

Priya B at 712 30 Ave NW

Get Cash Back

BED	BATH	SQ FT	HOME STYLE
4	3	2228	FRONT ATTACHED GARAGE HOME

GARAGE TYPE

DOUBLE ATTACHED



QUICK POSSESSION

BLOCK:	23	LOT:	25
STAGE:	11	JOB:	MPC-0-035239

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

Diana Diduch
587-521-7744

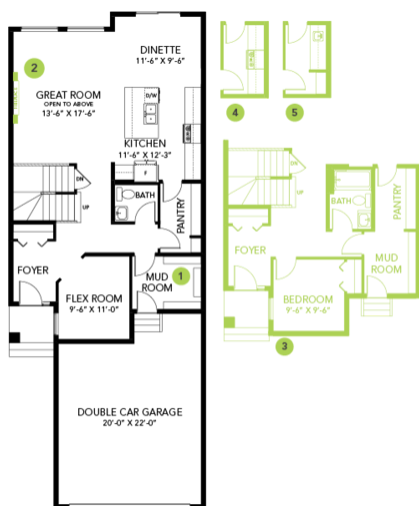
Model Features

- A stunning open to below floorplan; 2228 Sq Ft.
- Located on a traditional 26' pocket home site (lot).
- Includes a main floor bedroom and full bathroom with a fully tiled shower.

- The main floor features a spacious living room, dinette, and central kitchen with a walk-through pantry, and 41" soft close upper cabinets.
- Every Bedrock home comes complete with a modern smart home technology system (Smart Home Hub), Ecobee thermostat, a video doorbell & Weiser Halo Wi-Fi Smart keyless lock with touch screen.
- Spindle railing on the stairs and upper hall to create an open feel from the main floor to upper level.
- Built with a 5-piece primary ensuite with upgraded tiled stand-up shower, dual sinks and a soaker tub.
- Upgraded splatter texture ceiling (no popcorn).
- Sliding barn door added to the primary bedroom walk-in closet.
- Double compartment stainless steel undermount kitchen sink, complete with a chrome finish faucet with pulldown sprayer and 1.5gpm aerator.
- Includes a complete appliance package that includes Stainless steel kitchen appliances including a 28cu. Ft. French door fridge with bottom pull out freezer and ice machine, range, an OTR microwave and a built-in dishwasher. The Laundry is a high efficiency front load washer and dryer in white.
- 50" Linear Ortech LED electric fireplace.
- 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, 80gal hot water tank and Bedrock's "Hotbox" system.
- Quartz counters in the kitchen and all bathrooms. Luxury Vinyl Plank flooring throughout the main floor and all "wet" areas.
- Advanced wear and stain protection carpet w/35oz. weight and 8 lbs. under pad.
- Painted basement floor and removable 5'x 2' dual slider windows
- 3 windows in the basement.
- Basement windows are wide enough to drywall through for future basement development.
- All ductwork cleaned prior to moving in.

Floor Plans

MAIN FLOOR



SECOND FLOOR

