

Model Name:

VIRTUE

Style of the home:

**MODERN
BEACH**

**5 bedrooms 4 full bathrooms on the
main and upper floors.**

Open to above foyer.

**Developed 2 bedrooms and
1-bathroom legal suite.**

**Customized kitchen cabinets and a
spice kitchen with beautiful pantry .**

Ensuite Spa package.



THE EXTERIOR PHOTO IS FOR ADVERTISEMENT PURPOSES ONLY

34 SOUTH SHORE BAY, CHESTERMERE

2975 SQ.FT

BASEMENT: 1336 SQ.FT

Developed legal suite.
Side entrance.
2 large bedrooms.
1 bathroom
MDF shelves in all closets.
Appliance: 30" electric range and oven, 36" fridge freezer.
Laundry rough-in.
Approximately 9' ceiling

MAIN FLOOR: 1353 SQ.FT

Open to above foyer.
Main floor bedroom and full bathroom.
Main floor 9' ceiling and 8' doors.
Spice Kitchen with MDF pantry.
Mudroom with MDF built-ins.
MDF shelving throughout the main floor closets.
Main kitchen – Built in wall oven & Microwave, 30" gas cooktop,
36" fridge freezer, dishwasher.
Custom kitchen cabinets and quartz countertops.
Kitchen Island with flushed eating bar and 6" drop ceiling over the
kitchen Island.
Main floor separate dining area with coffered ceiling
Family area with built in gas fireplace.

Sliding patio door.
Over 100 sq.ft. of deck.
Tripple car garage.
Gas rough in for BBQ on the deck.

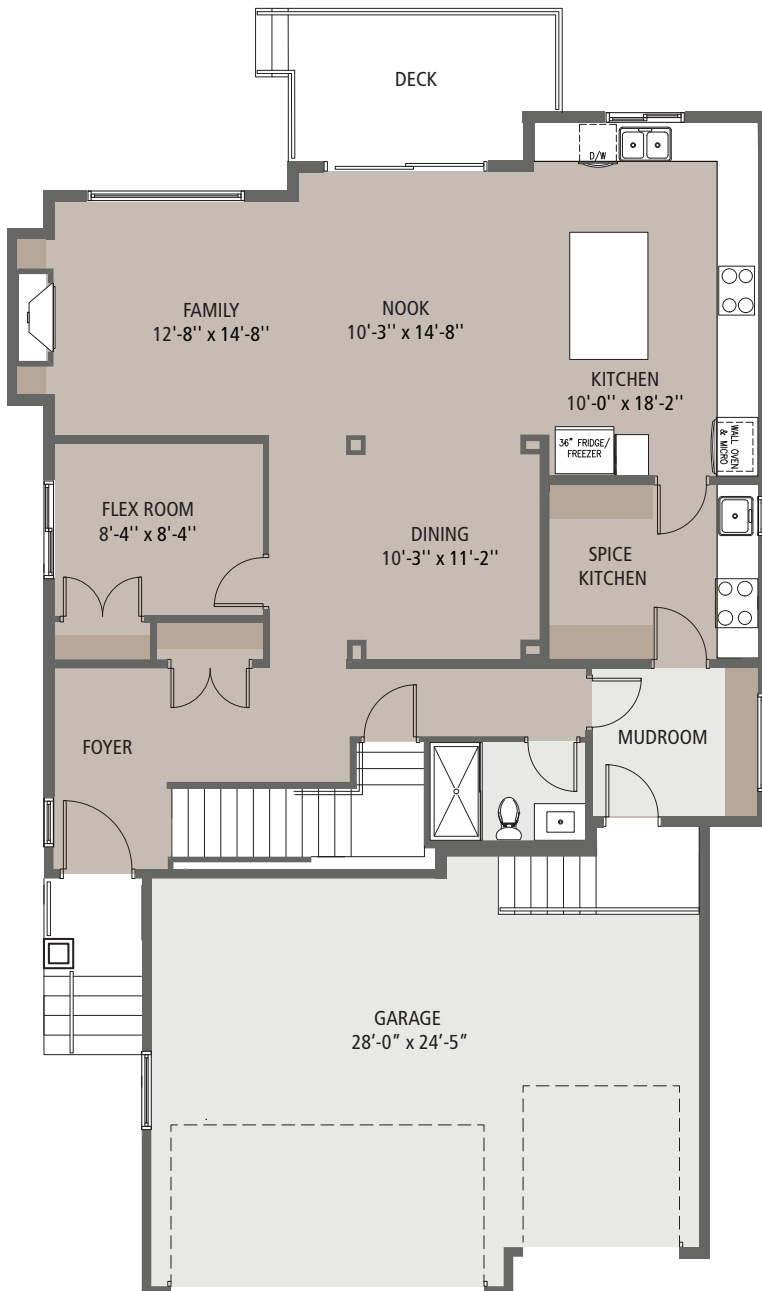
UPPER FLOOR: 1622 SQ.FT.

A total of 4 bedrooms, 3 bathrooms, laundry room,
and a bonus room on the upper floor.
Primary bedroom & bonus room with tray ceiling.
Jack & Jill bathroom.
The primary bedroom with a walk-in closet
Ensuite bathroom comes with a double vanity, free standing tub, shower
with tile base, tiled surround, tiled bench, and 10 mil glass doors.
Carpet in bedrooms and upper floor common/bonus area.
MDF shelving in all closets on the upper floor.
Laundry room with sink and upper as well as base cabinetry.

EXTERIOR:

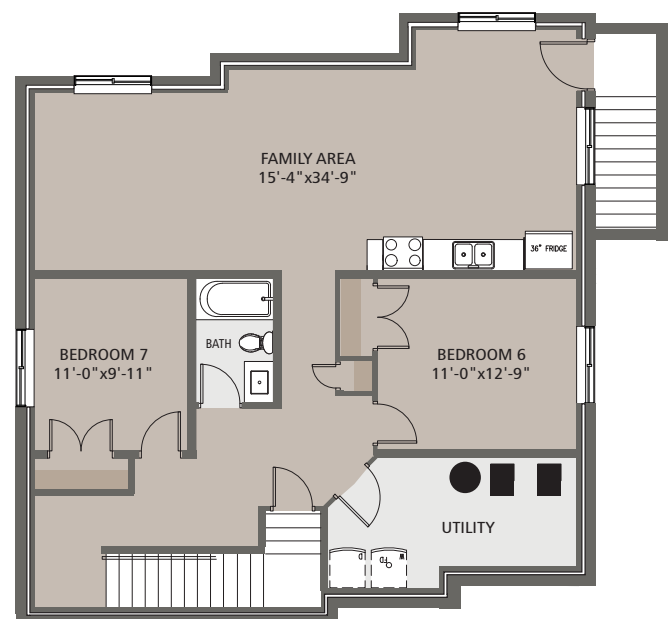
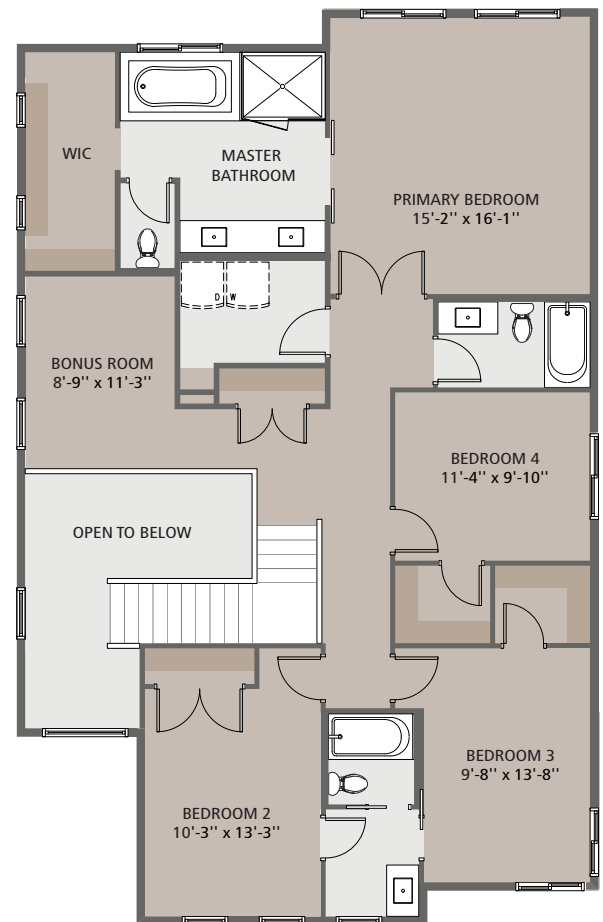
Fiber cement siding on the house
Wood grain metal accent siding
Smooth Panels
Black pro-stack Lite – stone masonry

Floorplans are illustrative for marketing purposes. Final plans may differ. Contact a Green Cedar Representative for more information.



MAIN FLOOR: 1353 SQ.FT

UPPER FLOOR: 1622 SQ.FT.



BASEMENT: 1336 SQ.FT



**GREEN CEDAR
HOMES**

Model Name:

VIRTUE

Style of the home:

CRAFTSMAN

**5 bedrooms 4 full bathrooms on
the main and upper floors.**

**Open to above at entry of the
home and family room.**

**Developed 2 bedrooms and
1-bathroom legal suite.**

**Customized kitchen cabinets and
spice kitchen.**

**9-foot ceiling on the main floor
and basement.**



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36 SOUTH SHORE MANOR, CHESTERMERE

2907 SQ.FT

BASEMENT: 1093 SQ.FT

Developed Legal suite.

Side entrance.

2 large bedrooms.

1 bathroom

Appliance: 30" electric range and oven,

30" fridge freezer, and a dishwasher.

Kitchen with pantry.

Stackable Laundry Rough-in.

Approximately 9' ceiling

MAIN FLOOR: 1429 SQ.FT

Open to above entry foyer.

Open to above family area.

Main floor bedroom and full bathroom.

Double door entry.

Main floor 9' ceiling and 8' doors.

Spice Kitchen & Pantry with 30" gas oven stove.

Main kitchen – Built in wall oven & Microwave, 30" gas cooktop,

36" fridge freezer, dishwasher.

Custom kitchen cabinets and quartz countertop.

Kitchen Island with flushed eating bar

and 6" drop ceiling over the kitchen Island.

Main floor separate dining area with a feature wall

Family area with built in gas fireplace.

Dining patio door.

112 sq ft deck in the back.

Triple car garage with a side door entrance.

UPPER FLOOR: 1478 SQ.FT.

A total of 4 bedrooms, 3 bathrooms, laundry room, and a bonus room on the upper floor.

Bonus room with a feature wall and overlooking the open to below foyer and family room.

Jack & Jill bathroom.

The primary bedroom with a tray ceiling.

The primary bedroom has a walk-in closet with a combination of MDF & Wire shelving.

Ensuite bathroom comes with a double vanity, soaker tub with tiled deck, shower with tile base and tiled surround, and 10 mil frameless glass doors.

Secondary suite on the upper floor.

Carpet in bedrooms and upper floor common/bonus area..

EXTERIOR:

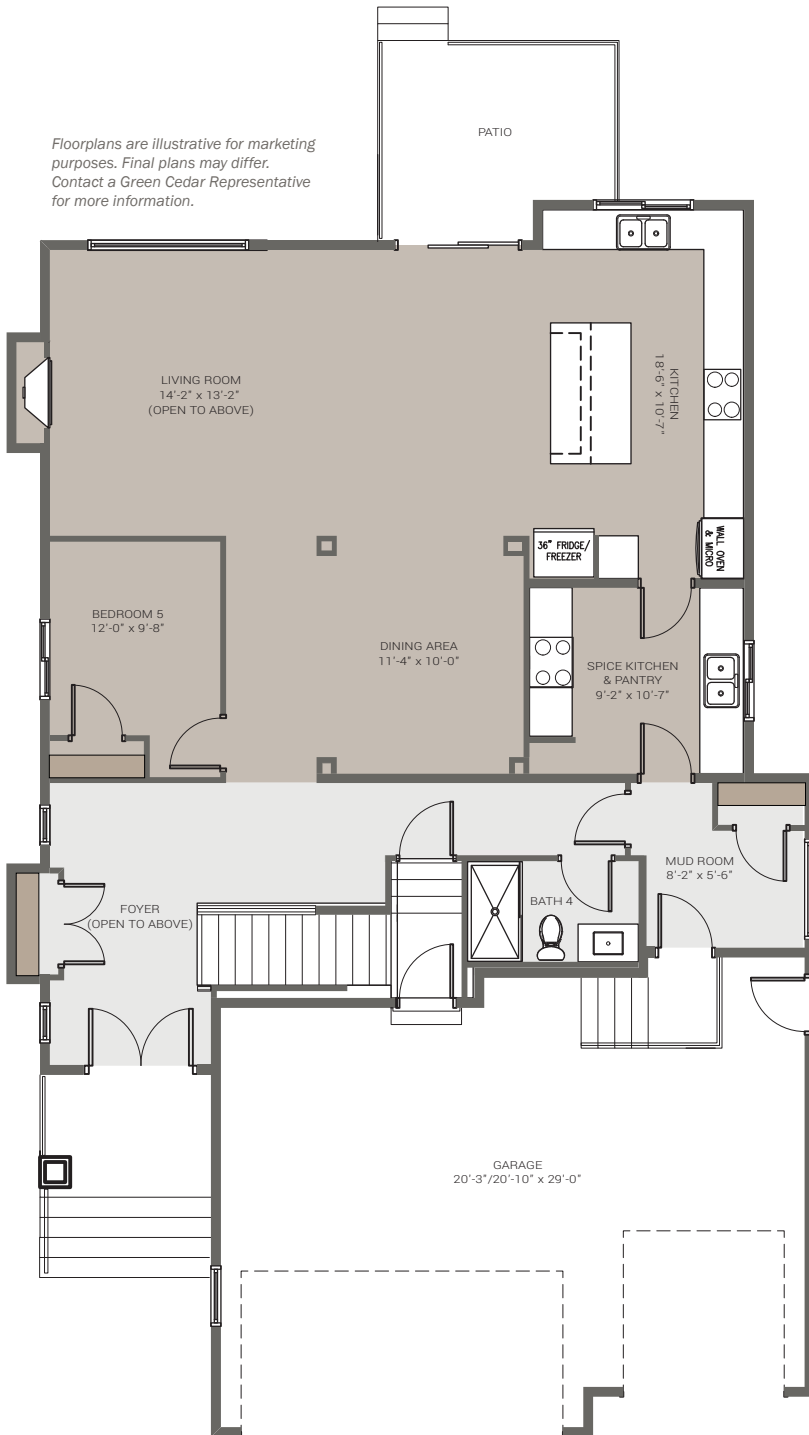
Hardie siding

Hardie Shakes on the front exterior.

Slate Castle Rock – stone masonry.

Exterior pot lights.

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UPPER FLOOR: 1478 SQ.FT.

