



The Glade

It's closer than you think.

Promotions

Over \$100,000 in Value!

FREE Finished Basement

PLUS!

\$20,000 in FREE Upgrades

PLUS!

FREE Upgraded Modern Elevation

Please speak to a Sales Professional for more details

Belinda Oke
(519) 803-4758

Presentation Centre Information

43 Everton Drive, Guelph

Details subject to change without notice E & O.E. (November 18, 2023)

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The Element Series

Two-Storey Detached Homes on 30' Lots

MODEL	SQ.FT.	A Elevation	C Elevation \$20,000 OFF!
Monaco II	2,000	\$1,134,900	\$1,154,900 \$1,134,900
Odyssey II	2,300	\$1,179,900	\$1,199,900 \$1,179,900

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The Radiance Collection Quick Closing Semi-Detached Homes

Lot	Model	Address	SQ.FT.	Price
207-1	Sapphire C1	10 Lee Street	1,760	\$1,059,900 \$979,900

Includes over \$138,000 in upgrades:

- Stainless steel electric appliance package including microwave, fridge, dishwasher, stove, rangehood, washer, and dryer
- Upgraded cabinetry in kitchen
- Upgraded cabinetry features in kitchen including microwave shelf, fridge build-out with gable ends, tilt front, deep drawers, garbage cabinet and valance with lighting
- 6' patio door in lieu of 5'
- Cold room in basement
- Oak railings, newel pots, spindles and steps on main staircase
- Exterior potlights
- Interior potlights in kitchen and great room
- Glass shower door, recessed niche, and stone shower seat in ensuite
- Upgraded faucets in ensuite, ensuite shower, main bath, main bath tub/shower, and powder room
- Water softener
- Ceramic baseboard and drain in laundry closet
- Stone counters in kitchen, ensuite, main bath and powder room
- Kitchen island with breakfast bar and waterfall ends
- Upgraded hardwood flooring in great room, upper hall, primary bedroom, and sitting area
- Upgraded ceramic tile in foyer, main hall, mud room, kitchen, breakfast, powder room, lower landing, ensuite and main bath
- Backsplash in kitchen
- Central air conditioning
- Upgraded faucet with secondary sip faucet and upgraded sink in kitchen
- Finished 3-pc bathroom in basement
- Cold room in basement
- Level 3 fully-finished basement



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Lot	Model	Address	SQ.FT.	Price
207-2	Sapphire C2	12 Lee Street	1,760	\$1,082,900 \$999,900

Includes over \$159,000 in upgrades and lot premiums:

- Extra-wide lot
- Stainless steel electric appliance package including microwave, fridge, dishwasher, stove, rangehood, washer, and dryer
- Upgraded cabinetry in kitchen
- Upgraded cabinetry features in kitchen including microwave shelf, fridge build-out with gable ends, tilt front, deep drawers, garbage cabinet and valance with lighting
- 6' patio door in lieu of 5'
- Cold room in basement
- Oak railings, newel pots, spindles and steps on main staircase
- Exterior potlights
- Interior potlights in kitchen and great room
- Glass shower door, recessed niche, and stone shower seat in ensuite
- Upgraded faucets in ensuite, ensuite shower, main bath, main bath tub/shower, and powder room
- Water softener
- Ceramic baseboard and drain in laundry closet
- Stone counters in kitchen, ensuite, main bath and powder room
- Kitchen island with breakfast bar and waterfall ends
- Upgraded hardwood flooring in great room, upper hall, primary bedroom, and sitting area
- Upgraded ceramic tile in foyer, main hall, mud room, kitchen, breakfast, power room, lower landing, ensuite and main bath
- Backsplash in kitchen
- Central air conditioning
- Upgraded faucet with secondary sip faucet and upgraded sink in kitchen
- Finished 3-pc bathroom in basement
- Cold room in basement
- Level 3 fully-finished basement

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