

# Remi B at 315 33 Ave NW

Get Cash Back

BED	BATH	SQ FT	HOME STYLE
3+	2.5+	2395	FRONT ATTACHED GARAGE HOME

GARAGE TYPE

DOUBLE ATTACHED



QUICK POSSESSION

BLOCK: 19

STAGE: 12

LOT: 23

JOB: MPC-0-035242

COMMUNITY



SHOWHOME  
ADDRESS

Single Family  
Home with Front  
Attached Garage

523 - 37 Avenue  
NW

Single Family Home with Rear  
Detached Garage

451 - 37 Avenue NW

SHOWHOME  
HOURS

Monday - Thursday  
from 3 - 8PM

Weekend and  
Holidays  
from 12 - 5PM

CONTACT

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# Model Features

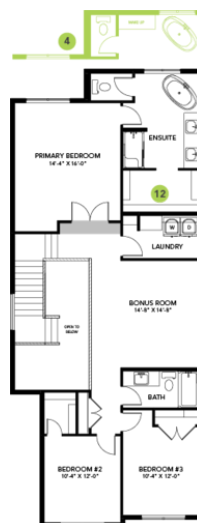
- This home has stunning open to above foyer and a 9' main floor.
- Walk through pantry and large island.
- Large pie lot.
- Flex room on the main floor.
- Three bedrooms on the second level and a large central bonus room.
- 5-Piece primary ensuite features a stunning, full height to ceiling tiled shower, 5'6" soaker tub and dual sink vanity.
- Separate side entrance and 9'4" foundation height is perfect for a future income suite.
- Spindle railing on the stairs and upper bonus room creates an open feeling.
- Splatter texture ceiling vs "popcorn" ceiling.
- 50" Linear Ortech LED electric fireplace.
- Quartz counters in the kitchen and all bathrooms.
- Luxury Vinyl Plank flooring throughout the main floor and all "wet" areas.
- Stain proof carpeting by Mohawk.
- Every Bedrock Home comes complete with a modern smart home technology system (Smart Home Hub), Ecobee thermostat, and video doorbell & Weiser Halo Wi-Fi Smart keyless lock with touch screen.
- This Bedrock home comes with an appliance package that includes stainless steel kitchen appliances: 28 cu. Ft. French door fridge with bottom pull out freezer and ice machine, a 5 burner range, an OTR microwave, and a built-in dishwasher.
- The laundry is high efficiency, front load washer and dryer in white.
- Energy efficient features include triple pane, Low-E, argon gas filled, Energy Star rated windows, heat recovery ventilator, and 96.5% efficient and direct vented furnace. 80 gal hot water tank, and Bedrock's "Hotbox system".

## Floor Plans

MAIN FLOOR



SECOND FLOOR



LEGAL BASEMENT SUITE

