

# FEATURE SHEET

## MODERN COMFORTS

### Building Features:

- West Coast Contemporary luxury homes in Gibsons Landing.
- Open concept floor plan design.
- Exterior design inspired by natural coastal surroundings.
- Home access via Elevator from garage level.
- Extra large decks with panoramic ocean views.
- Sliding glass balcony doors.
- Natural gas lines on all decks.
- Low-maintenance landscape architecture.
- Pergola stylistic architectural feature.
- Living green roof and green wall features.

### Suite Features:

- Nuheat in all bathrooms.
- Closet organizers in master bedroom closets.
- Premium roller shades.
- Contemporary interior door and trim package.
- Wide-planked hardwood flooring in all living areas.
- Designer carpeting in bedrooms and walk-in closets.
- Master bedrooms with outlook windows at both ends plus spacious walk-in closets.
- Three full bedrooms in all units.

### Gourmet Kitchens:

- Spacious kitchens with ample counter seating.
- Contemporary style cabinetry.
- Polished stone countertop with contemporary undermount stainless steel sink.
- Hand-set stone or glass backsplash
- Recessed under-cabinet lighting
- Premium stainless steel kitchen appliances including:
  - Gas range with built-in temperature probe oven.
  - 35-inch-wide counter depth French door refrigerator with twin cooling plus and separate freezer drawer.
  - Dishwasher with StormWash technology.
  - Built-in microwave with glass touch control.
  - Stainless steel over the range hood fan.
  - Contemporary design hardware.

### Laundry and Storage Room:

- High efficiency front-loading washer and dryer.

### Luxurious Bathrooms:

- 4-5 piece master bathrooms.
- Contemporary style vanities.
- Polished stone countertops.
- Kohler undermount sink basin .
- Oversized porcelain tiles on floor and wet walls.
- Hand-set teal blue or turquoise crystallo accent tiles on wet walls.
- Fogless vanity mirrors in ensuite .
- Delta faucets.
- Radiant in-floor heating in master ensuite.

### Amenities:

- Two bicycle stalls per unit.

### In-Suite Technology:

- Electrical wiring for smart home devices.

### Sustainability:

- Low VOC materials.
- Energy-efficient appliances.
- Energy-efficient heating and cooling systems.
- Double-glazed energy-efficient windows.
- Storm water management.
- Native plant landscaping.
- Access to public transit.

### Optional Upgrades

- Bedroom upgrade to hardwood flooring.
- Gas fireplace in living room.

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In a continuing effort to meet the challenge of product improvements, the developer reserves the right to modify or change plans, specifications, and features without notice. Floorplans, elevations, room sizes, decks, and square footages are approximate and may vary from the actual built home. Furniture and décor items are shown as example only and are not included. This is not an offering for sale.