

FEATURES: INTERIOR

- Variety of Designer wall, floor & kitchen cabinet colour schemes.
- Environmentally friendly low VOC paint.
- Premium trim & finishing details include contemporary baseboards, door & window sill details, all installed with expert craftsmanship.
- Natural gas forced air furnace with optional heat pump.
- Natural gas barbeque outlet on main floor sundeck with heater option.
- Full height daylight basement is partially completed for a bedroom, den, bathroom, great room & large storage/work shop area.
- Quality Stainmaster carpet with high-density underpad on stairs and main floor bedrooms. Premium engineered laminate flooring throughout the main area.
- Contemporary light fixtures and quality lever door hardware throughout.

FEATURES: EXTERIOR

- Designed by leading Architect Jerry Ellins.
- Timber, stone & cedar shingle details with a contemporary colour scheme.
- Hardi-plank & heritage colour scheme premium vinyl siding for low maintenance cost, long lasting appeal & durability.
- Rain screen technology on all exterior walls, widow and door openings.
- 35 Year warranty architectural fibreglass shingle roofing.
- Energy-Star, Low-E Argon, Smartglass, double glazed thermal vinyl windows for improved comfort throughout the home, include screens.
- Exposed aggregate concrete driveways with feature patio stone courtyard areas.
- Landscape architecturally designed with rockwall features and efficient in ground irrigation.

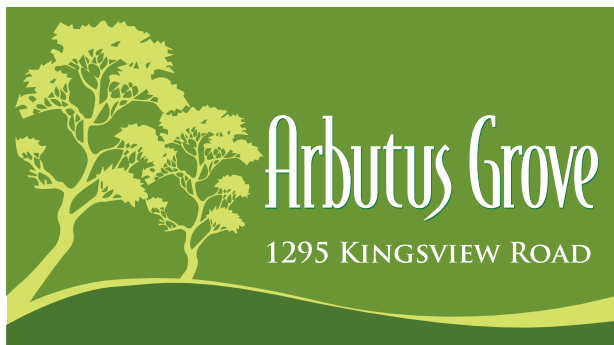
Suncraft Construction Ltd.

PO Box 584, Duncan, BC, V9L 3X9

For a personal consultation please email Curtis Stretch at: suncraft@shaw.ca

2-5-10 Year NEW HOME WARRANTY through Traveler's Guarantee of Canada for peace of mind.





OUTSTANDING KITCHENS

- Raised panel cabinets with large designer handles and soft close drawers.
- Double, under mount stainless steel sink with pull out spray faucet.
- Stainless steel Energy star appliances throughout kitchen including; Ceramic top self cleaning convection range, large ice/water fridge, energy efficient, programable hoodfan microwave & dishwasher.
- Ergonomic kitchen with island, solid quartz counter tops, tile splash and under cabinet lighting.

QUALITY BATHROOMS

- Raised panel double ensuite vanity with designer top & semi vessel basin sinks.
- 5' fibreglass ensuite shower or tub/shower and main bathroom tub/shower in each home.
- Large main bathroom vanity with drawers and extra storage.
- Reliable & stylish Moen fixtures.
- Premium, elongated, easy clean toilets.
- Oversized framed mirrors with co-ordinated designer bath hardware.
- High quality vinyl tile flooring in all bathrooms and laundry areas.

LOCATION & SURROUNDING AREA

- Arbutus Grove is completely surrounded by designated green space with natural North facing views from your sundeck & almost every room yet still private.
- Also only minutes to - Duncan city centre & shopping, Maple Bay beach & boat launch, moorage, great local restaurants, parks, playground, tennis, golf, on Public Transit.
- Some of the best hiking, biking & walking trails are right out of your front door from novice to pro. This is a popular, well travelled area with plenty of space for your four legged friends too. A great place to enjoy some of the most beautiful nature & views in the area and to call home.

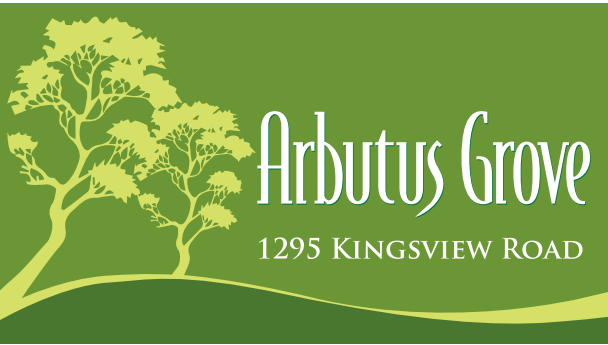
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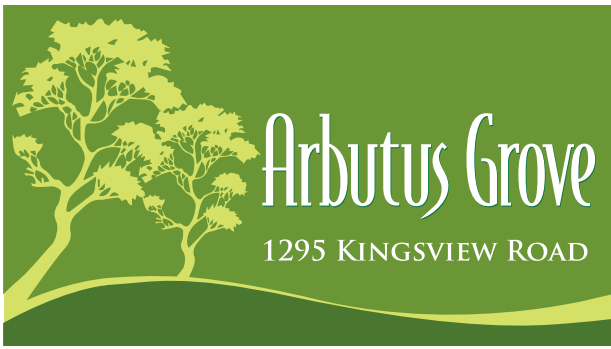


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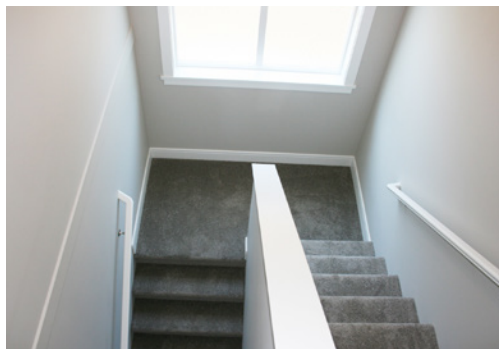
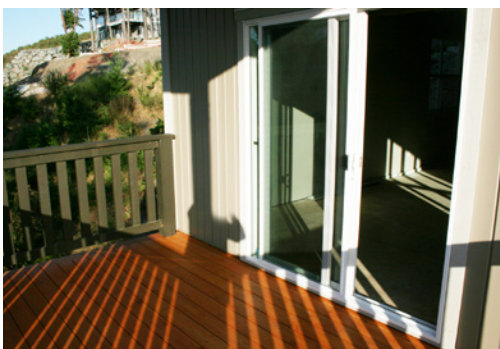
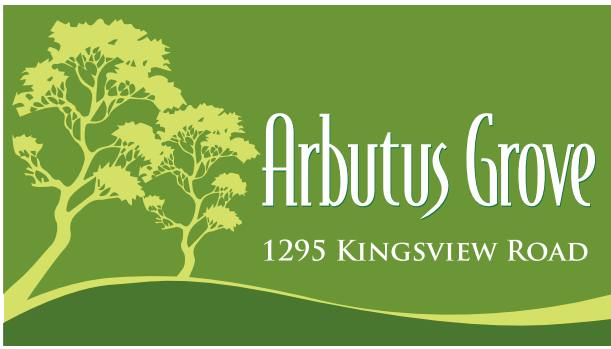
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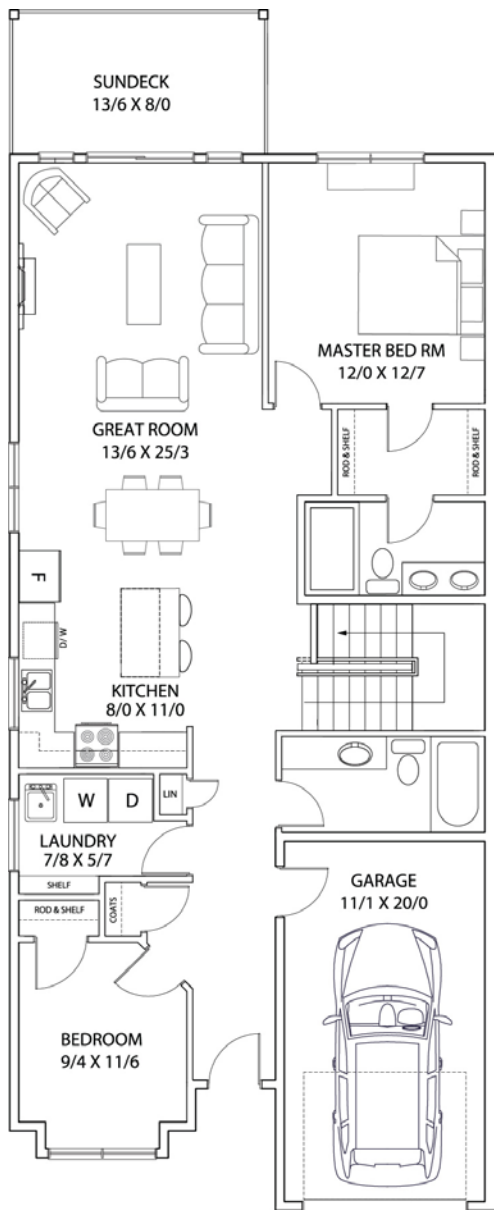
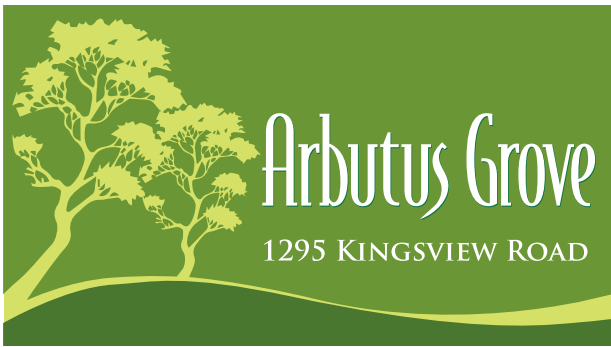
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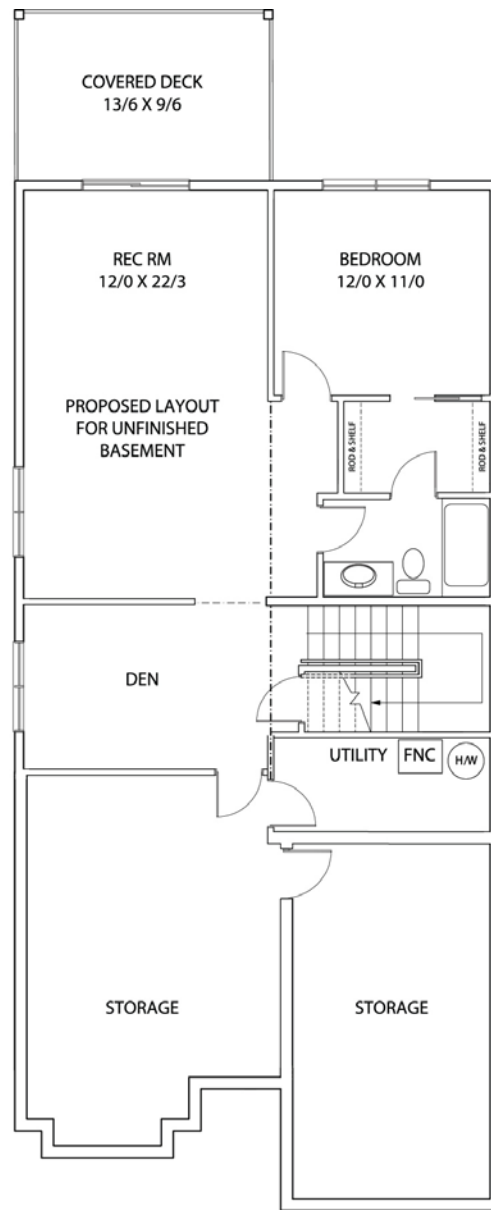
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A MAIN FLOOR PLAN



A LOWER FLOOR PLAN

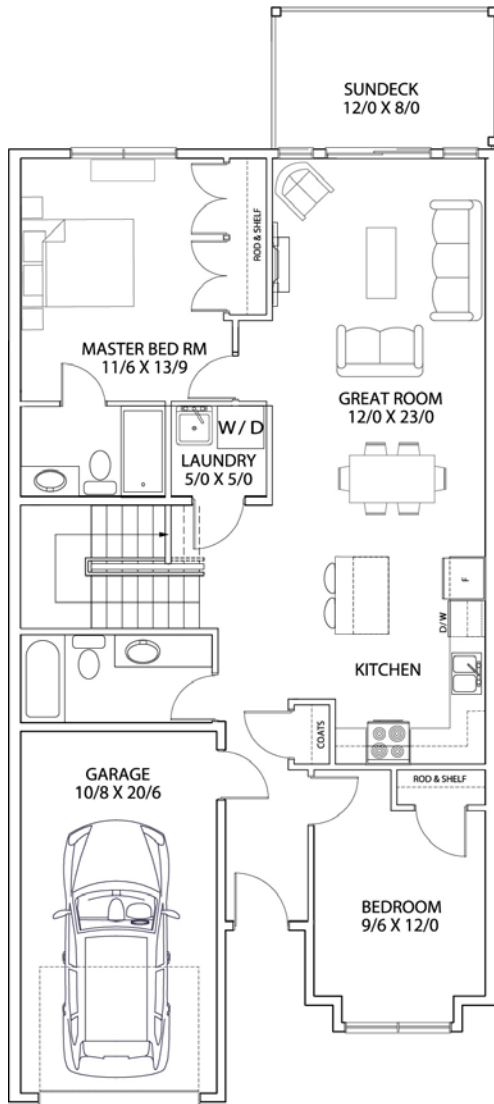
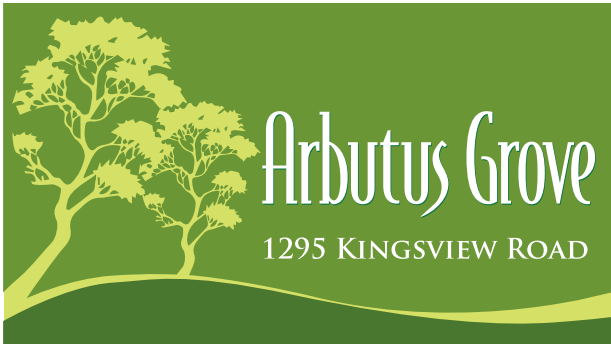
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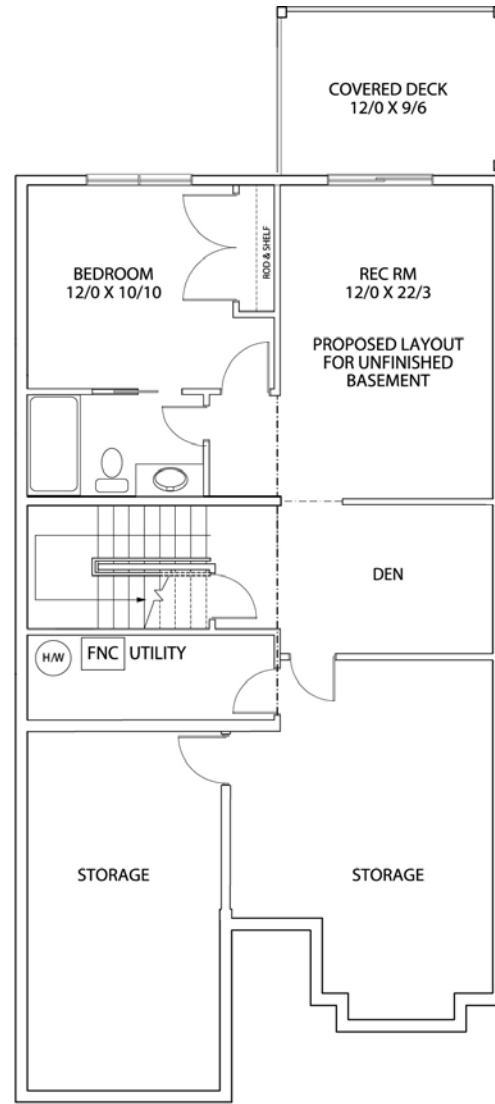
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B MAIN FLOOR PLAN



B LOWER FLOOR PLAN

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