

# Features & Finishes:

## 6 Meadowlark Way, Clearview

### Kitchen

- Stone backsplash
- Island and cabinetry upgrade (soft close doors)
- Wine room with temp controlled cooling system.
- Wood beam throughout kitchen
- Moved beam to gain space and enhance view
- All high-end appliances (Wolf & Bosch) upgraded LED screen on fridge
- Extra potlights throughout
- Hide away downdraft to save space and preserve the view.
- Water Filtration system with filtered reservoir.

### Great Room

- Oversized gas fireplace
- Wood beams throughout
- Chandeliers (\$4000 each) with 10-year life led candle lights
- Hidden surround sound wiring (prewired)
- Hidden wires for ceiling fan option
- Whole house has upgraded alarm and window sensors – additional control pad in master bedroom
- Upgraded stone on fireplace (not river stone) and went to the entire height of the house.

### Dining Room and Foyer

- Wood blinds and upgraded retractable blinds throughout the house.
- Upgraded doors with glass windows
- Upgraded carpet with underpadding on stairs and throughout the house

### Office

- Upgraded walkout with glass window in door

### Main Floor Bathroom

- Upgraded vanity on main floor

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### Laundry Room

- Upgraded bench and shelving unit.

### Master Bedroom

- Double sided gas fireplace
- Moved shower and put a waterfall shower in, with a bench
- Tiling around tub and fireplace
- Upgraded vanity and cabinetry in master (non-slamming doors)
- Master closet shelving upgrade
- Hardwood floors in Master

### Second Floor

- 3 pane windows in both bedrooms on the front of the house to protect from the environment in the Winter and Summer.
- Juliet bathroom with shower, not tub.

### Exterior

- Stone around the entire house.
- Extra pot lights
- Wooden deck (Approx. 60 X 25)
- Septic tank Alarm set up with Huronia.
- Extra high garage ceiling.
- Water softener