

Signature Specifications

Featuring distinguished brands, designer accents and uncompromising attention to detail, our Signature Specifications ensure quality and performance across the board, with distinctive character and tailored finishes creating the perfect blend of form and functionality.

SOPHISTICATED INTERIORS

- Three (3) designer-curated interior colour palettes to choose from, each offering additional designer options
- 10' main floor ceiling (bungalow homes)
- 9' basement ceiling
- Knock-down textured ceilings
- Luxury vinyl plank flooring in foyer, hall, half bath, living room, side/rear entry, kitchen and dining area
- 12" x 24" ceramic tile in laundry, main bath and ensuite
- Mohawk carpet with 8 lb. underlay
- 3" flat baseboards with 2¼" door and window casing
- Paint-grade rail with spindles
- Interior hardware in choice colours
- Choice of quartz countertops in kitchen, ensuite and half bath
- Soft-close hinges on all drawers
- Full laundry rooms with Whirlpool front-load washer and dryer
- 36" Kingsman gas fireplace
- Free-slide white wire shelving throughout
- Swing doors on all closets
- Decora switches and receptacles

INVITING CHEFS' KITCHENS

- Stainless steel under-mount sink with Moen pull-down chrome faucet
- Choice of melamine or MDF cabinetry in range of profiles with several hardware options
- 36" tall cabinetry with a 12" stacked cabinet on top (bungalow homes)
- Faber stainless steel chimney hood fan
- Appliance selection at Trail Appliances

DIVINE BATHROOM DETAILS

- 5-piece master ensuite
- Full-width 42" high mirror over backsplash
- Vanities to complement kitchen cabinetry
- Fibreglass shower base with tiled walls in ensuite plus 6mm clear glass shower door with chrome frame

ATTRACTIVE EXTERIORS

- Aluminum-clad triple-pane low-e argon-filled windows
- James Hardie fibre cement siding or textured acrylic stucco
- Insulated stained fibreglass 8' front door
- Pre-cast concrete front step and front window well
- 6' high privacy fence down shared property line from house to garage
- Front yard landscaping package
- Two (2) 60" x 30" double slider white vinyl basement windows
- Double-car paired detached garage on paved lane
- Broom-finished concrete front and rear walkways
- Natural gas line for barbecue

LEADING TECHNOLOGY

- Party Wall: two (2) independently constructed walls with 1" airspace, insulation, double layers of drywall and acoustical seal, providing fire and sound protection between homes
- One (1) dual port USB plug at kitchen island location
- 75 gallon electric hot water tank
- 3-piece roughed-in basement plumbing
- 96% high-efficiency 2-stage furnace with variable speed fan including MERV 11 media air cleaner
- Active heat recovery ventilator (HRV) system
- GeneralAire 900 humidifier
- Nest™ Learning Thermostat

BAYWEST HOMES'

ALBERTA NEW HOME

WARRANTY PROGRAM COVERAGE

- 1-year workmanship and building materials warranty
- 2-year delivery and distribution systems warranty
- 7-year building envelope coverage
- 10-year structural coverage