

← 32' →

Min. Lot Width

 5 Bedrooms

 4 Bathrooms

 Double Garage

THE LAWSON

2538 SQ.FT.

☐ Elements Specification

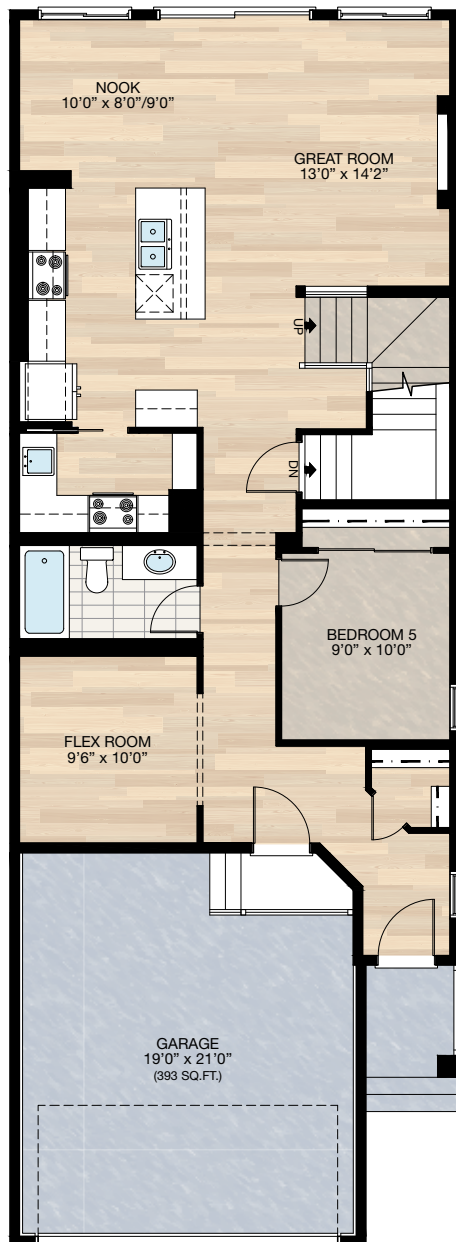
☐ Elite Specification



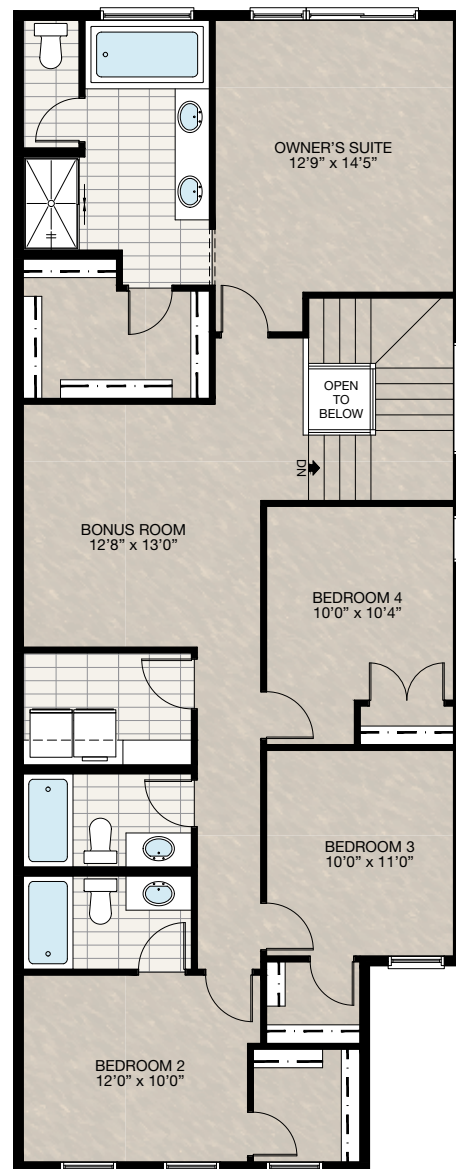
Trico Homes™
The Heart of Homebuilding®

STANDARD PLAN

THE
LAWSON
2538 SQ.FT.



MAIN
1116 SQ.FT.



UPPER
1422 SQ.FT.



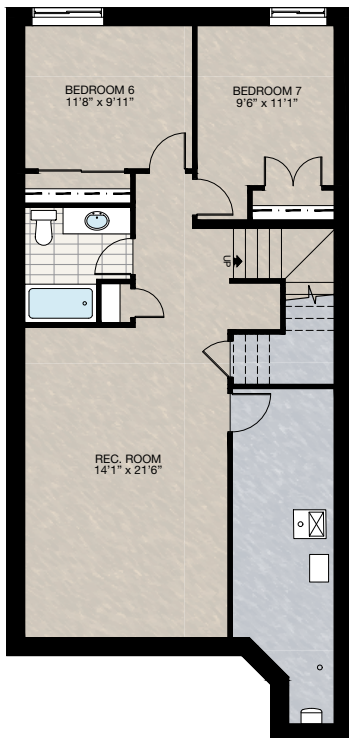
FEATURED OPTIONS



SELECT-1

BASEMENT DEVELOPMENT OPTION 1

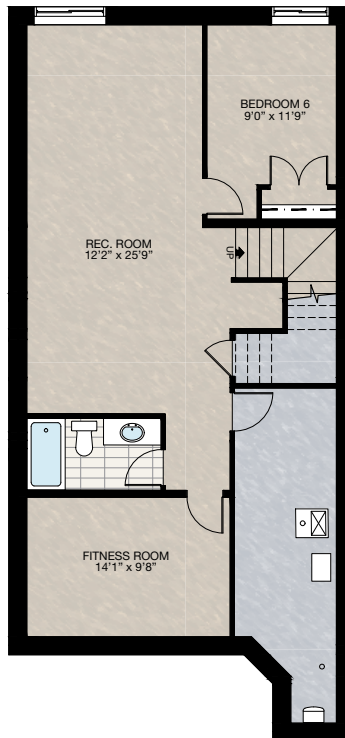
- 782 sq.ft. Developed area
- Includes finished basement stairwell
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade 60" x 24" DHSL window to 60" x 36" DHSL
- Add 48" x 36" DHSL window



SELECT-2

BASEMENT DEVELOPMENT OPTION 2

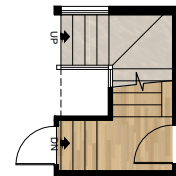
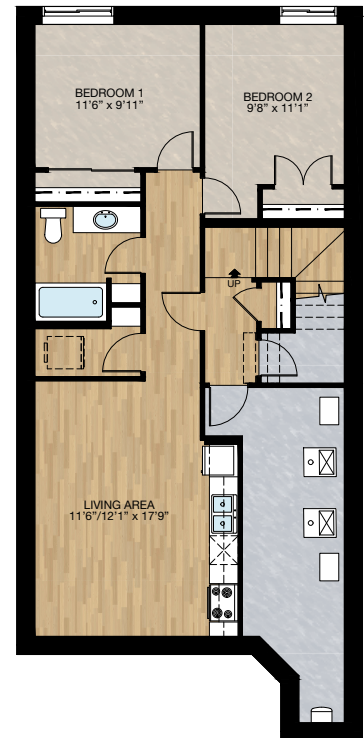
- 782 sq.ft. Developed area
- Includes finished basement stairwell
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade 60" x 24" DHSL window to 60" x 36" DHSL
- Add 48" x 36" DHSL window



SELECT-3

SECONDARY SUITE OPTION 1

- * Not available for short side zero due to side entrance
- ** Subject to grading max. 1 riser permitted, no steps can be added to exterior side entrance
- 768 sq.ft. Developed area
- Includes finished basement stairwell
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade 60" x 24" DHSL window to 60" x 36" DHSL
- Add 48" x 36" DHSL window



MAIN FLOOR STAIR FOR
SECONDARY SUITE OPTION 1

HARDWOOD

DECK

CARPET

CONCRETE

TILE

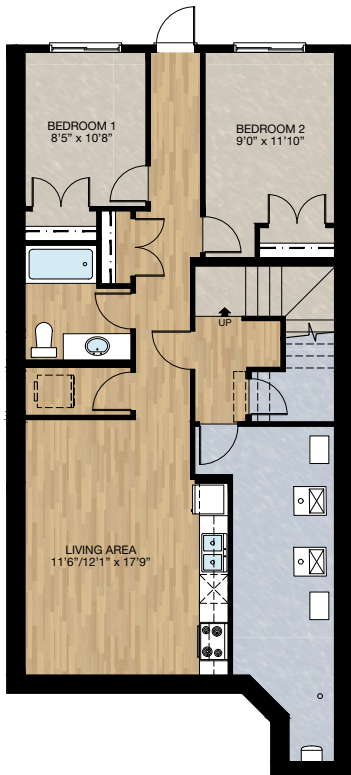
LVP

NOTES

THE
LAWSON
2538 SQ.FT.

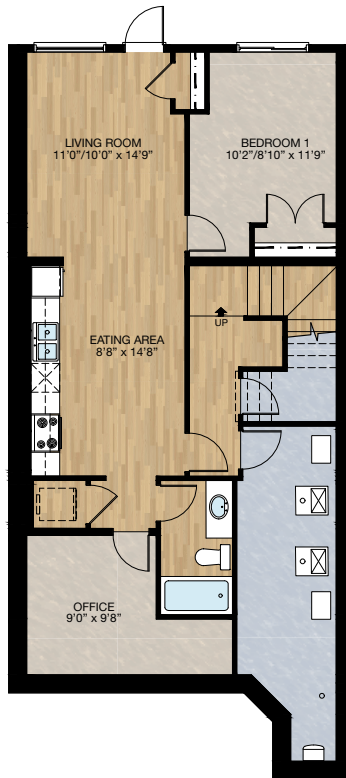
SELECT-4 WALK-OUT SECONDARY SUITE OPTION 1

- ** ONLY AVAILABLE ON WALK-OUT LOT
- 783 sq.ft. Developed area
- Includes finished basement stairwell
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade 60" x 60" window to 60" x 36" HSL



SELECT-5 WALK-OUT SECONDARY SUITE OPTION 2

- ** ONLY AVAILABLE ON WALK-OUT LOT
- 792 sq.ft. Developed area
- Includes finished basement stairwell
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)



Trico Homes is a local home builder, with new single and multi-family homes for sale in Calgary, Okotoks, Chestermere, Cochrane, Airdrie and DeWinton. Offering a great selection of starter, move-up, semi-estate and ultra-estate models in numerous communities, you'll find the house that's just right for you! Look for this model and many others in Ambleton, Belmont, Brawn Landing, Carrington, Chelsea, Chelsea Court Townhomes, Colours of Seton Townhomes, Cornerbrook, D'Arcy, Creek View, Dawson's Landing, Glacier Ridge, Hamilton Heights, Harmony, Homestead, Huxley, Legacy, Midtown, Pine Creek, Precedence, Rivercrest, Seton, Sirocco, Southbow Landing, Verona West Townhomes, West Springs, West83 Townhomes and Wolf Willow.

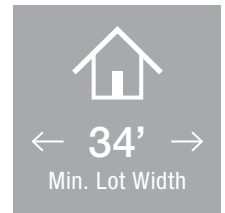


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Plan updated as of September 3, 2024.



tricohomes.com



 5 Bedroom

 4 Bathrooms

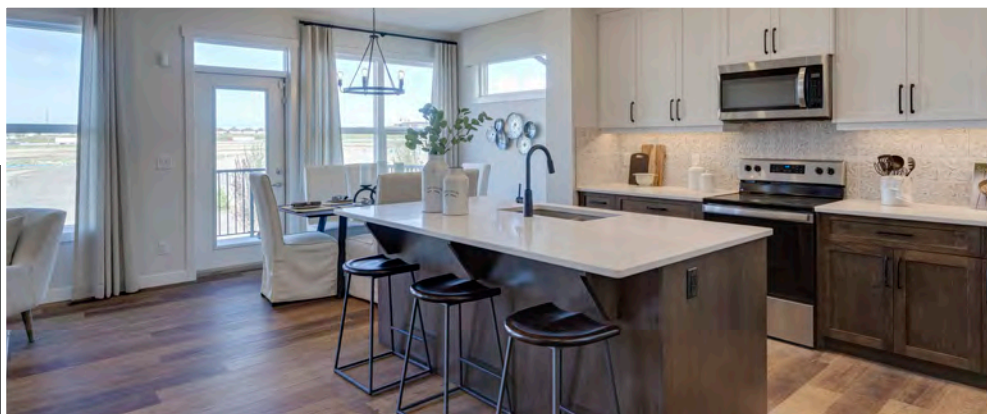
 Double Garage

THE SPRINGHILL

2664 SQ.FT.

☐ Elements Specification

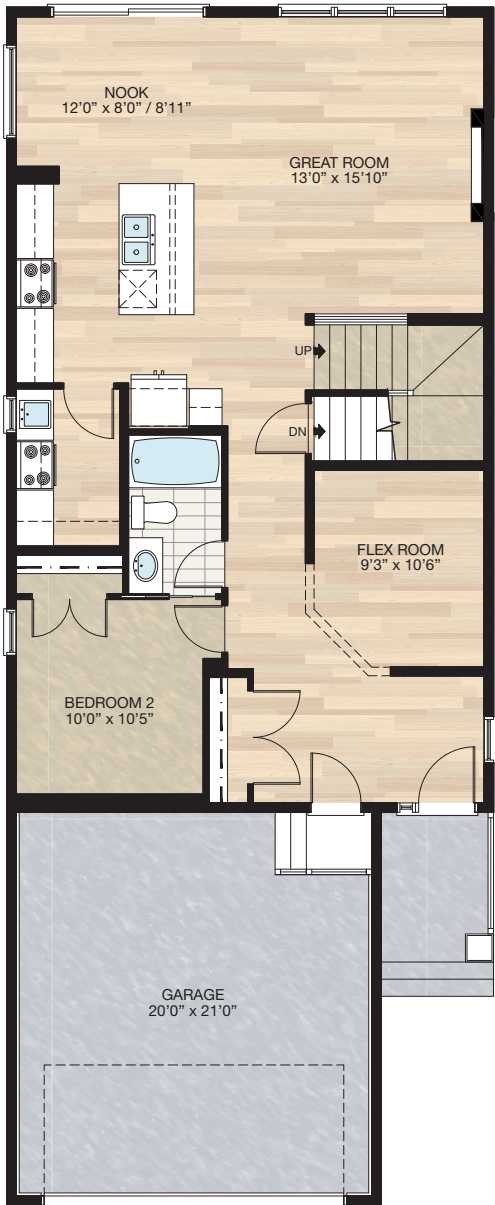
☐ Elite Specification



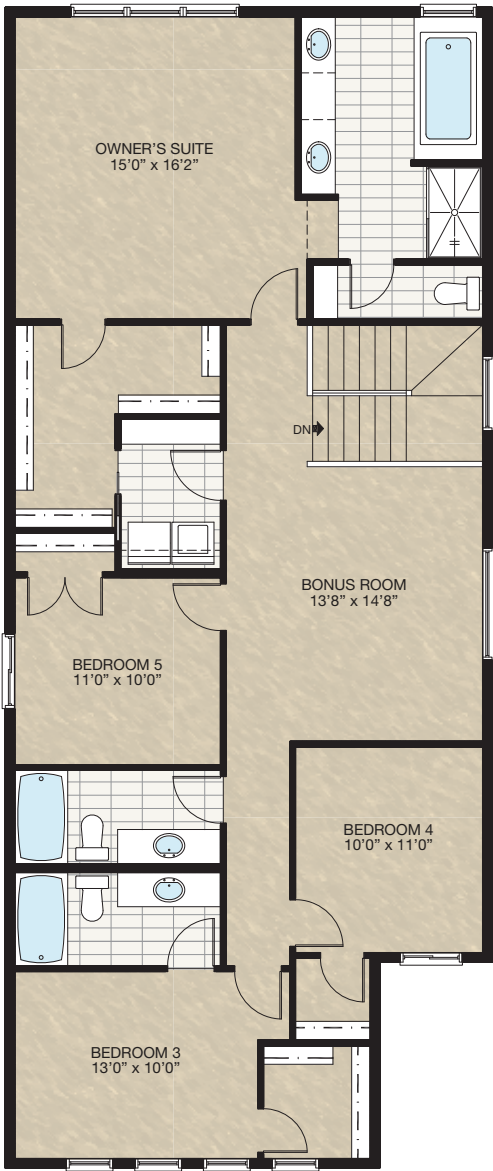
Trico Homes™
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STANDARD PLAN

THE
SPRINGHILL
2664 SQ.FT.



MAIN
1118 SQ.FT.



UPPER
1546 SQ.FT.

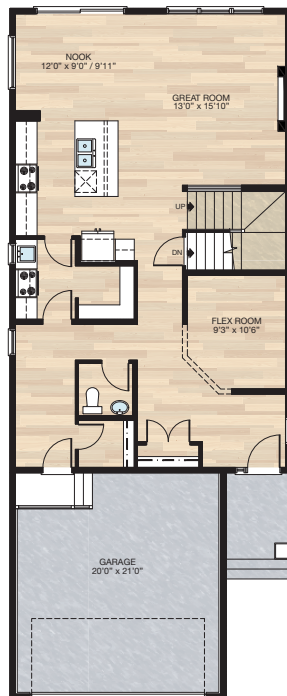


FEATURED OPTIONS



SELECT-1 SPICE KITCHEN, PANTRY & MUDROOM OPTION

- Delete Bedroom 2
- Delete tub/shower unit & vanity
- Kitchen moves towards garage 12" to increase nook size
- Decrease spice kitchen lower cabinet 12" & add 24" of upper cabinets
- Add pantry to spice kitchen
- Move 2'8" spice kitchen door to mudroom & replace with 2'6" door
- Change front entry closet doors from two 2'0" to two 2'6"
- Move garage door to mudroom
- Adjust window in mudroom



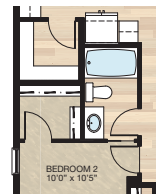
SELECT-2 PANTRY & MUDROOM OPTION

- Delete spice kitchen & replace with pantry shelves
 - Reduce pantry 7.5" this space is added to mudroom & walk-in closet
 - Mudroom window & lighting adjusted
 - Pantry door reduced to 2'6"
- *MUST be combined with **SELECT-1**



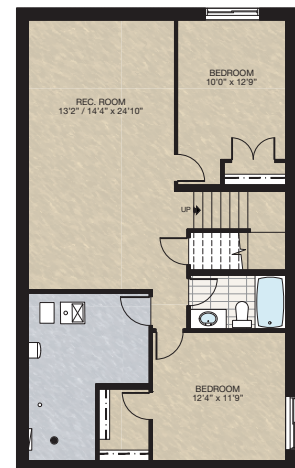
SELECT-3 PANTRY & WALK-IN CLOSET OPTION

- Delete spice kitchen
- Delete 24" x 40" window
- Change 2'8" door to 2'6" door to new pantry
- Add pantry shelving
- Change two 2'0" doors to 2'6" door to bedroom closet
- Add light & switch to bedroom closet
- Add additional shelving to bedroom closet



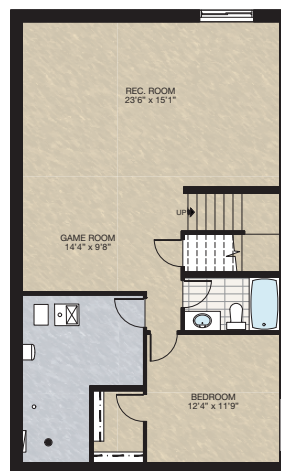
SELECT-5 BASEMENT DEVELOPMENT OPTION 2

- 815 Sq.Ft. developed area
- Includes finished basement stairwell
- Delete 2'8" door at top of stairwell
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- 60" x 24" DHSL changed to 60" x 36" DHSL
- 60" x 24" HSL changed to 60" x 36" HSL



SELECT-4 BASEMENT DEVELOPMENT OPTION 1

- 815 Sq.Ft. developed area
- Includes finished basement stairwell
- Delete 2'8" door at top of stairwell
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- 60" x 24" DHSL changed to 60" x 36" DHSL
- 60" x 24" HSL changed to 60" x 36" HSL



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

tricohomes.com

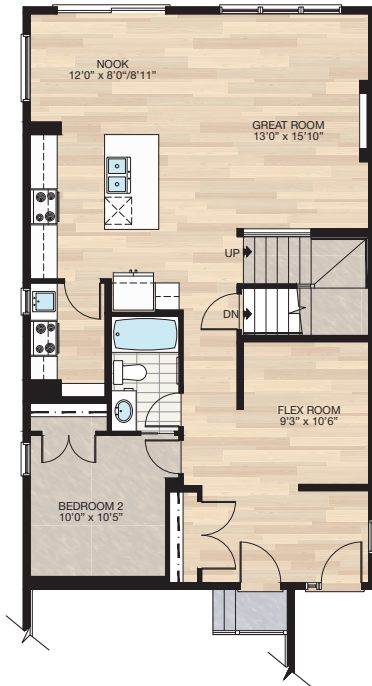
FEATURED SPRINGHILL OPTIONS



SELECT-8

ALTERNATIVE SPICE KITCHEN OPTION

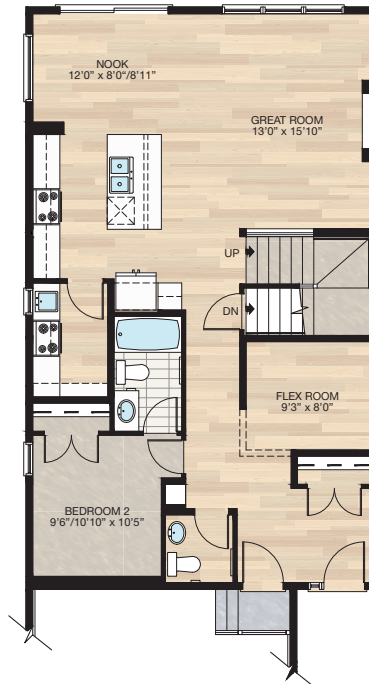
- Reduced lower cabinet space by 15" at spice kitchen
 - Added 21" upper cabinet to spice kitchen
 - Deleted two 66"x 16" wire shelving
 - Added four 39" x 12" wire shelving
- *CANNOT be combined with **SELECT-1,2 & 3** main floor options



SELECT-9

MAIN FLOOR HALF BATH OPTION

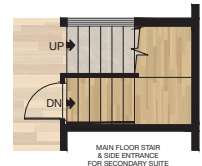
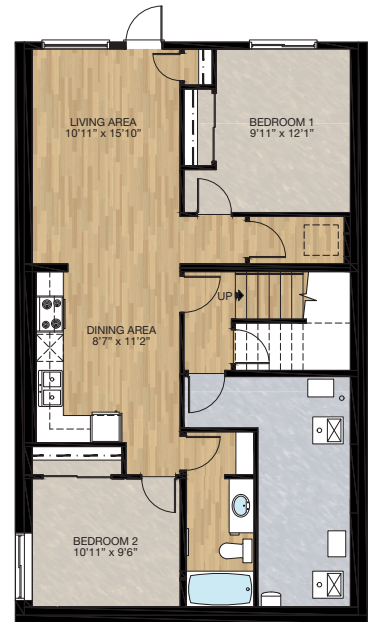
- Reduced bedroom 2 to accommodate half bath space
- Reduced flex room size to accommodate foyer closet
- Relocated foyer closet
- Added MDF capped niche
- Deleted 2'6" pocket door to bathroom in bedroom 2
- Change flush beam above foyer closet to drop beam to allow mechanical access to upper floor



SECONDARY SUITE

WALK-OUT OPTION

- 822 Sq.Ft. Basement development
- Included finished basement stairwell
- Add 1 riser to stairwell for 9' basement ceiling (8'9" headroom clearance)
- Change window from 60" x 24" DHS to 60" x 36" DHS at bedroom 2
- Rear windows and rear exterior entrance included with walkout basement upgrade



HARDWOOD

DECK

CARPET

CONCRETE

TILE

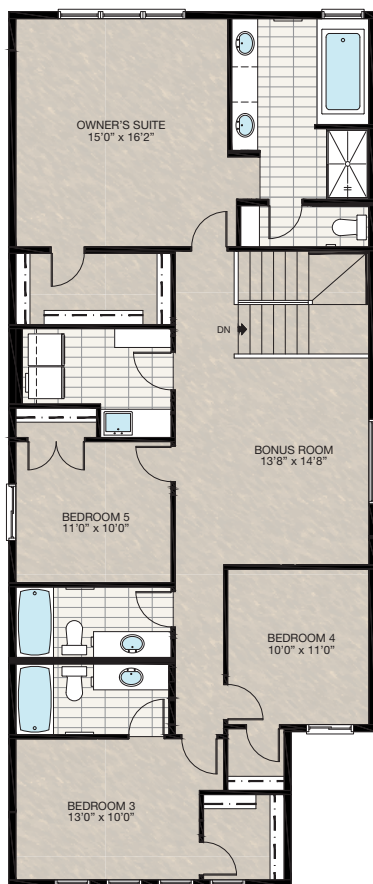
LVP

FEATURED SPRINGHILL OPTIONS



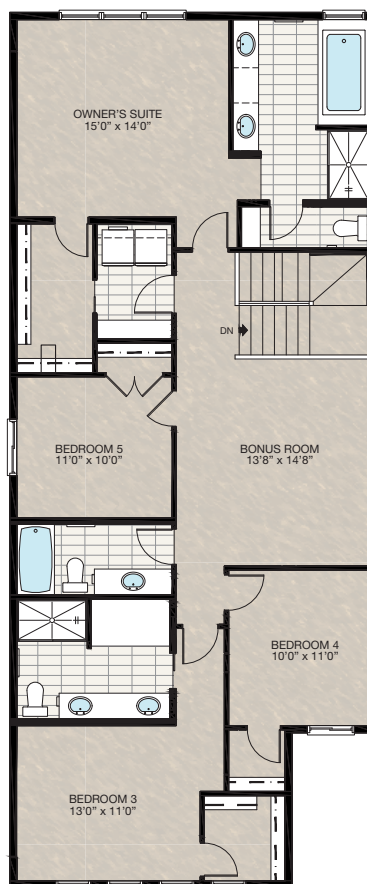
SELECT-10 LAUNDRY ROOM OPTION

- Reduced owner's bedroom WIC wire shelving
- Deleted 3-way switch at owner's suite WIC
- Reduced laundry room linen shelving length by 16"
- Deleted 2'4" pocket door between WIC and laundry room
- Added 60" lower cabinet with sink



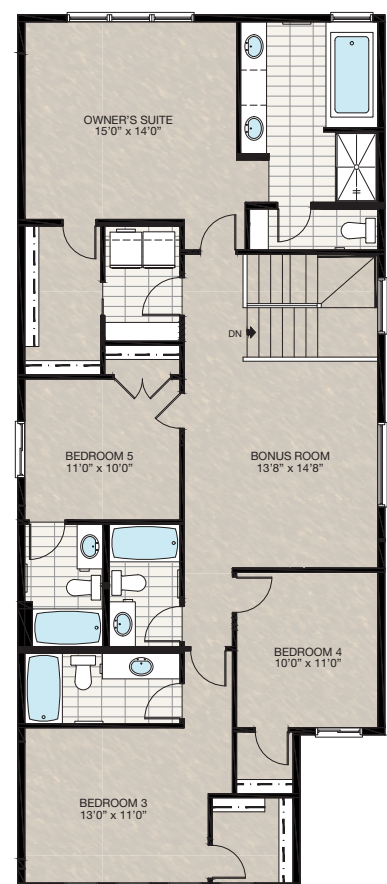
SELECT-11 SECOND ENSUITE 5 PIECE OPTION

- Reduced owner's suite by 2'0"
- Redesigned owner's suite WIC & laundry area
- Deleted 3-way switch at owner's suite WIC
- Additional 1'0" to bedroom 2



SELECT-12 UPPER FLOOR 4 BATHROOM OPTION

- Reduced owner's suite by 2'0"
- Redesigned owner's suite WIC & laundry area
- Deleted 3-way switch at owner's suite WIC
- Additional 1'0" to bedroom 2



HARDWOOD

DECK

CARPET

CONCRETE

TILE

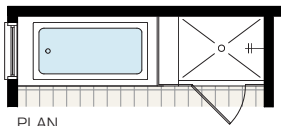
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FEATURED OPTIONS

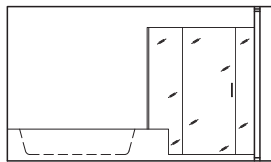
THE
SPRINGHILL
2664 SQ.FT.

☐ SELECT-7 GLASS & TILE ENSUITE SHOWER

- Delete fibreglass shower tray
- Add 10mm glass, tile curb & shower base
- Extend tub tiled deck



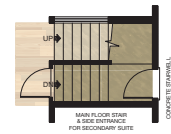
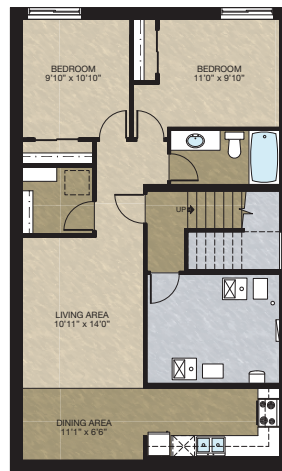
PLAN



ELEVATION

☐ SECONDARY SUITE BASEMENT DEVELOPMENT OPTION 1

- 815 Sq.Ft. Developed area
- Includes finished basement stairwell
- Delete 2'8" door at top of stairwell
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- 60" x 24" DHSL changed to 60" x 36" DHSL
- 60" x 24" HSL changed to 60" x 36" HSL



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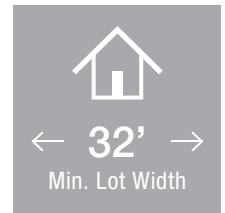


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Plan updated as of April 6, 2023.



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← 32' →

Min. Lot Width

 3 Bedrooms

 2½ Bathrooms

 Double Garage

THE CONCORD

2280 SQ.FT.

☐ Elements Specification

☐ Elite Specification



Trico Homes™

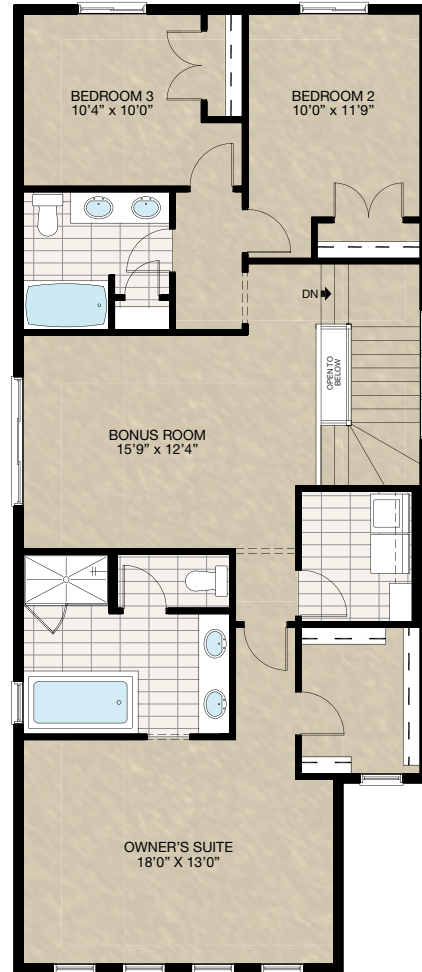
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STANDARD PLAN

THE
CONCORD
2280 SQ.FT.



MAIN
1000 SQ.FT.



UPPER
1280 SQ.FT.



FEATURED OPTIONS

← 32' →
Min. Lot Width

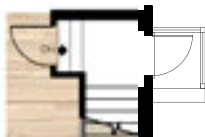
SELECT-1 SPICE KITCHEN OPTION

- Mech. void space end of kitchen cabinet moved towards nook 12"
- Delete 14" upper & lower cabinet in main kitchen
- Delete (8) 16" wire shelves in pantry
- Add (6) 12" wire shelves in spice kitchen
- Add 24" x 40" VSL
- Delete 2'4" door
- Add 2'8" pocket door



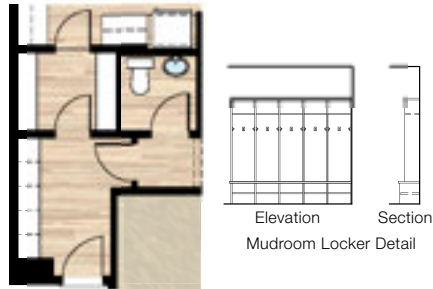
SELECT-4 SIDE ENTRANCE OPTION

- Add 2'8" exterior door
- Add concrete porch with aluminum railing (up to 2 risers)
- Add switch & exterior light to side entrance
- Add one 3-way switch

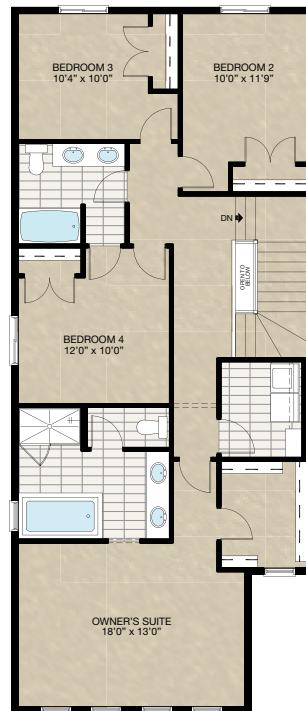


SELECT-2 MUDROOM LOCKER OPTION

- Delete 24" x 60" 8" window in mudroom
- Delete closet in mudroom



SELECT-5 UPPER FLOOR FOUR BEDROOM OPTION



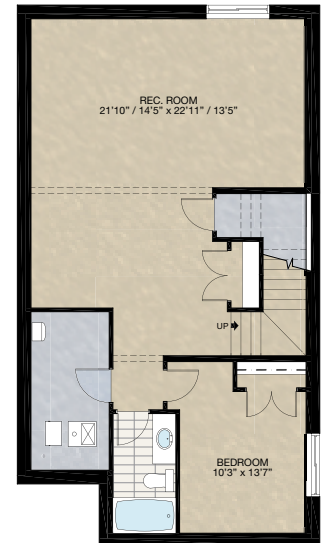
SELECT-3 DEN OPTION

- Add 2'6" French door



SELECT-6 BASEMENT DEVELOPMENT OPTION

- 750 Sq.Ft. of basement development
- Includes finished basement stairwell
- Move 2'8" passage door from top of stairwell to mech. room
- Add 1 riser to stairwell for 9' basement ceiling (8'9" headroom clearance)
- 60" x 24" Windows changed to 60" x 36"



HARDWOOD

DECK

CARPET

CONCRETE

TILE

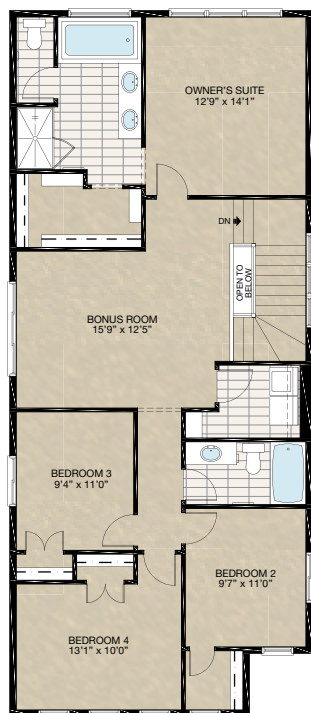
LVP

FEATURED CONCORD OPTIONS



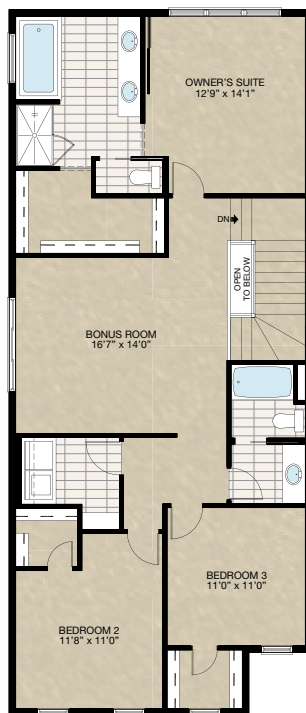
SELECT-10 UPPER FLOOR 4 BEDROOMS WITH BONUS ROOM OPTION

- Additional 30 sq.ft. to upper floor over front porch area
- Delete 30" x 40" P window at ensuite
- Add 60" x 40" P window to ensuite
- Add three 30" x 60" VSL / $\frac{7}{8}$ / $\frac{5}{8}$ windows to master bedroom
- Moved both 48" x 40" VSL windows from rear to sides



SELECT-11 UPPER FLOOR OPTION

- Redesign upper floor
- Additional 30 sq.ft. to upper floor over front porch area
- Delete 30" x 40" P window at ensuite
- Add 48" x 40" P window to ensuite
- Add three 30" x 60" VSL / $\frac{7}{8}$ / $\frac{5}{8}$ windows to master bedroom
- Delete two 48" x 40" windows from rear
- Delete 30" x 60" from master bedroom
- Delete 30" x 30" from master walk-in closet
- Add 30" x 60" VSL to Bedroom 3



SECONDARY SUITE OPTION 1

- 727 Sq.Ft. basement development
- Included finished basement stairwell
- Add 2'8" side entrance door & exterior light at stairwell
- Upgraded stairwell switches to 4-way
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade both basement windows from 60" x 24" to 60" x 36"
- Includes washer & dryer rough-in only
- * Subject to grading max. 1 riser permitted, no steps can be added
- * CANNOT be combined with SELECT-7 & 8



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

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FEATURED CONCORD OPTIONS

THE
CONCORD
2280 SQ.FT.

SECONDARY SUITE OPTION 2

- 716 Sq.Ft. basement development
- Included finished basement stairwell
- Add 2'8" side entrance door & exterior light at stairwell
- Upgraded stairwell switches to 4-way
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade both basement windows from 60" x 24" to 60" x 36"
- Includes washer & dryer rough-in only
- * Subject to grading max. 1 riser permitted, no steps can be added
- * MUST be combined with **SELECT-7, 8 or 12**



SECONDARY SUITE OPTION 3 FOR SELECT #13 ONLY

- 699 Sq.Ft. basement development
- Included finished basement stairwell
- Add 2'8" side entrance door & exterior light at stairwell
- Upgraded stairwell switches to 4-way
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade both basement windows from 60" x 24" to 60" x 36"
- Front entry extended out 10" toward the front
- Additional 4 sq.ft. to **SELECT-13** main floor
- Delete main floor bedroom 30" x 72" VSL window
- Add 24" x 72" VSL window to main floor bedroom
- Includes washer & dryer rough-in only
- * MUST be long side zero
- * Subject to grading max. 1 riser permitted, no steps can be added
- * MUST be combined with **SELECT-13** main floor bedroom with bath & mudroom option



SELECT-12 SPICE KITCHEN & MAIN FLOOR BEDROOM OPTION

- Mech. void space end of kitchen cabinet moved towards nook 12"
- Deleted 14" upper & lower cabinet in main kitchen
- Deleted (8) 16" wire shelves in pantry
- Added (6) 12" wire shelves in spice kitchen
- Added 24" x 40" VSL window to spice kitchen
- Deleted 2'4" door to pantry
- Added 2'8" door to spice kitchen
- Deleted 24" x 60" P window in mudroom
- Add 48" x 40" HSL window to bedroom
- Walk-in closet to front entry
- Deleted half bath
- Added 3-piece bath
- Relocate garage stairs



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

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FEATURED CONCORD OPTIONS



SELECT-13 MAIN FLOOR BEDROOM WITH BATH & MUDROOM OPTION

- Total main floor area reduced by 9 sq.ft.
- Recessed front entrance 4'0" into house (reduced 20 sq.ft.)
- Add closet to bedroom by reducing the garage entrance space (add 11 sq.ft.)
- Add 30" x 72" VSL window to bedroom
- Delete half bath
- Add 3-piece bath
- Relocate mech. space & closet at mudroom to opposite side

*Note: MUST combine **SELECT-14** porch option for community required min. 12'0" distance between porch & front face of garage

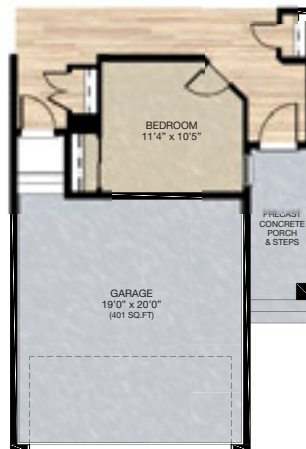
*Note: CANNOT combined with **SELECT-5 & 9** and Secondary Suite



SELECT-14 FRONT PORCH OPTION

- *This option is ONLY available with **SELECT-13**
- Additional 4'-0" length to the concrete porch and concrete wing wall below

Note: 2-Piece concrete required with seam



SELECT-15 ENSUITE OPTION

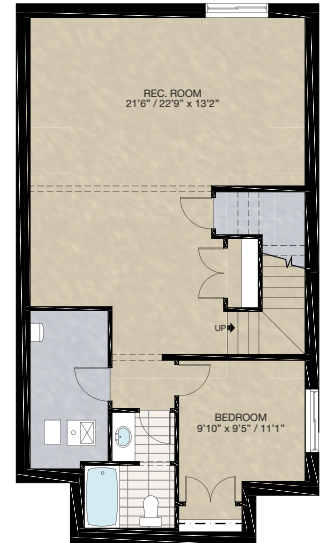
- Relocate ensuite entrance
- Additional 20" vanity
- Delete 60" x 36" acrylic shower base with tiled walls & 5mm glass door
- Add 60" x 36" tiled shower with 10mm glass & door
- Delete 30" x 40" P frosted window
- Add 60" x 40" P frosted window

*CANNOT combined with **SELECT-10 & 11** upper floor options



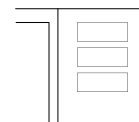
SELECT-16 BASEMENT DEVELOPMENT OPTION FOR SELECT-13

- 646 Sq.Ft. basement development
- Included finished basement stairwell
- Move 2'8" passage door from top of stairwell to mech. room
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)



SELECT-17 FLEX ROOM WALL CUT-OUT OPTION

- Delete 30" x 60" P glass insert at flex room
- Add wall cut-out with 3" pucklights to each cut-out



(Flex Room View)
Flex Room Wall Cut-Out Detail

HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

FEATURED CONCORD OPTIONS

THE
CONCORD
2280 SQ.FT.

SELECT-18 KITCHEN OPTION

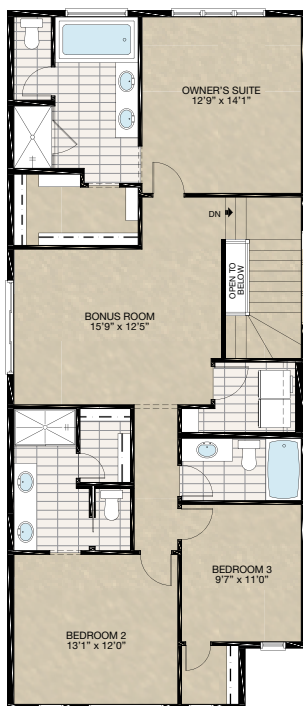
- Move mech. void space towards nook 2'0"
- Reduced nook space
- Additional 2'0" cabinetry to kitchen
- Delete standard kitchen island
- Add 4'0" x 6'0" kitchen island with one side eating bar

*CANNOT be combined with **SELECT-7** main floor bedroom option



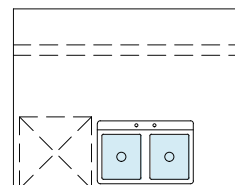
SELECT-19 DUAL ENSUITE WITH 3 UPPER FLOOR BEDROOMS OPTION

- Additional 30 sq.ft. to upper floor over front porch area
 - Delete 30" x 40" P window at ensuite
 - Add 60" x 40" P window to ensuite
 - Add three 30" x 60" VSL / $\frac{1}{2}$ / $\frac{1}{2}$ windows to owner's suite
 - Change stairwell light switch from 3-way to 4-way both main & upper floor & add 4-way switch at bonus room
- * Note: porch extension may be required to support upper floor if porch is under 8'-0" deep
- * Note: Bedroom 3 closet may be different in size due to elevation chosen
- * Note: Bedroom 3 may be required to upgrade to an egress window (elevations dependent)



SELECT-20 ALTERNATIVE KITCHEN ISLAND OPTION

- Delete the second side of eating bar
- Additional 10" cabinetry next to sink
- No changes to countertop size



HARDWOOD

DECK

CARPET

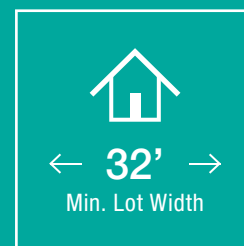
CONCRETE

TILE

LVP

tricohomes.com

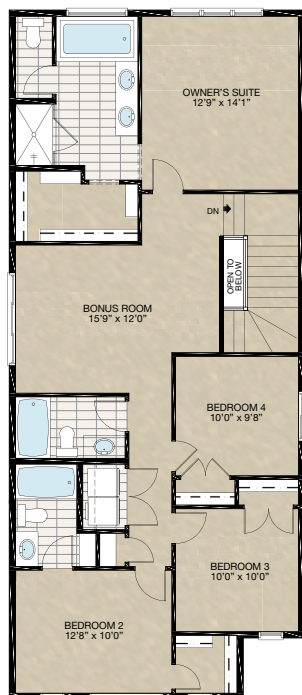
FEATURED CONCORD OPTIONS



SELECT-21

UPPER FLOOR 4 BEDROOMS & 3 BATHS WITH BONUS ROOM OPTION

- Additional 30 sq.ft. to upper floor over front porch area
- Delete 30" x 40" P window at ensuite
- Add 60" x 40" P window to ensuite
- Add three 30" x 60" VSL / $\frac{1}{2}$ / $\frac{1}{2}$ windows to Owner's Suite
- Delete one 48" x 40" HSL window at rear & relocate one 48" x 40" HSL window to Bedroom 4
- Change stairwell light switch from 3-way to 4-way both main & upper floor & add 4-way switch at Bonus Room
- * Note: Porch extension may be required to support upper floor if porch is under 8'0" deep
- * Note: Bedroom 2 closet may be different in size due to elevation chosen
- * Note: Bedroom 3 may be required to upgrade to an egress window (elevations dependent)



SELECT-22

6'0" WIDE FRONT ENTRY + PORCH OPTION

- Additional 15 sq.ft. to main floor (extend front entry 1'0", 15'3" & foundation below)
- Extend front porch width by 1'0"
- *Note: **ONLY** for lot width 34'0" or wider in Wolf Willow (river & Fish Creek Park) homesites



FEATURED OPTIONS

THE
CONCORD
2280 SQ.FT.

SELECT-7 FAMILY ROOM OPTION

- Delete 24" x 60" P window & mudroom
- Add 60" x 24" P window to family room
- Change standard closet to walk-in closet to front entry
- Relocate garage stairs



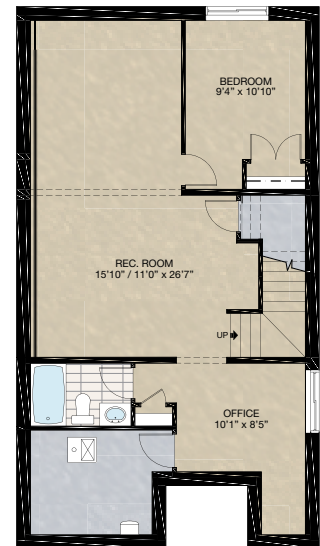
SELECT-8 MAIN FLOOR BEDROOM OPTION

- Delete 24" x 60" P window & mudroom
- Add 48" x 40" HSL window to bedroom
- Walk-in closet to front entry
- Add 3-piece bath
- Relocate garage stairs



SELECT-9 BASEMENT DEVELOPMENT FOR SELECT-7, 8 & 12 OPTION

- 741 Sq.Ft. of developed area
- Includes finished basement stairwell
- Move 2'8" passage door from top of stairwell to mech. room
- Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- 60" x 24" Windows changed to 60" x 36"



Trico Homes is a local home builder, with new single and multi-family homes for sale in Calgary, Okotoks, Chestermere, Cochrane, Airdrie and DeWinton. Offering a great selection of starter, move-up, semi-estate and ultra-estate models in numerous communities, you'll find the house that's just right for you! Look for this model and many others in Ambleton, Belmont, Brawn Landing, Carrington, Chelsea, Chelsea Court Townhomes, Colours of Seton Townhomes, Cornerbrook, D'Arcy, Creek View, Dawson's Landing, Glacier Ridge, Hamilton Heights, Harmony, Homestead, Huxley, Legacy, Midtown, Pine Creek, Precedence, Rivercrest, Seton, Sirocco, Southbow Landing, Verona West Townhomes, West Springs, West83 Townhomes and Wolf Willow.

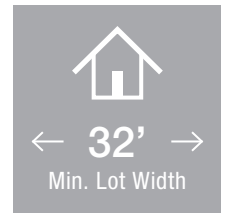


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Plan updated as of March 20, 2024.



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← 32' →

Min. Lot Width

 3 Bedrooms

 2½ Bathrooms

 Double Garage

THE BRAXTON

2070 SQ.FT.

☐ Elements Specification

☐ Elite Specification

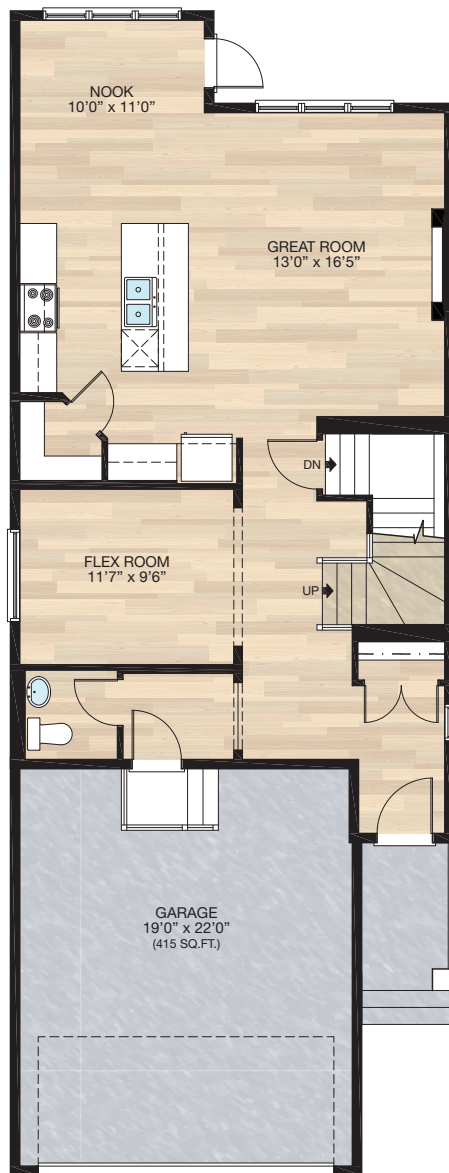


Trico Homes™

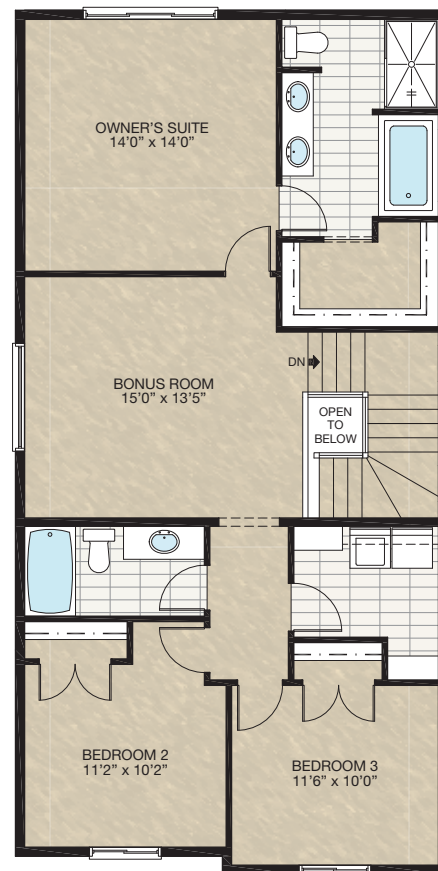
The Heart of Homebuilding®

STANDARD PLAN

THE
BRAXTON
2070 SQ.FT.



MAIN
942 SQ.FT.



UPPER
1128 SQ.FT.

HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

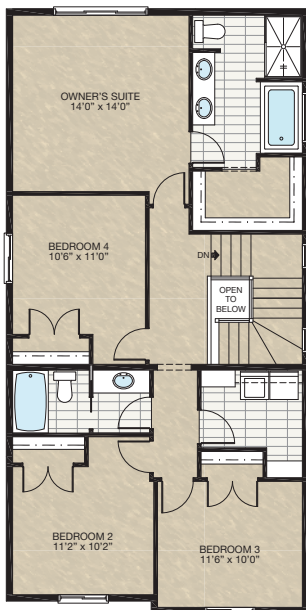
tricohomes.com

FEATURED OPTIONS

← 32' →
Min. Lot Width

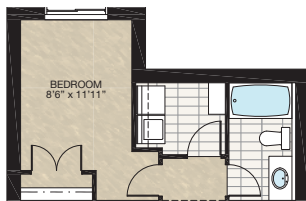
SELECT-1 BEDROOM OPTION

- Delete Bonus Room including 72" x 24" window
- Add fourth bedroom including 48" x 48" window
- Increase vanity to 4'6"
- Add pocket door to main bath



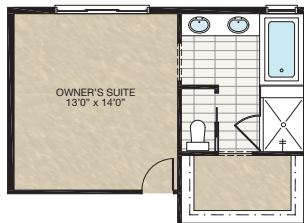
SELECT-5 BASEMENT DEVELOPMENT WHEN SELECT-4 IS CHOSEN OPTION

- Extend bathroom vanity 6"
- Add laundry room including shelving
- IRE-design bedroom & closet



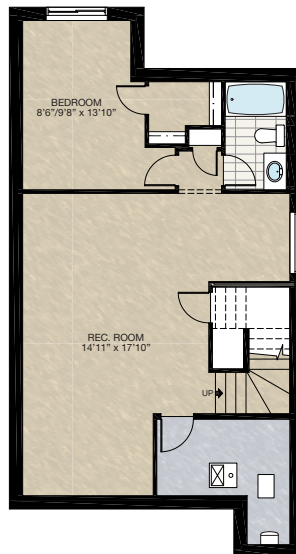
SELECT-2 ENSUITE OPTION

- Includes 10mm glass & tile shower
 - Add 30" x 40" frosted window
 - Increase vanity to 6'2½"
 - Includes pocket door to water closet
- *Cannot be combined with **SELECT-1** or **SELECT-4**



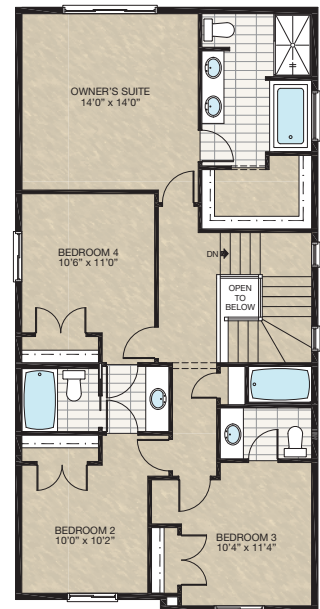
SELECT-3 BASEMENT DEVELOPMENT OPTION

- 686 Sq.Ft. of developed area
- Add extra riser to stairwell for 9'0" basement ceiling with 8'9" headroom clearance
- Includes finished basement stairwell
- Delete 2'8" door top of stairwell



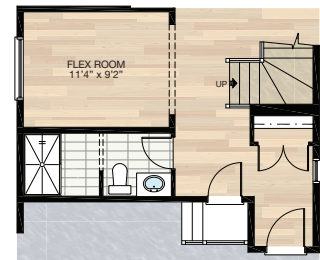
SELECT-4 FOUR BEDROOM WITH ENSUITE OPTION

- Delete bonus room including 72" x 24" window
- Add fourth bedroom including 48" x 48" window
- Increase main bath vanity to 5'2"
- Add pocket door & swing door to main bath
- Move laundry to basement (will be placed near mechanical area)
- Create linen closet in hallway
- Add ensuite bathroom to bedroom 3



SELECT-6 FULL BATHROOM OPTION

- Add 60" x 36" fiberglass shower and vanity to half bath
- This reduced flex room by 4"
- Move garage entrance door & stairs
- Add pot light to shower



HARDWOOD

DECK

CARPET

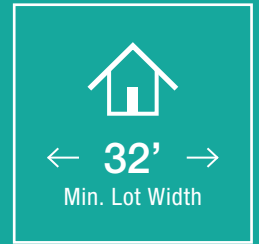
CONCRETE

TILE

LVP

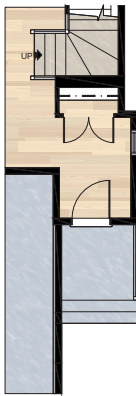
tricohomes.com

FEATURED BRAXTON OPTIONS



SELECT-9 6" WIDE FRONT ENTRY & PORCH OPTION

- Additional 9 Sq.Ft. to main floor
- Extend front entry 1'0" x 9'0" & foundation below (Intended for 34' or wider home sites)

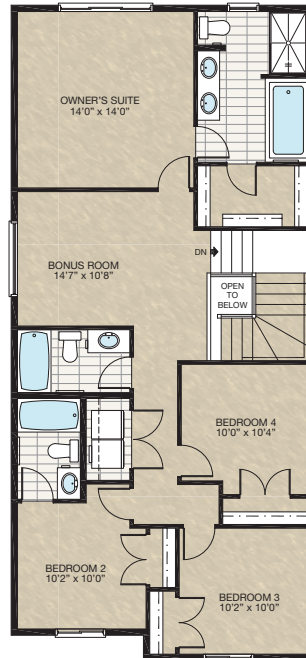


SELECT-12 4 BEDROOM & 2 ENSUITE OPTION

- Extend front which adds 85 Sq.Ft. (only 60 Sq.Ft. for Midtown Elevation)
- Redesign upper floor adding a fourth bedroom
- Add second ensuite to bedroom 2
- Delete linen from laundry
- Add double passage door to laundry closet

*This option will alter elevation and windows will be dependent on elevation chosen.

**Porch column will need to be either pulled forward off of porch and porch depth adjusted, or porch and entrance will need to be pulled out to meet AC guidelines.

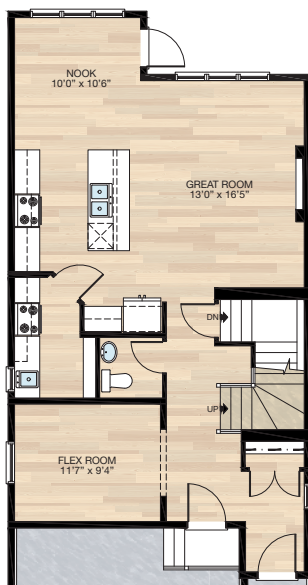


FEATURED OPTIONS

THE
BRAXTON
2070 SQ.FT.

SELECT-7 SPICE KITCHEN OPTION

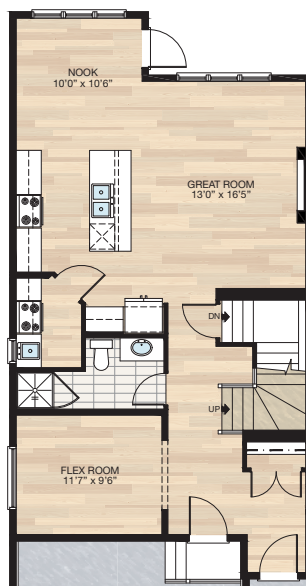
- Relocate flex room & half bath
- Delete pantry including 2'4" door
- Reduce window size in flex room to be 40" x 24"
- Add spice kitchen with 24" x 40" VSL window, range, hood fan, sink, pantry shelving & 6'11" of lower cabinets & 4'0" of upper cabinets
- Reduce kitchen cabinets 9" beside fridge
- Move garage entrance door & stairs
- Move kitchen island towards nook 6"
- Reduce island depth by 4"
- Additional 6" cabinetry next to stove at main kitchen



SELECT-8 FULL BATH & SPICE KITCHEN OPTION

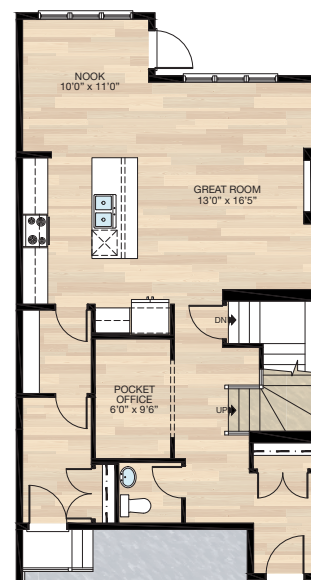
- Extend main floor into garage 1'0" adding 18 Sq.Ft. this reduces garage length to 21'0"
- Relocate flex room
- Delete pantry including 2'4" door
- Add spice kitchen with 24" x 40" VSL window, range, hood fan, sink, 4'6" of lower cabinets & 1'10" of upper cabinets, & 2'8" door
- Reduce kitchen cabinets 9" beside fridge
- Move garage entrance door & stairs
- Add 3" x 3" fibreglass shower & 42" vanity
- Move kitchen island towards nook 6"
- Reduce island depth by 4"
- Additional 6" cabinetry next to stove at main kitchen

This option will require foundation changes



SELECT-10 WALK-THROUGH PANTRY OPTION

- Flex room becomes pocket office
- Walk-through pantry & mud room are created
- Increase kitchen cabinets 1'5½"
- Move garage entrance door & stairs
- Delete 60" x 24" P window



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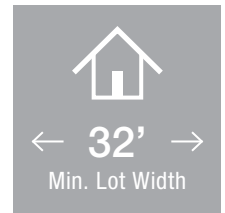


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Plan updated as of March 22, 2023.



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 3 Bedrooms

 2½ Bathrooms

 Double Garage

THE ENCORE

2309 SQ.FT.

☐ Elements Specification

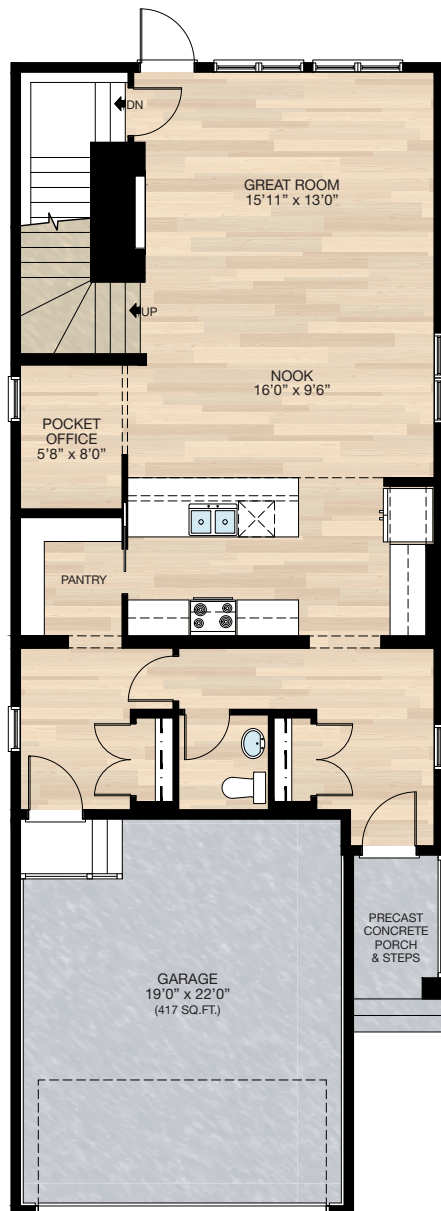
☐ Elite Specification



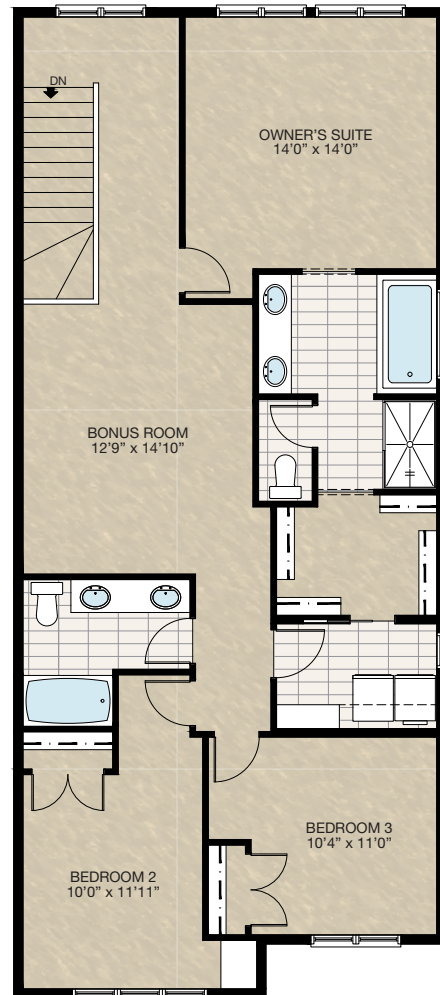
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STANDARD PLAN

THE
ENCORE
2309 SQ.FT.



MAIN
1019 SQ.FT.



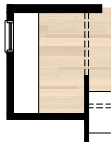
UPPER
1290 SQ.FT.



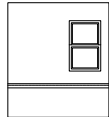
FEATURED OPTIONS



SELECT-1 POCKET OFFICE MDF BUILT-IN DESK OPTION

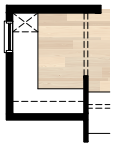


PLAN VIEW

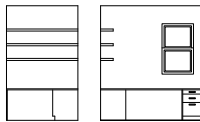


ELEVATION VIEW

SELECT-2 POCKET OFFICE BUILT-IN DESK OPTION



PLAN VIEW

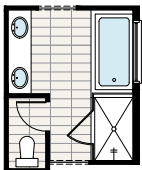


ELEVATION VIEW

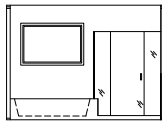
SELECT-3 ENSUITE OPTION

*CANNOT be combined with **SELECT-13 or 14** option

- Delete standard 36" x 60" fiberglass shower
- Add 40" x 60" tiled shower with 10mm glass
- Extend tub tiled ledge by 3.5" next to shower
- Relocate towel bar to opposite side of tub



SHOWER & TUB
PLAN VIEW

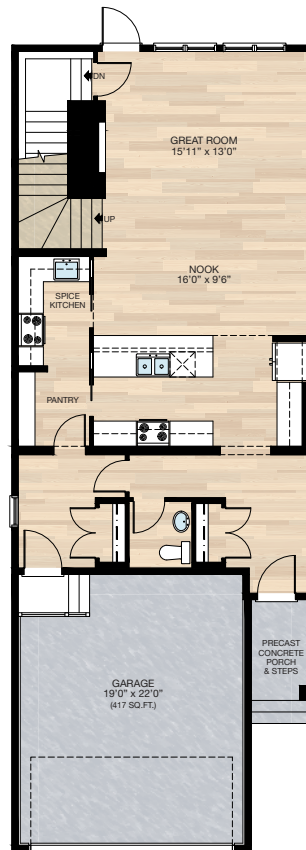


SHOWER & TUB
ELEVATION VIEW

SELECT-4 SPICE KITCHEN OPTION

*CANNOT be combined with other main floor options

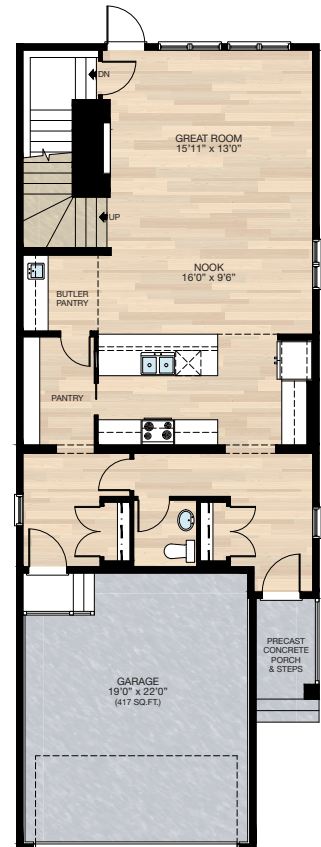
- Delete pocket office
- Add 2'8" pocket door to spice kitchen
- Reduced pantry shelving
- Delete 30" x 36" VSL window



SELECT-5 BUTLER PANTRY OPTION

*CANNOT be combined with other main floor options

- Delete pocket office
- Reduced pantry shelving
- Add 2'4" door to pantry
- Add 6'0" upper & lower cabinetry with bar sink
- Delete 30" x 36" VSL window



FEATURED ENCORE OPTIONS



SELECT-9

MAIN FLOOR BEDROOM WITH FULL BATH & SPICE KITCHEN OPTION

- *CANNOT be combined with other main floor options
- Additional 22 sq.ft. to main floor (*except midtown community additional 10 sq.ft.) total main floor area 1041 sq.ft.
- Extend main floor space into the garage
- Recessed front entrance 4'0" to allow for window to main floor bedroom
- Recessed mudroom entrance 1'0"
- 1'0" Extension to garage length
- Delete 5'0" x 8'0" concrete porch & steps
- Add 5'0" x 12'0" concrete landing with bolt on risers (for Midtown community, add 5'0" x 14'0" two piece concrete porch & step with seam due to area requirement distance between porch and garage to be max. 10'0")
- Kitchen island reduced 12"
- 12" Upper & lower cabinetry reduced next to stove
- Delete 30" x 72" P window at foyer
- Reduced side window from 30" x 48" VSL to 30" x 36" VSL

SELECT-10

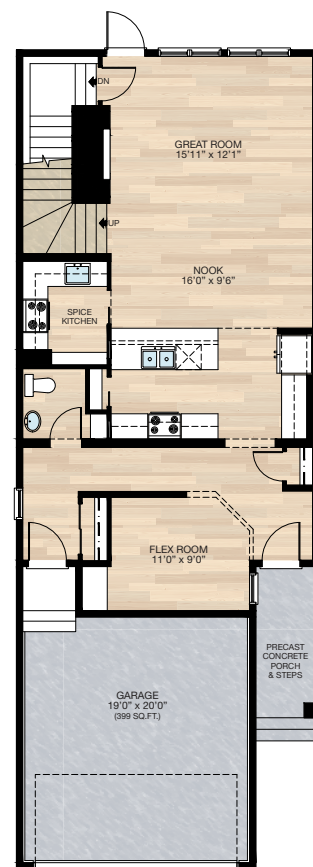
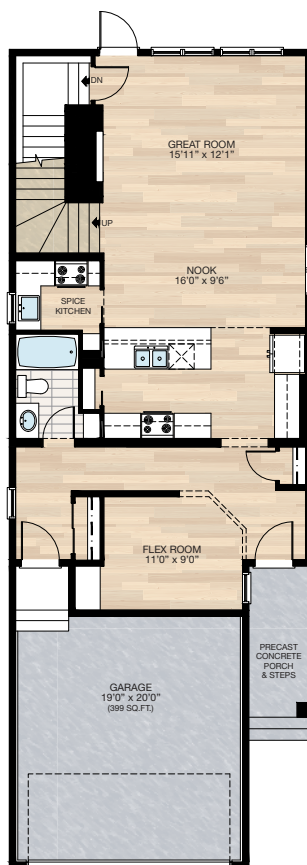
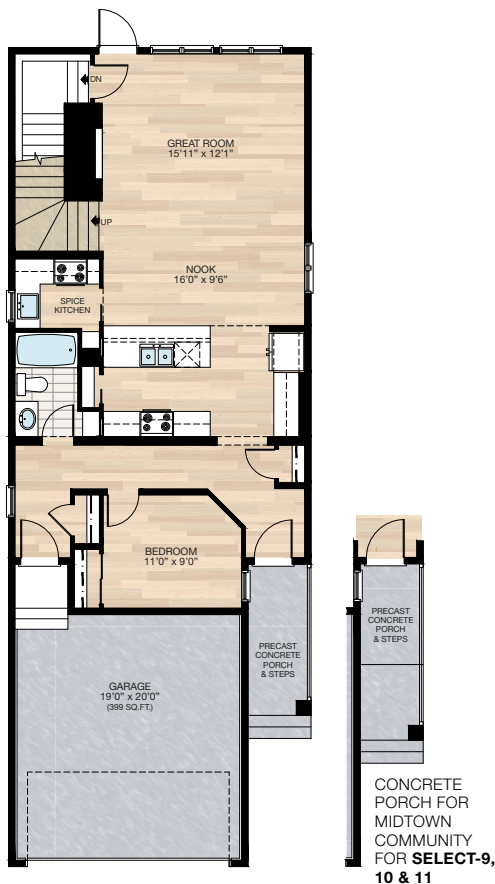
MAIN FLEX ROOM WITH FULL BATH & SPICE KITCHEN OPTION

- *CANNOT be combined with other main floor options
- Additional 22 sq.ft. to main floor (*except midtown community additional 10 sq.ft.) total main floor area 1041 sq.ft.
- Extend main floor space into the garage
- Recessed front entrance 4'0" to allow for window to main floor bedroom
- Recessed mudroom entrance 1'0"
- 1'0" extension to garage length
- Delete 5'0" x 8'0" concrete porch & steps
- Add 5'0" x 12'0" concrete landing with bolt on risers (for Midtown community, add 5'0" x 14'0" two piece concrete porch & step with seam due to area requirement distance between porch and garage to be max. 10'0")
- Kitchen island reduced 12"
- 12" Upper & lower cabinetry reduced next to stove
- Add three 24" MDF shelves to flex room
- Delete 30" x 72" P window at foyer
- Reduced side window from 30" x 48" VSL to 30" x 36" VSL

SELECT-11

MAIN FLOOR FLEX ROOM WITH SPICE KITCHEN OPTION

- *CANNOT be combined with other main floor options
- Additional 22 sq.ft. to main floor (*except midtown community additional 10 sq.ft.) total main floor area 1041 sq.ft.
- Extend main floor space into the garage
- Recessed front entrance 4'0" to allow for window to main floor bedroom
- Recessed mudroom entrance 1'0"
- 1'0" Extension to garage length
- Delete 5'0" x 8'0" concrete porch & steps
- Add 5'0" x 12'0" concrete landing with bolt on risers (for Midtown community, add 5'0" x 14'0" two piece concrete porch & step with seam due to area requirement distance between porch and garage to be max. 10'0")
- Kitchen island reduced 12"
- 12" Upper & lower cabinetry reduced next to stove
- Add three 24" MDF shelves to flex room
- Delete 30" x 72" P window at foyer
- Delete 30" x 36" VSL window



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

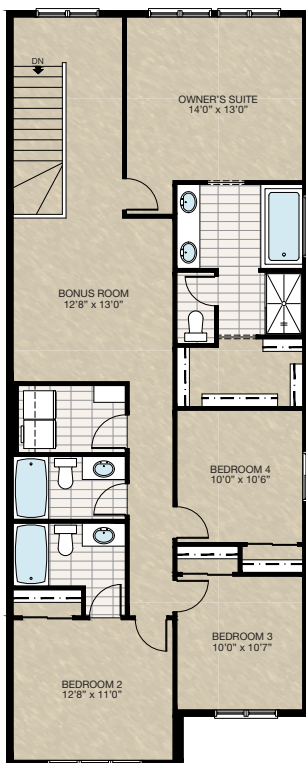
FEATURED ENCORE OPTIONS

THE
ENCORE
2309 SQ.FT.

SELECT-12 UPPER FLOOR 4 BEDROOMS WITH 2 ENSUITES OPTION

- Extend upper floor to front
- Additional 110 sq.ft. to upper floor (*except midtown community additional 96 sq.ft. to upper floor) with total 1400 sq.ft. to upper floor
- Add 48" x 40" HSL window to bedroom 4
- Add 3-piece bath to bedroom 2
- Delete 2nd vanity at main bath
- Reduced owner's suite bedroom 1'0"
- Reduced owner's suite W.I.C.
- Relocate laundry room
- Reduced bonus room
- Extend front porch 4'0" to support upper floor extension (*except midtown community extend 2'0" to front porch)

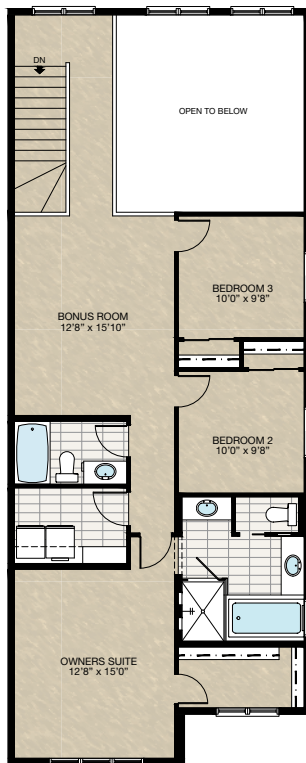
*If combined with **SELECT-9,10 & 11** main floor option, extend 3'0" to porch to all community, except midtown community, extend porch additional 1'0"



SELECT-13 OPEN TO BELOW OPTION

- Extend upper floor to front
- Total upper floor area 1166 sq.ft.
- Add 48" x 40" HSL window to bedroom 2 & 3
- Delete second vanity at main bath
- Relocate laundry room
- Relocate owner's suite to the front
- Delete 36" x 60" acrylic shower base with tiled walls & 5mm glass at ensuite
- Add 42" x 60" tiled shower with 10mm glass & tiled niches to ensuite
- Extend front porch 4'0" to support upper floor extension (*except Midtown community extend 2'0" to front porch)

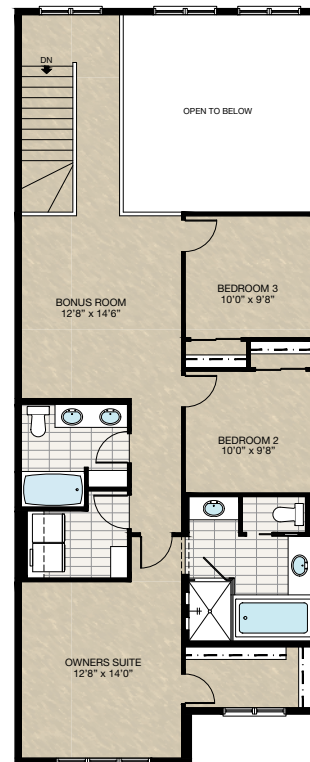
*If combined with **SELECT-9,10 & 11** main floor option, extend 3'0" to porch to all community, except Midtown community, extend porch additional 1'0"



SELECT-14 OPEN TO BELOW WITH DUAL VANITY MAIN BATH OPTION

- Extend upper floor to front
- Total upper floor area 1166 sq.ft.
- Add 48" x 40" HSL window to bedroom 2 & 3
- Additional four 16" wire shelving to main bath
- Reduced 6" to bonus room
- Relocate laundry room
- Relocate owner's suite to the front
- Delete 36" x 60" acrylic shower base with tiled walls & 5mm glass at ensuite
- Add 42" x 60" tiled shower with 10mm glass & tiled niches to ensuite
- Delete 60" x 40" frosted window at ensuite & add 36" x 40" frosted window
- Extend front porch 4'0" to support upper floor extension (*except Midtown community extend 2'0" to front porch)

* If combined with **SELECT-9,10 & 11** main floor option, extend 3'0" to porch to all community, except Midtown community, extend porch additional 1'0"



HARDWOOD

DECK

CARPET

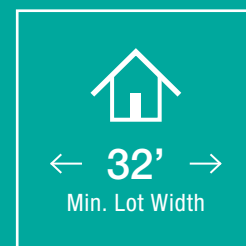
CONCRETE

TILE

LVP

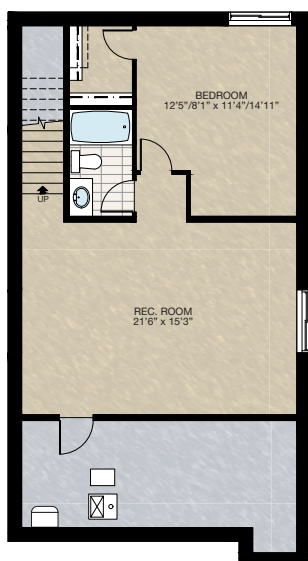
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FEATURED ENCORE OPTIONS



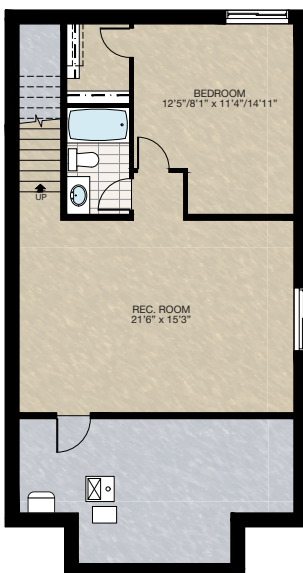
SELECT-15 BASEMENT DEVELOPMENT OPTION 1

- 666 Sq.Ft. developed area
- Add one riser to finished stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgrade basement window from 24" high to 36" high



SELECT-16 BASEMENT DEVELOPMENT OPTION 2 (FOR SELECT-9, 10 & 11 MAIN FLOOR OPTION)

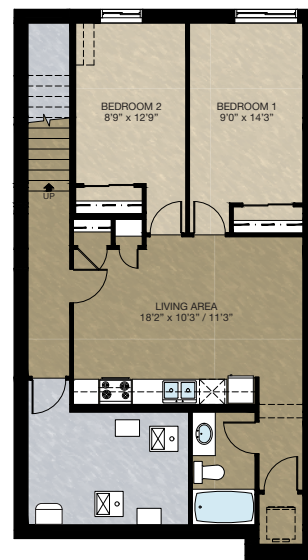
- *MUST be combined with **SELECT-9 or 10 or 11** main floor option
- 666 Sq.Ft. developed area
 - Add one riser to finished stairwell for 9'0" basement ceiling (8'9" headroom clearance)
 - Upgrade basement window from 24" high to 36" high



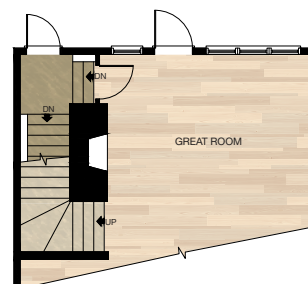
SECONDARY SUITE OPTION 1

*NOTE: This option needs to have concrete patio in lieu of wood deck

- 743 Sq.Ft. basement development (midtown community 755 sq.ft. developed area)
- Included finished basement stairwell
- Add 2'8" rear entrance door & exterior light at stairwell
- Upgraded stairwell switches to 4-way
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Delete 60" x 36" HSL window to side
- Add 40" x 40" DHS window to rear
- Includes washer & dryer rough-in only
- Relocate main floor main suite rear entrance to accommodate secondary suite window
- Delete both two 30" x 72" VSL & P/P windows at great room
- Add three 30" x 72" VSL & P/P & P/P window to great room
- Add 30" x 72" P/P to great room



MAIN FLOOR CHANGES FOR SECONDARY SUITE OPTION 1 & 2



FEATURED ENCORE OPTIONS

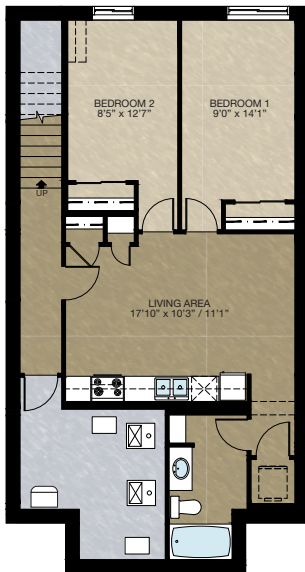
THE
ENCORE
2309 SQ.FT.

SECONDARY SUITE OPTION 2 (FOR SELECT-9, 10 & 11 MAIN FLOOR OPTION)

*NOTE: This option needs to have concrete patio in lieu of wood deck

MUST be combined with **SELECT-9 or 10 or 11 main floor option

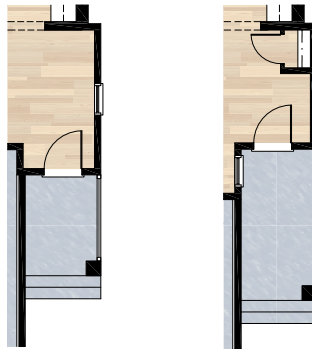
- 761 Sq.Ft. basement development
- Included finished basement stairwell
- Add 2'8" rear entrance door & exterior light at stairwell
- Upgraded stairwell switches to 4-way
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Delete 60" x 36" HSL window to side
- Add 40" x 40" DHSL window to rear
- Includes washer & dryer rough-in only
- Relocate main floor main suite rear entrance to accommodate secondary suite window
- Delete both two 30" x 72" VSL & P/P windows at great room
- Add three 30" x 72" VSL & P/P & P/P window to great room
- Add 30" x 72" P/P to great room



SELECT-17 6' WIDE FRONT ENTRY & PORCH OPTION

*NOTE: This option is designed for lot width of 31' or wider

- Additional 12 sq.ft. to main floor (extend front entry 1' x 12' and foundation below)
- Except for **SELECT 9,10, & 11** main floor option - additional 10 sq.ft. (extend front entry 1' x 10')
- Extend front porch width by 1'

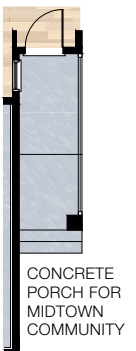
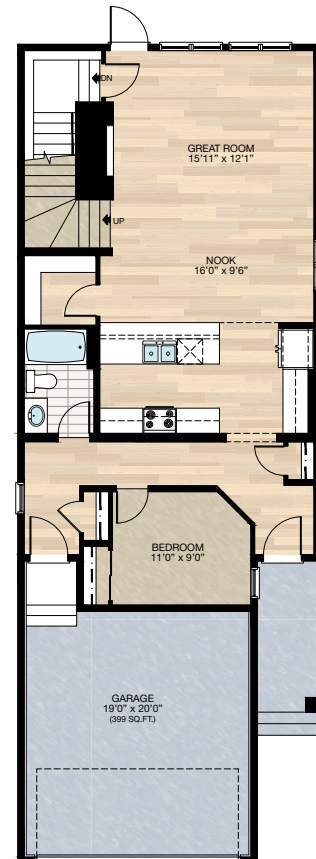


FOR SELECT 9,10, & 11
OPTIONS ONLY

SELECT-18 MAIN FLOOR BEDROOM WITH FULL BATH

*NOTE: Cannot be combined with other main floor options

- Additional 22 sq.Ft. to main floor (*except Midtown community additional 10 sq. Ft.)
- Recessed front entrance 4'0" to allow for window to main floor bedroom
- Add 30" x 72" vsl to main floor bedroom
- Recessed mudroom entrance 1'0"
- 1' Extension to garage length
- Delete 5'0" x 8'0" concrete porch & steps
- Add 5'0" x 12'0" concrete landing with bolt on risers (max. 5 risers)
- Delete 30" x 72" P window at foyer
- See foundation plan on page A-J



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

tricohomes.com

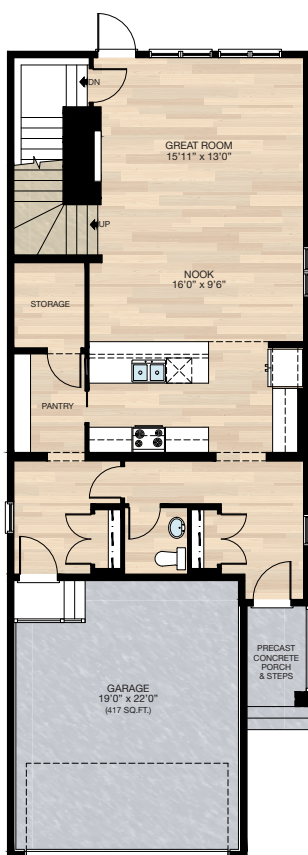
FEATURED OPTIONS

THE
ENCORE
2309 SQ.FT.

SELECT-6 STORAGE ROOM OPTION

*CANNOT be combined with other main floor options

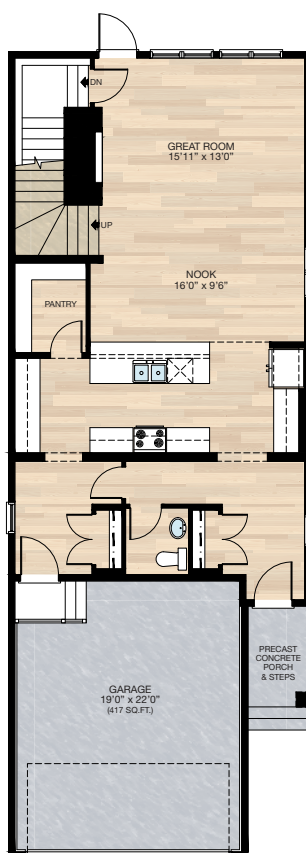
- Delete pocket office
- Reduced pantry shelving
- Add 2'8" door to storage room
- Delete 30" x 36" VSL window



SELECT-7 EXTENDED KITCHEN OPTION

*CANNOT be combined with other main floor options

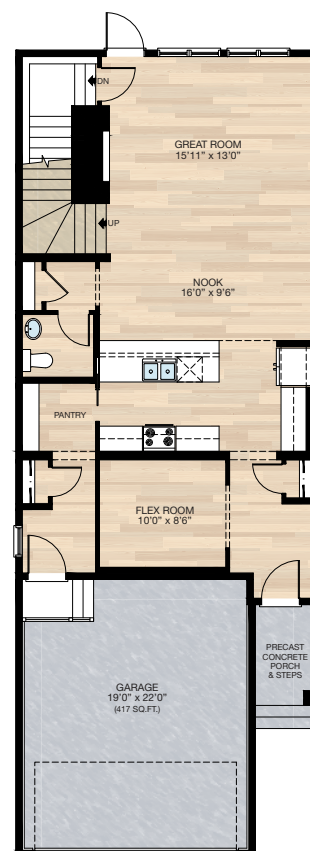
- Delete pocket office
- Reduced pantry shelving
- Changed 2'6" pocket door to swing door
- Additional 7'6" upper & lower cabinetry
- Delete 30" x 36" VSL window



SELECT-8 MAIN FLOOR FLEX ROOM OPTION

*CANNOT be combined with other main floor options

- Delete pocket office
- Reduced pantry shelving
- Relocate half bath
- Add linen closet
- Reduced mudroom & front entrance closet
- Delete 30" x 36" VSL window



Trico Homes is a local home builder, with new single and multi-family homes for sale in Calgary, Okotoks, Chestermere, Cochrane, Airdrie and DeWinton. Offering a great selection of starter, move-up, semi-estate and ultra-estate models in numerous communities, you'll find the house that's just right for you! Look for this model and many others in Ambleton, Arbour Lake, Belmont, Carrington, Chelsea, Cornerbrook, D'Arcy, Dawson's Landing, Glacier Ridge, Hamilton Heights, Homestead, Legacy, Midtown, Pine Creek, Precedence, Rivercrest, Seton, Sirocco, Verona West Townhomes, West83 Townhomes and Wolf Willow.

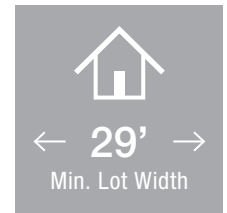


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Plan updated as of October 04, 2024.



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 3 Bedrooms

 2½ Bathrooms

 Double Garage

THE OXFORD ZLL

1943 SQ.FT.

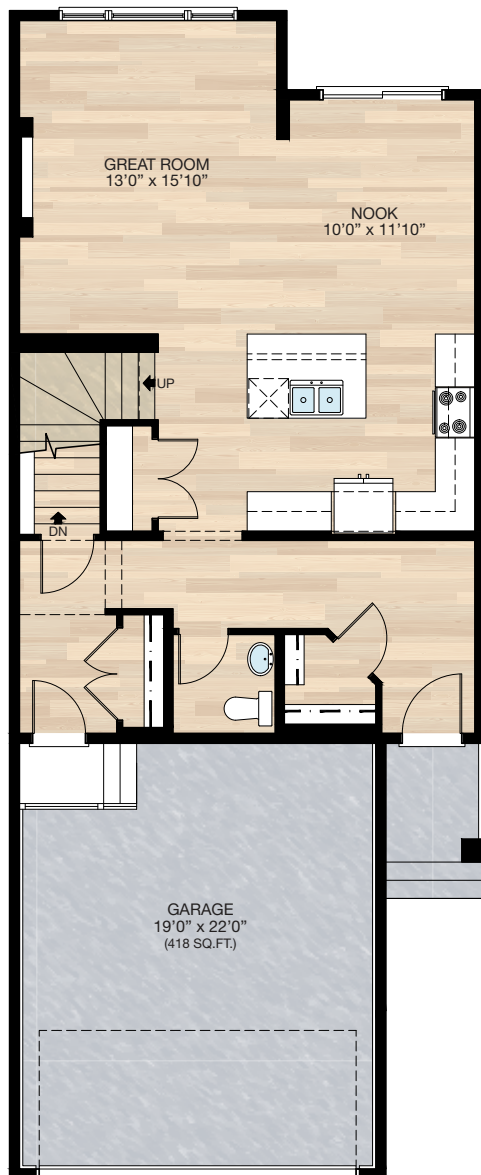
☐ Elite Specification



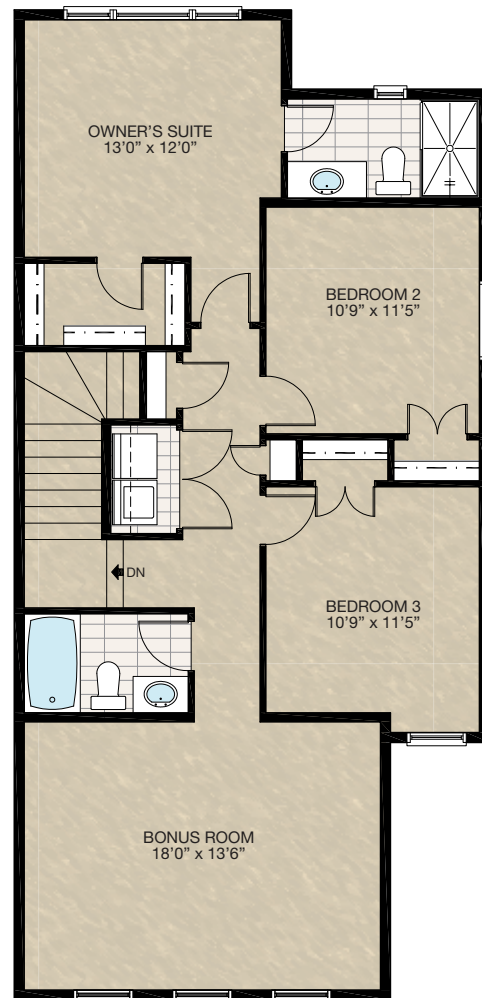
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STANDARD PLAN

THE
OXFORD ZLL
1943 SQ.FT.



MAIN
848 SQ.FT.



UPPER
1095 SQ.FT.

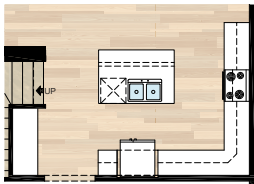


FEATURED OPTIONS



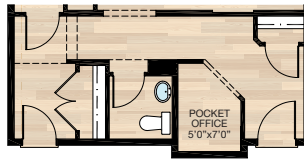
SELECT-1 KITCHEN OPTION

- Fridge location revised
- Add 24" deep cabinet pantry
- Includes 8 downlights & 3 pendants above island
- Add 24" of cabinets



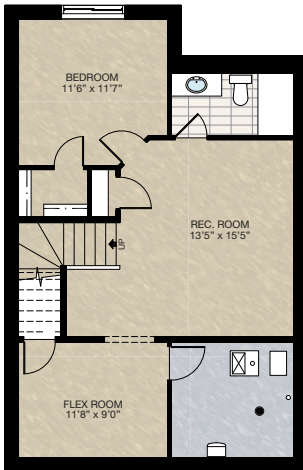
SELECT-2 POCKET OFFICE OPTION

- Add 6 sq.ft. to main floor
 - Move front entry closet
 - Shift closet & powder room slightly into mudroom
 - Pocket office cantilevered into garage
- *Cannot be combined with **SELECT-7 OPTION**



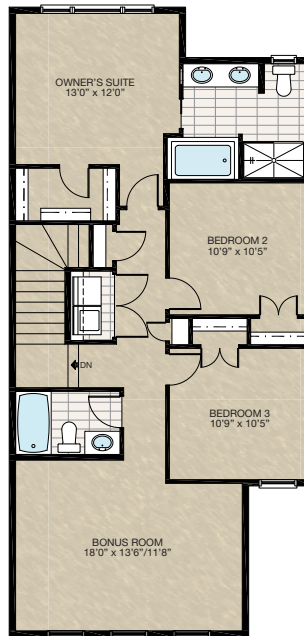
SELECT-4 BASEMENT DEVELOPMENT OPTION 1

- 621 Sq.Ft. of developed area
 - Add extra riser to stairwell for 9'0" basement ceiling with 8'9" headroom clearance
 - Include finished basement stairwell
 - Delete 2'8" door at top of stairwell
 - Remove one post & upgrade beam
- *Cannot be combined with **SELECT-7 Option**



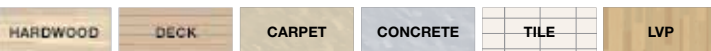
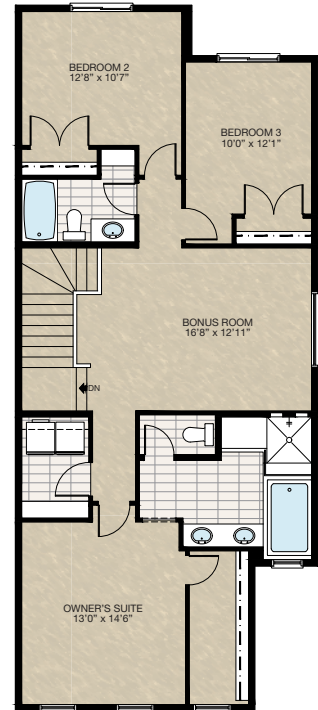
SELECT-5 ENSUITE OPTION

- Add 5 sq.ft. to standard upper floor
- Bedroom 3 cantilevered over front entry by 1'0"
- Bedrooms 2 & 3 become 1'0" shallower



SELECT-3 UPPER FLOOR OPTION 1

- Additional 152 sq.ft. to upper floor
- Change front window at ensuite to 30" x 40" P

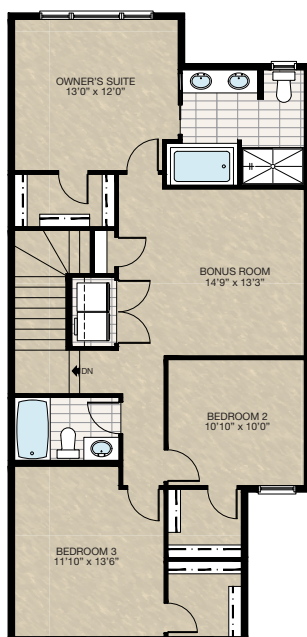


FEATURED OXFORD ZLL OPTIONS



SELECT-11 CENTRE BONUS ROOM WITH ENSUITE OPTION

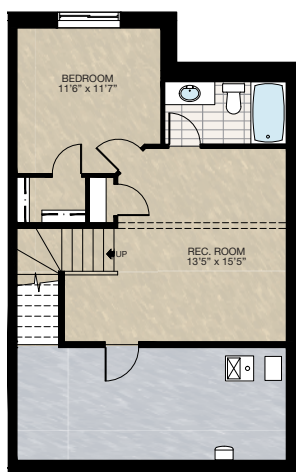
- Add 5 sq.ft. to standard upper floor
- Bedroom 2 cantilevered over front entry 1'0"



SELECT-12 BASEMENT DEVELOPMENT

- 499 Sq.Ft. basement development
- Add extra riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Include finished basement stairwell
- Delete 2'8" door @ top of stairwell
- Remove one post & upgrade beam
- Stairwell wall changed to 42" ht. stubwall

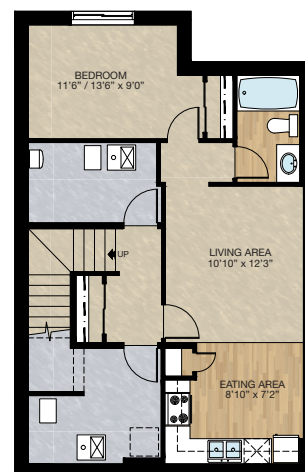
*CANNOT be combined with **SELECT-7**



ONE BEDROOM SECONDARY SUITE OPTION

- 543 Sq.Ft. basement development
- Included finished basement stairwell
- Add 1 risers to stairwell for 9'0" basement ceiling (8'9" headroom clearance)

*CANNOT be combined with standard upper floor & **SELECT-2** Pocket Office Option
*MUST have short side zero, **SELECT-7** Side Entry Option & **SELECT-3** or **5** Upper Floor Option



FEATURED OXFORD ZLL OPTIONS

THE
OXFORD ZLL
1943 SQ.FT.

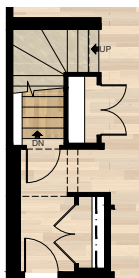
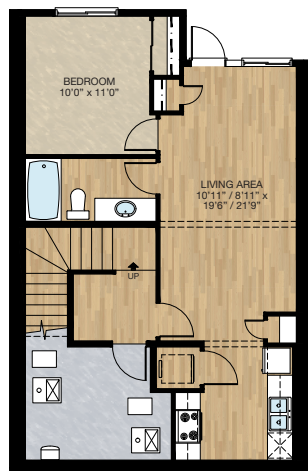
WALK-OUT BASEMENT ONE BEDROOM SECONDARY SUITE OPTION

- 614 Sq.Ft. basement development
- Included finished basement stairwell
- Add 1 risers to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Include washer & dryer rough-in only
- 2nd Furnace & HRV added to accommodate secondary suite
- Delete 60" x 60" P window
- Add 48" x 60" HSL window
- Add 2" x 8" wall to main floor mudroom for mech. venting

*CANNOT be combined with standard upper floor

*MUST HAVE:

- Short side zero
- **SELECT-3** or **6** or **11** Upper Floor Option



Main Floor Mudroom For
Walk-Out Basement Secondary Suite

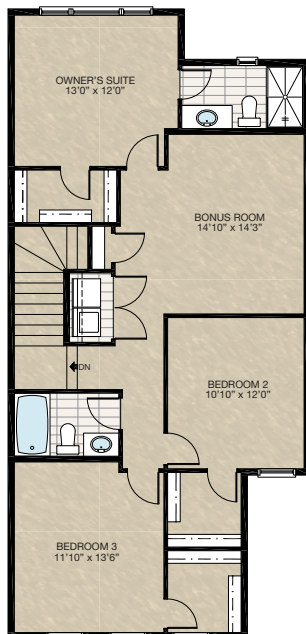


FEATURED OPTIONS

THE
OXFORD ZLL
1943 SQ.FT.

SELECT-6 CENTRE BONUS ROOM OPTION

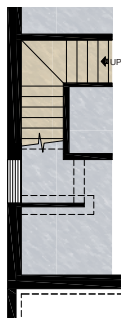
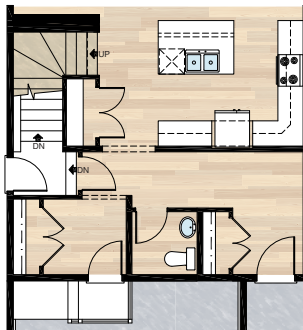
- Relocate Bedroom 2 & 3
- Delete both standard closets for Bedroom 2 & 3
- Add two WIC to both Bedroom 2 & 3
- Delete one linen closet
- Delete 48" x 48" HSL at Bedroom 2
- 2" x 8" Wall required to bonus room for hoodfan venting if it is short side zero



SELECT-7 SIDE ENTRY OPTION

- Flipped closet & door location from garage entry
- Reconfigured stairs to garage slab from entry to house
- Added two risers to dropped landing at basement stairs
- Added 2'8" door at risers to dropped landing
- Changed front entry closet to standard closet & changed door from 2'6" to two 2'0" doors
- See foundation plan changes

*This option only available for short side zero & subject to grading & must combine with **SELECT-3** or **6** Upper Floor Option



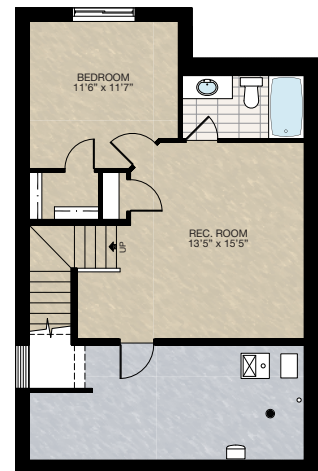
FOUNDATION PLAN CHANGES FOR SELECT-7

- One less winder in basement stairs
- One less riser at bottom of basement stairs
- Added 2" x 4" bearing wall to support landing

SELECT-8 BASEMENT DEVELOPMENT OPTION 2

- 499 Sq.Ft. of developed area
- Add extra riser to stairwell for 9'0" basement ceiling with 8'9" headroom clearance
- Include finished basement stairwell
- Remove one post & upgrade beam

*Can ONLY be combined with **SELECT-7** Option



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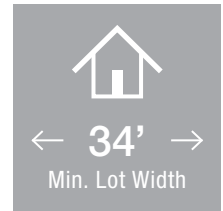


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Plan updated as of March 20, 2024.



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 3 Bedroom

 2½ Bathrooms

 Double Garage

THE CAMBRIDGE 26

2283 SQ.FT.

☐ Elements Specification

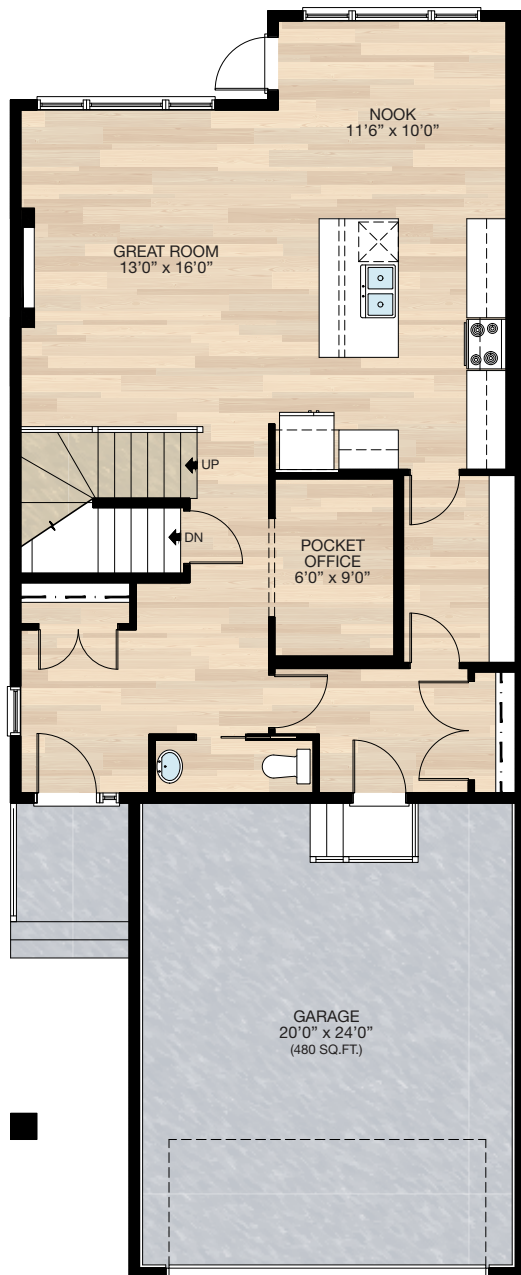
☐ Elite Specification



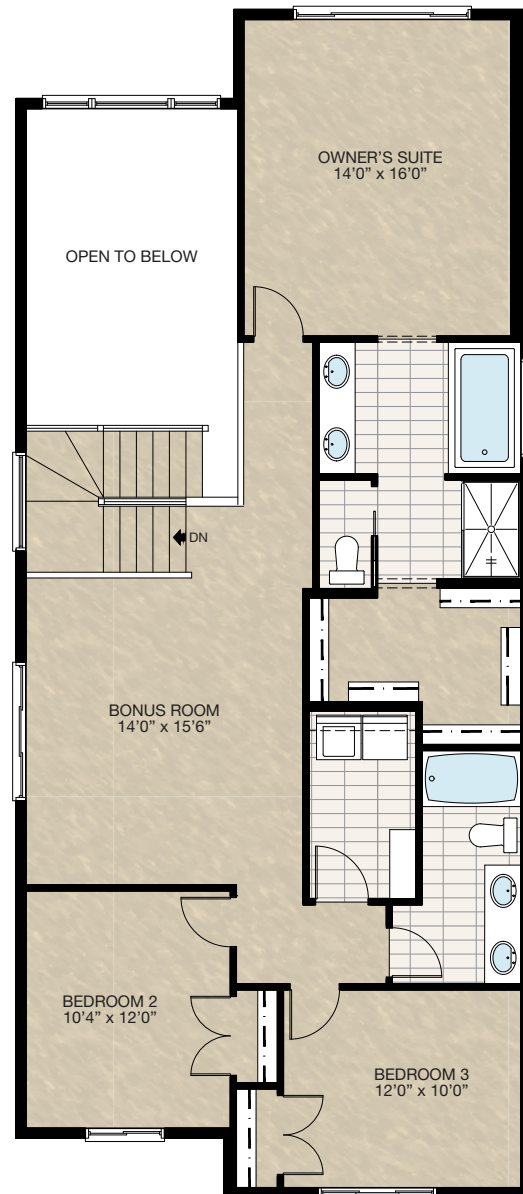
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STANDARD PLAN

THE
CAMBRIDGE 26
2283 SQ.FT.



MAIN
982 SQ.FT.



UPPER
1301 SQ.FT.



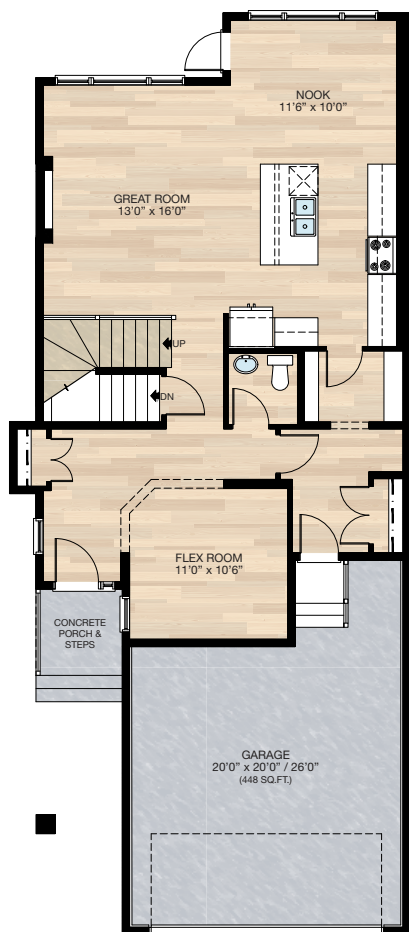
FEATURED OPTIONS



SELECT-1

FLEX ROOM OPTION

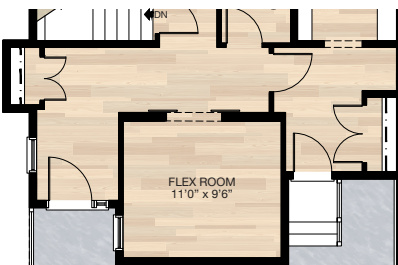
- Add 41 sq.ft.
- Delete pocket office & add flex room extending into garage 4'0"
- Relocate half bath
- Cantilever front entry closet
- Add 30" x 72" VSL to Flex Room
- Revisions to foundation including post location (see **SELECT-8** basement development for reference)



SELECT-2

BARN DOORS TO FLEX ROOM OPTION

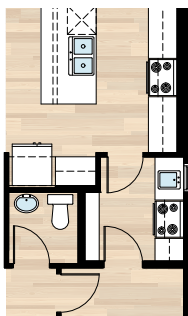
- MUST be combined with **SELECT-1**
- Close in flex room & add barn doors
- Flex room size is reduced by 1'0"



SELECT-4

SPICE KITCHEN OPTION

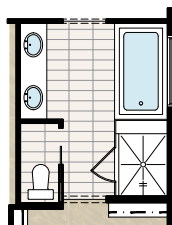
- Must be combined with **SELECT-1**
- Delete one section of pantry shelves
- Delete 30" of upper & lower cabinets in kitchen
- Add spice kitchen including range, hoodfan, sink, & upper & lower cabinets
- Add 24" x 40" VSL window
- Delete 2'6" door & add 2'8" door



SELECT-5

GLASS & TILE SHOWER OPTION

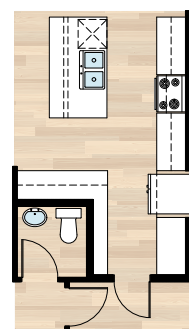
- Delete fiberglass shower
- Add 44" x 52" tile & 10mm glass shower
- Extend tub deck 12" for shower bench



SELECT-3

KITCHEN OPTION

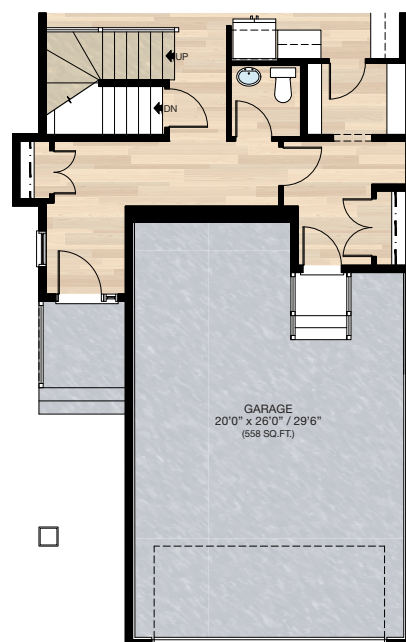
- Must be combined with **SELECT-1**
- Delete pantry
- Add cabinet pantry & move fridge to exterior wall
- Additional cabinetry
- Add two pendant lights over the island



SELECT-6

TANDEM GARAGE OPTION

- Garage extended into house 5'6" reducing the square footage by 78 sq.ft.
- Delete pocket office and relocate 1/2 bath
- Cantilever front entry closet revisions to foundation including post location (see **SELECT-9** basement development for reference)



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

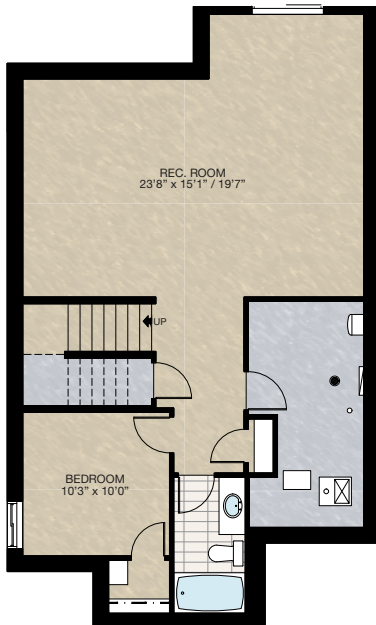
FEATURED OPTIONS

THE
CAMBRIDGE 26
2292 SQ.FT.

SELECT-8

BASEMENT DEVELOPMENT OPTION 2

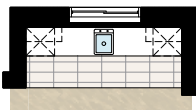
- 722 Sq.Ft. basement development
- Includes finished basement stairwell
- Delete 2'8" passage door at top of stairwell
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Two 60" x 24" windows change to 60" x 36" & 40" x 40"
- CAN ONLY be combined with **SELECT-1**



SELECT-10

BASEMENT WET BAR OPTION

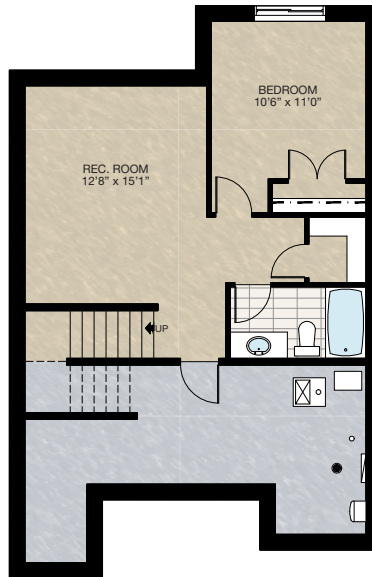
- Includes upper & lower cabinets
- Includes dishwasher, sink & opening for bar fridge
- Flooring is changed to tile
- Two down lights & switch added



SELECT-9

BASEMENT DEVELOPMENT OPTION 3

- 507 Sq.Ft. basement development
- Includes finished basement stairwell
- Delete 2'8" passage door at top of stairwell
- Add one riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Delete one 60" x 24" window & change one 60" x 24" window to a 60" x 36"
- CAN ONLY be combined with **SELECT-6**



SELECT-11

OWNER'S BALCONY OPTION

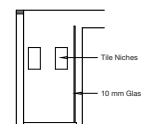
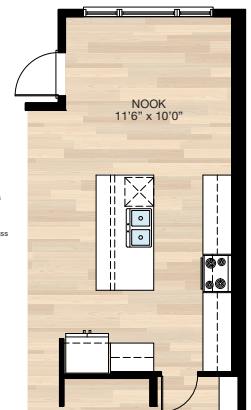
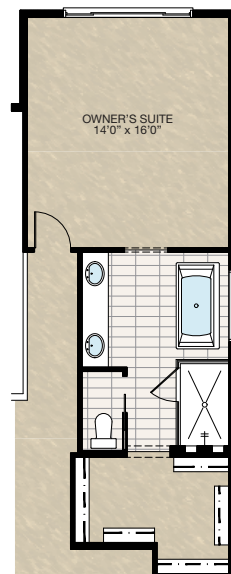
- Add 11'0" x 4'6" balcony off master bedroom
- Includes vinyl decking, aluminum railing & soffit to underside of balcony
- Add 2'8" full French door, WP plug & exterior light with switch
- Open to below window moved up to match height of upper floor windows
- Main floor exterior light deleted & 2 down lights added



SELECT-12

NOOK / ENSUITE OPTION

- Extend nook, upper floor & foundation 2'
- This adds 26 sq.ft. to main floor & 30 sq.ft. upper floor
- 12" is added to kitchen upper & lower cabinets as well as the island, 12" is added to the nook
- Upper floor space added to ensuite & walk-in closet
- Delete 60" x 36" soaker tub & 36" x 60" fiberglass shower
- Add 72" x 36" free standing tub & 44" x 72" 10mm glass & tile shower with niches
- Vanity increased to 8'
- Add light over tub



Elevation

HARDWOOD

DECK

CARPET

CONCRETE

TILE

LVP

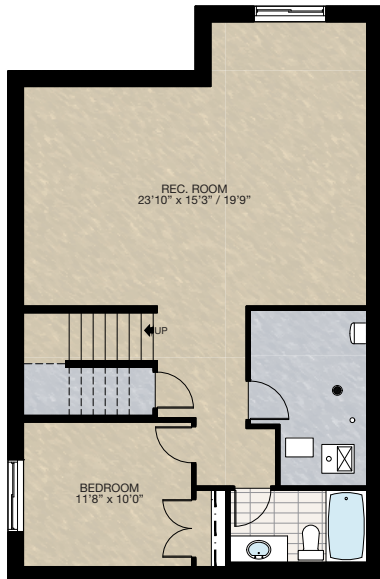
tricohomes.com

FEATURED OPTIONS

THE
CAMBRIDGE 26
2283 SQ.FT.

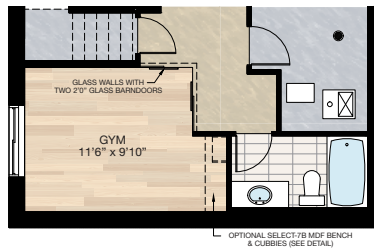
SELECT-7 BASEMENT DEVELOPMENT OPTION

- 732 Sq.Ft. basement development
- Includes finished basement stairwell
- Delete 2'8" passage door at top of stairwell
- Add one riser to stairwell for 9'0" basement ceiling (8'-9" headroom clearance)
- Two 60" x 24" windows change to two 60" x 36"
- CANNOT be combined with any main floor options



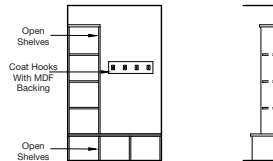
SELECT-7A BASEMENT GYM OPTION

- Increase basement development by 6 sq.ft.
- *Can ONLY be combined with **SELECT-7**



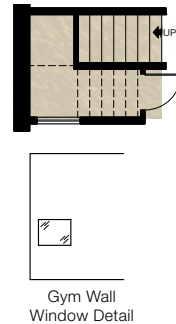
SELECT-7B MDF BENCH & CUBBIES OPTION

- *Can ONLY be combined with **SELECT-7A**



SELECT-7C PLAY SPACE OPTION

- Developed 43 sq.ft. under basement stairs
- Includes 27" x 22" interior window
- *Can ONLY be combined with **SELECT-7A**



Gym Wall
Window Detail

Trico Homes is a local home builder, with new single and multi-family homes for sale in Calgary, Okotoks, Chestermere, Cochrane, Airdrie and DeWinton. Offering a great selection of starter, move-up, semi-estate and ultra-estate models in numerous communities, you'll find the house that's just right for you! Look for this model and many others in Ambleton, Arbour Lake, Belmont, Carrington, Chelsea, Cornerbrook, D'Arcy, Dawson's Landing, Glacier Ridge, Hamilton Heights, Homestead, Legacy, Midtown, Pine Creek, Precedence, Rivercrest, Seton, Sirocco, Verona West Townhomes, West83 Townhomes and Wolf Willow.



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Plan updated as of **October 4, 2024.**



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3 Bedrooms

2½ Bathrooms

Double Garage

THE OXFORD II ZLL

2067 SQ.FT.

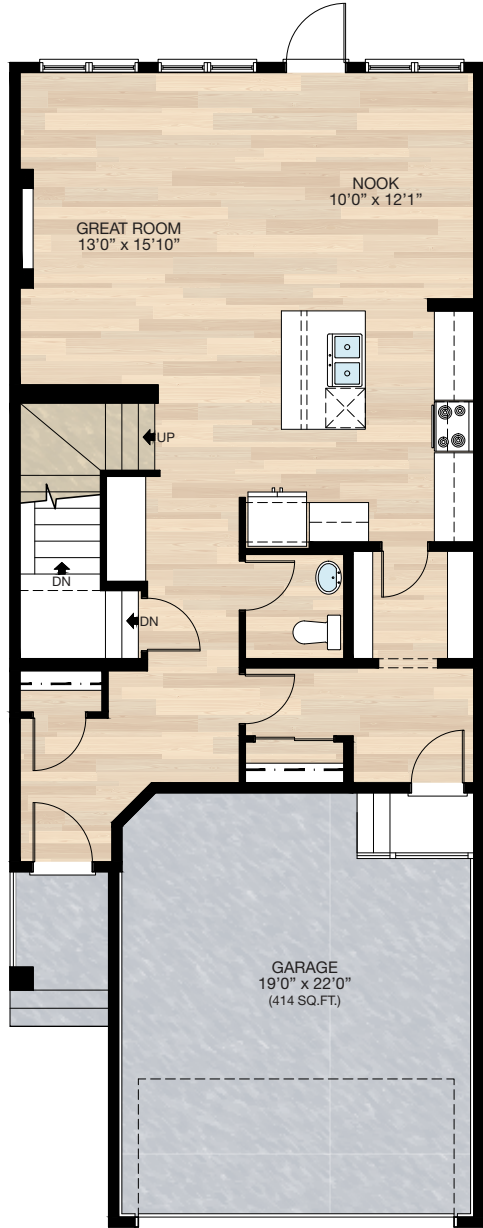
☐ Elite Specification



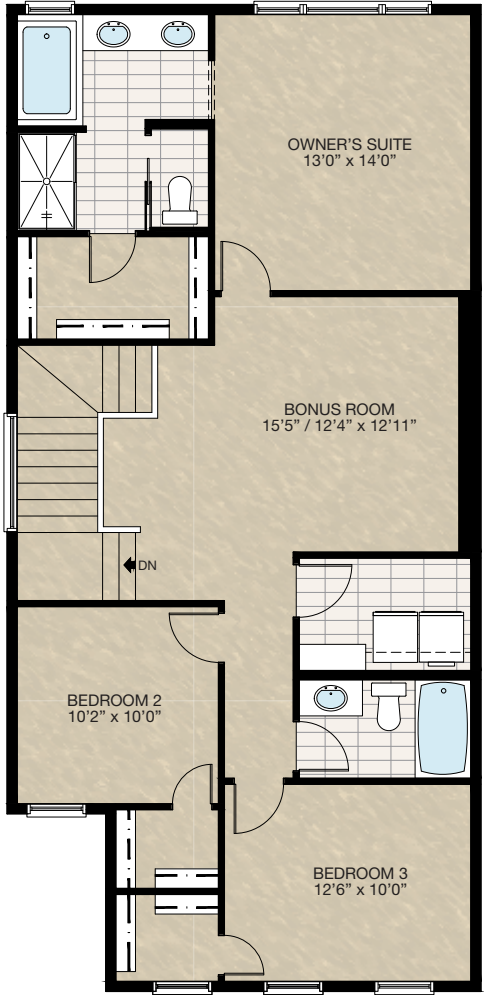
Trico Homes™
The Heart of Homebuilding®

STANDARD PLAN

THE
OXFORD II
ZLL
2067 SQ.FT.



MAIN
912 SQ.FT.



UPPER
1155 SQ.FT.

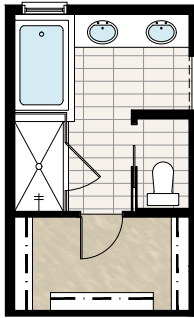
HARDWOOD	DECK	CARPET	CONCRETE	TILE	LAMINATE	LINO
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FEATURED OPTIONS



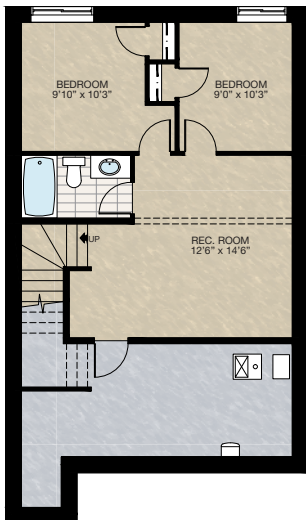
SELECT-1 ENSUITE OPTION

- Delete standard 36" x 60" acrylic shower
- Add 36" x 60" tiled shower with 10mm glass
- Extend tub tiled ledge by 3.5" next to shower
- Relocate towel bar



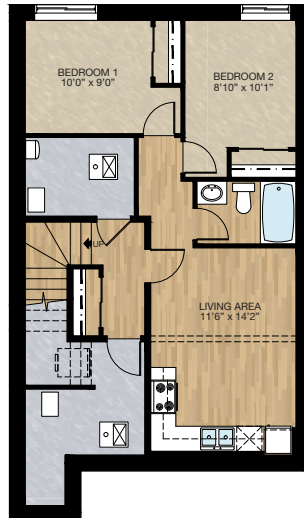
SELECT-2 BASEMENT DEVELOPMENT OPTION

- 547 Sq.Ft. basement development
- Included finished basement stairwell
- Add 1 risers to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Upgraded 60" x 24" DHSL to 60" x 36" DHSL
- Add 48" x 36" DHSL window
- Relocate 2'8" passage door from top of stairwell to mechanical room



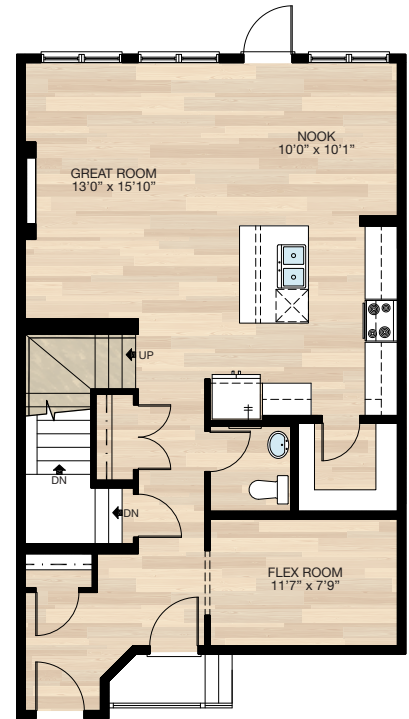
TWO BEDROOMS SECONDARY SUITE OPTION

- 608 Sq.Ft. basement development
- Included finished basement stairwell
- Add 1 risers to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
- Include washer & dryer rough-in only
- Second Furnace & HRV added to accommodate secondary suite
- Add 48" x 36" DHSL window to rear
- Upgrade existing window 60" x 24" DBSL to 60" x 36" DBSL



SELECT-4 MAIN FLOOR FLEX ROOM

- Delete built-in MDF desk + convert to closet (add 2 - 2'0" passage doors)
- Relocate kitchen half bath & pantry 2'0" into nook
- Close off wall opening + dropped bulkhead from pantry into mudroom
- Add shelving to pantry
- Delete passage door & closet in mudroom
- Add wall opening + dropped bulkhead to flex room



NO PENETRATIONS WHATSOEVER TO ZERO LOT LINE SIDE

HARDWOOD

DECK

CARPET

CONCRETE

TILE

LAMINATE

LINO

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THE
OXFORD II
ZLL
2067 SQ.FT.

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

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Plan updated as of March 20, 2024.

