

Quick
Possession

McConachie
HEIGHTS

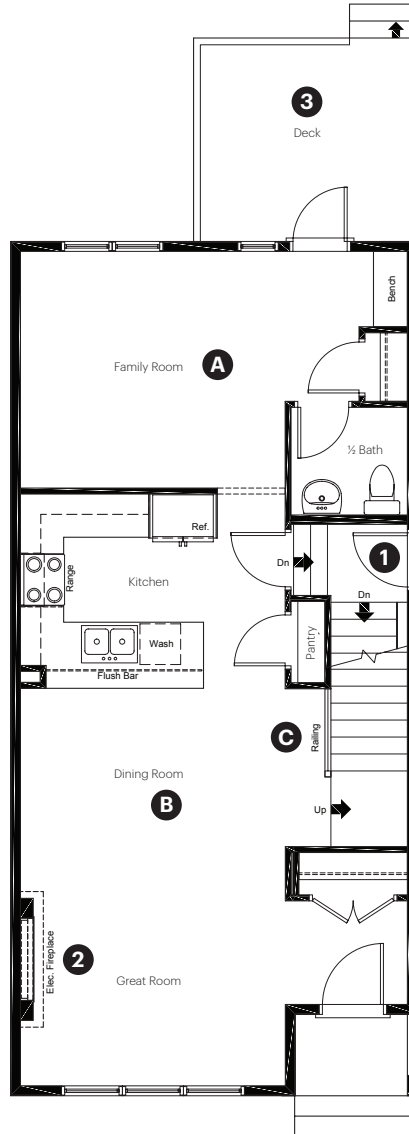
17732 63 Street
Edmonton, AB

1,658 sq ft
3 bedrooms
2.5 bathrooms

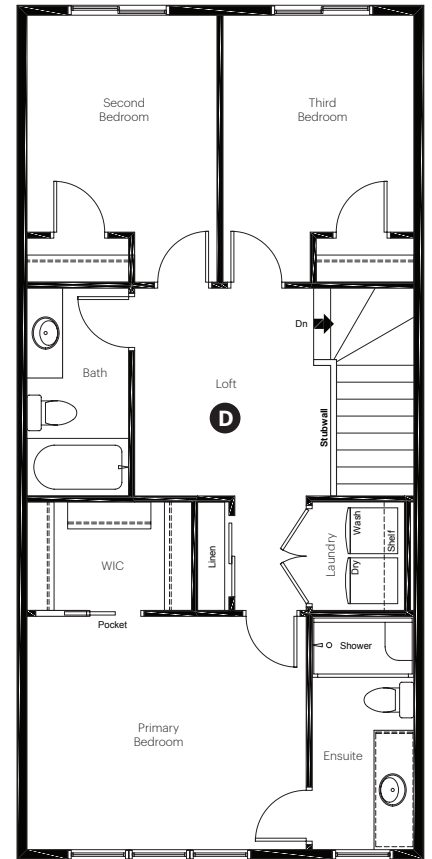
Prairie
Elevation

Anthem

Main Floor: 818 sq ft



Upper Floor: 840 sq ft



Quick Possession Home Options

- 1 Side entry
- 2 Electric fireplace with tiled surround
- 3 Rear deck
- 4 Heated detached garage

Quick Possession Home Highlights

- A Rear family room
- B 9' high main floor ceilings
- C Main floor railing
- D Central loft

Laned 140

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Features

Anthem Construction Standards

- Low maintenance architectural asphalt shingles
- Anthem maximizes window coverage on every home to provide your home with natural light
- Windows are also triple plane low-E argon filled windows above grade
- Includes an 80 gallon electric water tank and 96% high-efficient gas furnace with dual-stage with variable speeds. It also has an integrated HRV system with dedicated pick up locations in each bathroom with timers for easy use
- Decora type switches throughout the home
- R-50 blown insulation in all attic spaces

The Interior

- Ceilings are finished with a splatter texture
- Luxury vinyl plank flooring on main floor
- Luxury vinyl tile flooring in upper bathrooms and laundry
- Carpet on finished stairs and upstairs with an 8lb underlay
- Quartz countertops in kitchen and bathrooms
- Top mount stainless steel kitchen sink
- Stainless steel appliance package and a waterline to the fridge
- Executive level brushed nickel lighting package
- Spindle railing on main floor stairwell
- Executive level finishing package
- Air conditioning

Laned 140

Dimensions, sizes, specifications, layouts and materials are approximate only and subject to change without notice. The builder reserves the right to make change and modifications to the information contained herein. E.&O.E.