

# FIT & FINISH

# YORKE TOWNHOMES

## THE BATHROOMS

- Eased edge polished Quartz counter tops
- Kohler Wellbrook® modern square edge tubs with sloping lumbar support with upgraded contemporary tiles reveal a luxe spa atmosphere
- TruSpace™ vanity design with maximum storage in mind
- Kohler plumbing fixtures with porcelain vessel sink
- Comfort height Kohler toilets
- Matching bathroom Taymor hardware and accessories
- Environmentally conscious WaterSense fixtures, shower heads, and toilets
- Safety and pressure-balancing mixing valves for tub and showers for well-being

## ENERGY EFFICIENT & HEALTHY

- High efficiency Goodman furnace with Drip humidifier
- Electrostatic Furnace Cleaner, and a digital programmable thermostat.  
All duct work is professionally cleaned before possession.
- 50 Gallon energy saver electric hot water tank
- R-50 loose fill attic insulation for ultimate comfort
- Spray foam insulation in all cold areas under living spaces
- Formaldehyde-free batt insulation & expanding insulation in between all windows and doors
- Industry leading party wall detailing

## THE KITCHENS

- Award winning kitchen cabinetry design with a choice of color palettes
- Floor to ceiling ergonomic TRUspace™ contemporary kitchen cabinetry highlighting: Textured Italian Zero-line matte and textured finishes, accented by soft close door and drawer hardware and integrated storage
- Polished Quartz hard surface eased edge countertops
- Under-mount double bowl sink with industrial high arc single lever pull out faucet
- Full height tile kitchen backsplashes
- Gleaming Foundry™ custom made full height door hardware as per selections
- For the chef; stainless steel energy saving integrated appliances (Fridge, Stove, Glass Top Stove, Dishwasher, Hood Fan/ Microwave OTR
- Complete cabinetry with soft close Door and Drawer technology
- Deep drawers for pots and pans



## THE SUITES

- Beautifully appointed interiors by our award-winning interior design team with a choice of 3 timeless interior color schemes
- Contemporary imported high gloss ceramic tile, with custom set full height kitchen backsplashes
- A choice of high quality engineered wide plank flooring with acoustic underlay throughout main living area
- In-suite technology featuring integrated wiring, Smart Plug USB plug jack connection, and TV / Telephone connections in principal areas
- Convenient and ultra-quiet in-suite Energy Star Front load stacking Washer and Dryer vented to the exterior, with quick water shut off valve, and an easy access lint trap (only as required)
- Brilliant lighting: stay illuminated with our hand-picked energy efficient contemporary light fixtures throughout
- Sophisticated Elle 2" designer window treatment package for all windows
- Smooth panel doors with levered anti scuff and scratch door hardware throughout
- Modern sleek line profiled painted baseboards, door frames and casings, with a dent free fiberglass front door
- Ample Glide Free™ closet shelving and storage shelving (as per plan)
- Complete security system rough in for keypad and motion (rough in only)
- Hardwired carbon monoxide and smoke detectors
- G.F.I. Protected electrical outlets in bathrooms
- Approximately 8 - 9 FT ceilings throughout, featuring energy saving high performance windows
- Garage area is fully dry walled, fire taped, heated. Hose bib provided in garage
- Complete security system rough in for keypad and motion (rough in only)



## THE DEVELOPMENT

- Built by three year in a row Customer Choice Award Winner for highest customer satisfaction Truman Homes
- Peace of mind provided through our comprehensive warranty program: 1 Year on Workmanship & Materials, 2 Year Warranty of Delivery & Distribution Systems, 5 Year Building Envelope Coverage, and a 10 Year Structural Warranty
- Comprehensive coverage including deposit payments are protected by the Alberta New Home Warranty Program
- Maintenance free exteriors featuring private decks, patios and courtyards
- Oversize high performance energy saving windows and oversize doors/patio sliders as per plan
- Individual suite utility metering for maximum energy savings, coupled with individual programmable thermostat for temperature control
- Luscious professionally designed and irrigated landscaped area throughout the development