINI PENDANT

Ground level bathroom

Kendal: PF57-1LGU-SN, 120v 50W GU-10 bulb

Finish: Satin Aluminum

Dimensions: 12" h x 2.75" diam. shade



CEILING FIXTURE

Ground level den/bedroom. all 3rd flr bedrooms

Kuzco: Flush mount ceiling FM7916

Finish: WH - White

Wattage: 120V, 20W, LED; color temp 3000k

Dimensions: 16" diameter x 4 1/8" H



UPGRADE OPTION

MASTER BEDROOM CHANDELIER

Progress Lighting: Glimmer Collection, 6 light pendant P5346-134, 60w, candelabra bulbs 28" diam. x 29 1/4" h | Finish: Silver Ridge



KITCHEN ISLAND PENDANT (X5)

Kuzco: PD7716-CH



UPGRADE OPTION

DINING ROOM CHANDELIER

ET2 Contemporary Lighting: Larmes, E20515-18PC LED | Finish: Chrome/Clear Glass
Wattage: 120v, 9x 1.5W dimmable, 3000k

Drift CONTINUED



POWDER ROOM CHANDELIER

Second level powder room

Progress Lighting: P3827-104, 120V, 15W LED
18 3/8"H x 16" diam. | Finish: Polished Nickel



VESSEL SINK

Ground level bathroom

Cheviot Products: Water Lily Overcounter
Lavatory, 13 3/4" Diameter X 5 1/4"H
Finish: White



BATHROOM VANITY LIGHT

Third level bathrooms (not ensuites)

Kuzco Lighting: VL3924, 120V, 22 W
Finish: Polished Chrome with clear glass
24"w x 4 3/8"h x 4 1/4" deep



FAUCET FOR VESSEL SINK

Delta Faucet: Ara, Single Handle Vessel Faucet
Spout Height: 13 3/8" Spout Length: 5 3/8"
Finish: Chrome



ENSUITE BATHROOM VANITY LIGHT

Kendal Lighting: AURORA 5 light vanity light
120v, 60W G9 frosted | 30"w x 6 1/2" h x 3 3/4"d
Finish: Chrome and White Glass



POWDER ROOM TOILET

Kohler: San Souci, Comfort Height One Piece
Round front | 27 3/4"D X 19 3/8"W X 30 3/8"H
Finish: White



UPGRADE OPTION

ENSUITE BATHROOM CHANDELIER

WAC Lighting, dweLED: Vornado Chandelier
120V, 30.5w LED, 3000K, dimmer switch
20" x 9" | Finish: Chrome



BATHROOM TOILET

Kohler: Reach, compact longated one piece
Dual flush | 28 15/16"d x 14 7/16"w x 28 7/16"h
Finish: White



EXTERIOR PATIO LIGHT

Generation Lighting: Small One Light Outdoor
Wall Lantern, 14"h x 4 1/2"w x 4 1/8" deep
Finish: Satin Aluminum and Etched Opal Glass
Wattage: 120V, T10 60w, with photo cell sensor
on ground level.



KITCHEN SINK

Pro Chef: Pro Inox H75, stainless steel
undermount | bottom grid and stainless strainer
Dimensions: 32" l X 18" w X 9" d



LED DISK CEILING LIGHT

9"x1", 11"x1" and 15"x1" used throughout
CANARM: LED Round Disk Light, 120 volts
Finish: White



KITCHEN FAUCET

Franke: EOS, single hole, with pull down spray
16 1/4"H, 7 5/8" spout height | Finish: Stainless



VESTIBULE CEILING LIGHT

Kuzco Lighting: Synergy flush mount
20" dia x 6.625"h | Finish: Polished Chrome
LED, 32w, 120v, 3000k temperature



BAR SINK

Pro Chef: Pro Inox H75, stainless steel
undermount | 14" l x 18" w x 8" d



FIREPLACE CEILING LIGHT

Kichler Lighting: HAISLE LED linear rail
Finish: Chrome with etched acrylic
Delivered lumens: 625, 3000k
23.5" l x 5" w x 6.3" h



BAR FAUCET

Franke: EOS, Single hole, with pull down spray
Model Number: #FFB3350
11 1/2"H, 8 1/2" spout height | Finish: Stainless

Drift CONTINUED



UNDERMOUNT BATHROOM SINK

Powder room and bathrooms

Kohler: Verticyl Rectangle Undermount
17 1/4"W X 13"D | Finish: White



BATHROOM FAUCET

Delta Faucet: Ara, Single Handle Faucet
Spout Height: 6 3/8" Spout Length: 5 3/8"
Finish: Chrome



FREESTANDING BATHTUB

3rd level ensuites

MAXX: Louie 5829 Freestanding Soaker Tub
58"L X 29"W X 23"H | Drain Position: Center
Finish: WHITE



FLOOR MOUNT TUB FILLER

Delta: Ara, Floor Mount Tub Filler
40 7/16"H, 8 3/16" Spout Length
Finish: Chrome



FITTED BATHTUB, SKIRTED

Hytec by Kohler: Wellbrook Skirted Tub, One
Piece Acrylic, 60"L X 30"W X 22 3/8"H
Finish: White



TUB AND SHOWER FAUCET

3rd level bathrooms

Delta: Ara, Tub And Shower Trim/Rough In
Finish: Chrome



SHOWER KIT, 4 PIECE

Ground level bathroom

Delta: Ara, Shower Kit, includes ceiling mount
rain shower head and handheld shower on slide
bar Finish: Chrome



BATHROOM TISSUE HOLDER

Delta: Ara

6 1/4"H X 3 1/2"D X 6 1/4"W | Finish: Chrome



TOWEL RING

Delta: Ara

7 1/4"H X 3 1/2"D X 7 1/16"W | Finish: Chrome



TOWEL BAR

18" and 24" lengths

Delta: Ara | Finish: Chrome



UPGRADE OPTION

MODULAR MIRRORED CABINETS

3rd level bathrooms, 15", 20 1/8" and 24" widths

Kohler: Catalan, Medicine Cabinet

Finish: Satin Anodized Aluminum

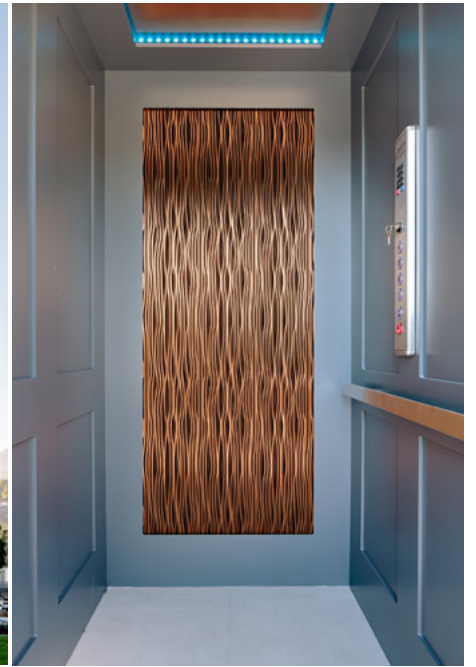
36 1/8"H x 4 3/4"D



CUSTOM SHOWER KIT

3rd level ensuite walk-in showers

Delta: Ara, Shower Kit, includes rain shower
head from ceiling, handheld shower on slide bar,
and fixed shower head off the wall.



Access your rooftop deck with ease via private elevator, available on select plans.

The good life, elevated.

Maximize your enjoyment of four levels of living space with our Hybrid Elevator option: a 39 5/8" x 49 1/2" cab with standard finishing options such as energy efficient LED lighting, Italian stainless steel fixtures, and durable WilsonArt laminate—all designed to feel like part of your home. The Hybrid Drive system is the only belt driven, low voltage and on-demand power system available in today's residential elevator industry. **Available on floor plans D1 and D2.**

Riverside



Building Features

Specifications are subject to change and should be used as a guide.

STANDARDS

2/5/10 year New Home Warranty by Travelers Warranty Canada.

We construct our homes following the BC Building Code minimum Step 1 method, modelling after the Hot 2000 program and exceeding the BC Building Code for energy efficiency.

CONSTRUCTION

R20 wall insulation and R40 attic insulation, per BCBC and the Performance Path method.

Sound insulation in floors and walls.

Exterior wall construction: 2x6' @ 16" center. Party walls are insulated concrete forms (ICF).

Exterior finishes: fibre cement, engineered wood siding, first and second floor vinyl decking, rooftop porcelain tile patio raised over torched-on roofing material, aluminum railings, designer wall lighting and LED pot lights.

Driveways and porch in natural concrete broom finish.

Windows: metal clad vinyl by Plygem Windows

Fiberglass exterior doors, and metal clad vinyl patio doors by Plygem Windows; 16'x8' garage door with Jack Shaft opener and 3 windows.

2nd floor folding glass wall opens to deck: aluminum exterior with painted wood interior trim.

MECHANICAL

Heat pump. High efficiency and high velocity forced air heating/cooling system, air handler with gas combination boiler.

High efficiency condensing combination tankless water heater/heating system.

Heated tile floors in ensuites.

Heat recovery ventilator controlled via each bathroom.

200 amp electrical panel.

Security alarm with home automation (eg. dead bolt, garage door opener, water sensor in laundry, thermostat, doorbell cameras). 1 yr. pre-paid monitoring.

Smoke detectors and carbon monoxide detectors.

Hybrid elevator option on some plans.

Central Vac system complete with accessories.

One hide- a-hose per floor except rooftop.

STANDARD FINISHES

Two designer finishing schemes available—Mist or Drift

Engineered hardwood flooring in living, dining, kitchen, powder room, stairs up to 2nd floor, and 3rd floor hallway.

Tiled foyer, fireplace, bathrooms and laundry rooms.

Tiled backsplash in kitchen and bathrooms, skirted tub walls, and shower floors/walls. Quartz backspalsh in powder rooms and main floor bathroom vanities

Kohler, ProChef and Delta plumbing fixtures; designer towel bars and bathroom accessories; frameless glass showers.

Mirrors in powder rooms.

Undermount kitchen sink and garburator. Undermount basins for bathrooms.

Quartz counter tops in all bathrooms and kitchens. Octolam counter tops in laundry rooms.

Floor-to-ceiling kitchen cabinets with LED under-cabinet lighting. Bar cabinets with sink & fridge, uppers with interior lighting and glass fronts.

LED light-fixture package featuring designer-selected island pendants, pot lights, and under vanity lighting.

Stainless Bosch appliance package, including exhaust hood fan for 36" gas cook top, combination wall oven/microwave, washer/dryer, 36" fridge and wine cooler.

Electric fireplace in living room.

Premium Weiser Iron Black Halifax door levers.

Master bedroom with walk-in closet and private deck.

Wire closet shelving throughout, except large ground-floor storage room (plans without elevator).

Mohawk carpeting in bedrooms, ground floor bedroom/den, and stairs from 2nd-4th floors.

Flat-drywalled ceilings are 9' (8'6" & 8' at upper roof level).

Flat stock casing at all windows/doors and base boards; designer-selected window coverings.

Mechanical rooms are unfinished.

Fully finished double garage with 16x8' auto overhead door and flake epoxy floor.

Rooftop features hot tub electrical rough-in; both rooftop and 2nd floor patio are gas bbq-ready.

Riverside grounds are professionally landscaped and irrigated for low-maintenance beauty year-round.



Find your place, Riverside



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has been in the business of developing and building both single and multi-family homes and communities for over 25 years in British Columbia. The company has an impeccable reputation earned through the quality, design, efficiency and planning that it brings to each of its projects.

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