

Emerge Essence

2015-2016 | Duplex & Townhome Specifications



It goes without saying...

The features below are included in every single Bedrock Home.

STANDARD IN ALL HOMES	EMERGE	ESSENCE	COMPARE
Insulated electric garage door with 2 remotes and child protection sensors	•	•	
Screw piles (garage & deck) for reduced frost heaving and greater stability	•	•	
R20 fiberglass batt style insulation in exterior walls	•	•	
Minimum R40 loose fill insulation in ceiling	•	•	
R12 frost wall insulation in basement with wood studs	•	•	
Hardwired combination smoke and carbon monoxide detectors	•	•	
Bedroom circuits are Arc Fault Interruption protected for safety	•	•	
2 GFI weatherproof outlets on exterior of home	•	•	
Drip humidifier	•	•	
Pex home run plumbing with individual shut off valves	•	•	
3 piece bath rough-in in basement	•	•	
Low flow aerators in all plumbing fixtures (when applicable) to save on water consumption	•	•	
Full depth kitchen cabinets	•	•	

2015-16 Homes may contain non-standard features, and optional upgrades that are subject to additional cost. Prices, specifications and availability are subject to change without notice at any time. Please contact the Area Manager for details.

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EXTERIOR & FOUNDATION	EMERGE	ESSENCE	COMPARE
Full front & rear landscaping		•	
Full height foundation walls in attached garage	•	•	
WATERPROOFING			
Spray on damp proofing	•		
Waterproof basement foundation - System Platon Membrane		•	
WINDOWS & DOORS			
Dual pane, Low E, Argon filled. Energy star rated windows (above grade when applicable)	•		
Triple pane, Low E, Argon filled. Energy star rated windows (above grade when applicable)		•	
"Blue Goo" envelope sealant on windows and roof flashing to prevent leaks	•	•	
Durable fiberglass exterior doors with greater insulation value	•	•	
Driveway to be full width of the garage	•	•	
DRYWALL & INSULATION	EMERGE	ESSENCE	COMPARE
Insulated rim board for greater air & vapour seal	•	•	
Spray foam in exposed floor areas including living space over garage to prevent cold spots	•	•	
ELECTRICAL	EMERGE	ESSENCE	COMPARE
TV outlet complete with RG6 grade Coaxial cable and Cat5e Ethernet outlet located in great room	•	•	
Phone outlet complete with Telephone and Ethernet outlet utilizing Cat 5e wiring located in kitchen	•	•	
Data outlets complete with RG6 grade Coaxial cable, Cat5e Ethernet outlet, and Cat5e Telephone outlet located in Master bedrooms, den (if applicable), office (if applicable), and bonus room (if applicable)	•	•	
Motion activated switches for touchless lighting control (see specifications and plans)		•	
Rough-in central vacuum outlets		•	
Longer lasting /energy saving CFL bulbs when applicable		•	
PLUMBING & HEATING	EMERGE	ESSENCE	COMPARE
92% efficient furnace (brand name)	•	•	
Active heat recovery ventilator to recycle heat and save energy	•	•	
Touch screen thermostat & HRV control (Wi-Fi)		•	
40 gallon high efficiency hot water tank	•	•	
Rear deck equipped with gas line for BBQ		•	
Waterline at fridge location	•	•	
FAUCETS			
Kitchen faucet with pull out sprayer	•	•	
Kohler brand faucets & fixtures - Coralais	•	•	

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KITCHEN	EMERGE	ESSENCE	COMPARE
Thermofoil or maple melamine cabinets	•	•	
Double stainless steel kitchen sink	•	•	
Pots and pans drawer		•	
Flat Lay laminate countertops		•	
APPLIANCES	EMERGE	ESSENCE	COMPARE
No appliances included	•		
Whirlpool 22cuft Top Fridge Bottom Freezer with Ice maker- White or Black		•	
Whirlpool 30" Ceran Top Range with Self Clean and Convection Oven- White or Black		•	
Whirlpool 24" Dishwasher with 4 cycles - White or Black		•	
Whirlpool 5.2cuft Front Load Washer in White		•	
Whirlpool 7.4 cuft Front Load Dryer in White		•	
Whirlpool 1.7cuft OTR microwave Hoodfan Combination 180CFM- White or Black		•	
INTERIOR FINISHING	EMERGE	ESSENCE	COMPARE
Laminate on main floor (see specifications & plans for areas)	•	•	
Ceramic tile flooring in bathrooms (see specifications & plans for areas)	•	•	
12x12" tile backsplash in kitchen	•	•	
Hunter Douglas blinds package		•	
BCF nylon with advanced stain guard/static control carpet	•	•	
Minimum 35oz Face weight carpet	•	•	
4.5lb carpet underlay throughout	•		
7.5lb carpet underlay throughout		•	
Choice of 4 available door styles (Riverside, Carrera, Cheyenne, or Colonist)	•	•	
EXTRAS	EMERGE	ESSENCE	COMPARE
Legal fees included in purchase price*	•	•	
Professional moving service included**		•	
Duct cleaning HRV service and air filter replaced prior to move in	•	•	
Energuides modeled/rated homes		•	
Conasys home owner manual		•	

*If the purchaser uses Bedrock Homes Limited's approved law firm & lender. Excludes disbursement fees

**Moving service up to \$1,000