

## Build a better life

- 74 premium fee simple townhomes and master-on-main bungalows with no condo fees
- Choose from two distinct housing styles and 8 models
- Live in classic Craftsman style architecture with contemporary colours and materials, designed by Gravity Architecture, one of Calgary's leading architects
- All homes include two car parking or detached double garage
- Streetscape has been designed with Xeriscaping landscaping for water sustainability and low maintenance living
- Backyards come fully landscaped and fenced

## Standout details

- Low maintenance exteriors feature fibre cement board and premium vinyl siding with ledge stone accents
- Choose from three professionally designed colour palettes to personalize your home with your style
- Townhomes feature 9' ceilings and bungalows feature 10' standard ceilings with additional vaulted areas
- Blind package included on finished levels
- Slimline LED pot lights and elegant fixtures define an upscale lighting package
- Main level features stylish and durable laminate hardwood floors
- Craftsman-style 4" baseboards
- 3" window and door casings
- All homes include an energy efficient Whirlpool® front load washer and dryer
- Motion sensor lights offer convenience
- Our industry-leading Quietwall™ system significantly reduces sound transfer between townhomes
- Concrete front and rear steps
- Complimentary TELUS Optik TV & Internet Service Package for 1 year

## Stylish and modern kitchens

- Elegant and spacious open-plan Chef's kitchens are perfect for entertaining or family dinners
- Full height cabinetry with soft close cabinet doors and drawers accented by designer stainless steel pulls
- Spacious islands with luxurious quartz counters accented with undermount sink and pendant lights
- Contemporary and stylish 4" x 16" subway tile backsplash
- Standard appliance package includes a stainless steel Whirlpool® microwave, electric oven, refrigerator and dishwasher

## Spa-inspired baths

- Retreat to your spa-inspired ensuite after a busy day
- Luxurious quartz countertops, undermount sinks and designer stainless steel pulls
- Stylish and durable luxury vinyl flooring

## First class livability and sustainability

- All homes are Certified Built Green® for a healthier, quieter living environment and reduced operating costs
- Active heat recovery ventilators deliver cleaner air quality
- Oversized triple glazed low-E windows deliver an abundance of natural light and energy efficiency
- Water-saving faucets and low-flow toilets
- Most appliances are Energy Star® rated for optimum efficiency
- Low maintenance and sustainable landscaping

## Peace of mind

- Low maintenance exterior materials have been engineered for Alberta's weather and selected for their appearance and durability
- Feel secure with smoke and carbon monoxide detectors hardwired throughout
- National Home Warranty delivers peace of mind through comprehensive protection
- 1 year builders warranty on labour and materials
- 2 years for distribution systems
- 5 years on building envelope
- 10 years on structural integrity
- Dedicated Customer Care support team at Partners

## Close to everything you'll want or need

- Next to 18-hole golf course with majestic Alberta views
- Walk to the future Gateway village within the community—a mixed multi-family and commercial complex with the first stores set to open in 2020
- Short walk to a skating rink, recreation centre, kid's playgrounds and two future schools
- Connect to 85 kilometres of nature trails and unparalleled outdoor access
- Moments from world-class fly fishing on the beautiful Sheep River
- Quick and easy access to downtown Okotoks and Calgary

## Options to personalize your new home

Ask your sales representative how you can personalize your new Arrive D'Arcy home with our extensive options and interior finishing choices