



REALTY INC., BROKERAGE

Lot 19 Sherrilee Inclusions

- Stone skirt and stucco on front facade, brick main floor all around 3 sides with vertical vinyl board and batten on second level on 3 sides
- Black exterior window frames
- covered pressure treated rear deck 22' x 12' with metal spindles
- insulated metal garage door
- Asphalt Shingles
- Side door entrance to garage
- 2 storey foyer
- 10 foot ceilings in Kitchen, Dining, and Great Room
- 8' ceilings on upper level
- Gas Fireplace with mantle
- Quartz counters in kitchen and baths
- Oversized kitchen island with overhang
- Butler's pantry with cabinetry and quartz counters
- Pantry with shelving
- All closets with rod and shelf
- 5 Piece Master ensuite includes glass tiled shower and free-standing tub
- Bedroom #2 ensuite to include glass tiled shower
- Jack & Jill bathroom with two sinks and one-piece acrylic tub/shower surround
- Freestanding laundry tub included
- Plumbing roughed-in for basement bathroom
- Engineered hardwood flooring in great room, and all upstairs in bedrooms
- Oak stairs to second floor with metal spindles
- 12 x 24 inch tiles stacked in bathrooms, hallway entrance, kitchen and eatery, mudroom
- Tiled backsplash in kitchen with undermount lighting
- Pot lights 10 interior and 10 exterior