



living is here

Waterfront is a private lakefront community consisting of 20, 4 bedroom homes. Each home has a unique sun orientation, lakeview and close proximity to the water, beach and dock.

## HIGHLIGHTS, FEATURES AND SPECIFICATIONS

FOR MORE INFORMATION CALL:

**1-866-582-1999**

[www.KelownaLakefront.com](http://www.KelownaLakefront.com)



**Trasolini Chetner**  
Construction & Development

[www.traschet.com](http://www.traschet.com)

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### ARCHITECTURE & DESIGN

- Clean, contemporary, modern, unique and extraordinary!
- A luscious central courtyard elevated approximately 5 1/2 feet above grade provides for excellent view corridors to Okanagan Lake.
- Strong sense of association with the neighbouring homes, yet all the while retaining your own privacy and "space".

### LANDSCAPING

- Lush and extensive resort landscaping throughout.
- Large landscaping buffer between the vineyard and the townhomes.
- Beautiful stone-like retaining walls.
- Dramatic lighting.
- Automatic built-in irrigation systems.

### AMENITIES

- Beautifully designed swimming pool with huge "party" deck surrounded by a glass railing. Dramatic lake views from the pool!
- Large hot-tub adjacent to the main pool.
- Modern boat dock with state of the art decking and lighting: no painting, no slivers, no warping. Boat slips with electric remote-controlled boat lifts.
- Sports court (ideal for tennis, roller-hockey, basketball, etc.) which can be "flooded" in the winter and converted into an outdoor ice rink. Illuminated at night for "after" hours of fun.
- Fully appointed playground area adjacent to the sports court.
- Clean sandy beach with gradual entry into the lake – ideal for swimming.
- High end resort landscaping and lighting featuring a large open central courtyard. A great place to hang out!

### KITCHENS

- The kitchens in The Waterfront have been specifically designed to impress and feature a high-end appliance package and a clean, sharp and stunning design.
- Custom dark wood cabinets combined with white glass doors set into brushed aluminum frames.
- Sleek chrome pulls on all cabinet doors.
- Under counter accent lighting.
- Stunning Quartz solid surface countertops.
- Sparkling imported glass tile backsplash.
- Under-mount large size stainless steel 2 bowl sink.
- Commercial style sink faucet.
- Pendant lighting above the island area/eating bar.





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### EXTERIOR – GENERAL

- Glass Towers. A signature feature of The Waterfront Resort Townhomes. This wall of glass allows sunlight to fill the homes during the day and provides for a warm glow at night. Brushed aluminum frames with distinctive horizontal “fins”.
- Oversized solid wood stained main entry doors.
- 2 spacious private outdoor living areas span the entire width of the homes (approximately 20 feet wide). A large main floor patio (mostly covered) with outdoor kitchen and a large 3rd floor deck, both oriented towards Okanagan Lake.
- Extensive use of warm stone cladding.
- Contemporary stucco exterior, clean and smooth – easy to maintain.
- Durable and long lasting Torch-on roofing membrane, 2 ply on all roof areas.

### INTERIOR – GENERAL

- Glass Towers dramatically soar the full 3 story height of the homes adjacent to the main entrances. Simply Spectacular!
- Incredible full width “disappearing” (folding) glass panel door system separates the main floor indoor and outdoor living areas. Consisting of 5 glass door panels this signature feature of The Waterfront townhomes brings the outdoors “in” and the indoors “out”.
- Large size imported Italian tile flooring throughout the main floor living areas. A stunningly beautiful and exceptionally durable surface – ideal for these “active” homes and easy to maintain.
- High ceilings in all main living areas. Vaulted ceilings in all 16 courtyard homes above the main living areas.
- All homes have 4 bedrooms including 2 master suites (each with their own luxurious ensuites), making each townhome at The Waterfront ideal for TWO FAMILIES!
- Private den and study areas.
- Recessed pot lighting throughout.
- Sensational concrete fireplace mantels combined with custom concrete surrounds.
- Large flame, natural gas fireplaces in all main living areas.
- Plush 28 ounce carpeting throughout the second and third levels and on all staircases.
- Glass railings.
- Four bathrooms - 3 full baths (including 2 luxurious ensuites) and one powder room in every home.





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### APPLIANCES

- The appliance package selected for The Waterfront is top of the line.
- Sub Zero 36" built-in fridges.
- Jenn-Aire gas stove, pro-line series.
- Jenn-Aire stainless steel dishwashers, pro-line series.
- Panasonic built-in under-counter microwave ovens.
- Under counter wine fridges. Stock it with wines made from grapes grown in your own vineyard!
- Stacking washer and dryers.

### BATHROOMS

- All of the bathrooms have been designed to inspire and relax. Clean, crisp millwork and innovative fixtures create a private spa-like experience.
- Kohler sinks (undermounted), toilets and faucets.
- "Floating" custom dark or white (depending on the bathroom) wood cabinets.
- Quartz solid surface countertops.
- Italian porcelain tile flooring throughout.
- Heated flooring in primary ensuites.
- Frameless glass showers in all ensuites.
- Soaker tubs in primary ensuites.

### SECURITY & TECHNOLOGY

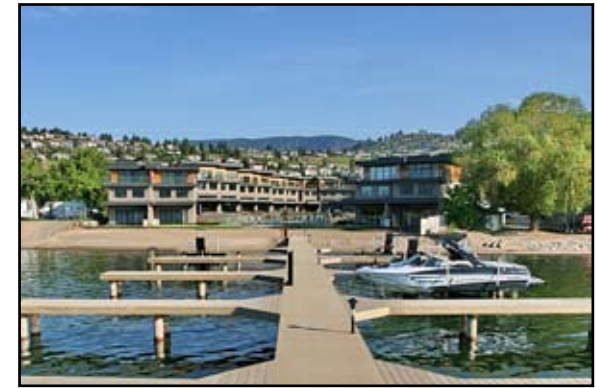
- Full home security systems – all hard-wired.
- High speed internet access.
- State of the art connectivity for, phone, fax, modem, internet, cable and computer networking.

### GARAGES & PARKING

- Large single-car secure garages with direct access into each home.
- All courtyard units include large storage areas below the main floor living areas – accessed from the garage.
- Most homes will accommodate parking for additional cars on driveways.
- Ample additional guest parking throughout the project (+/- 18 stalls).

### HEATING & AIR-CONDITIONING

- Geo-thermal system – environmentally friendly, clean, efficient and economical.
- Full air conditioning throughout each home.
- Forced air heating.
- Heated flooring in master ensuites.





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### OUTDOOR KITCHENS & LIVING AREA

- Each home features a unique and innovative main floor outdoor living area with built-in kitchen, making for easy living and great entertaining.
- Outdoor kitchens include solid surface countertops, stainless steel under counter fridges and full sinks.
- High-end built-in barbeques connected to natural gas so you will never "run out"!
- Illuminated overhang canopies (which cover the majority of the main floor patio).
- Outdoor built-in fireplaces.
- The rear entertainment portion of the outdoor living area will comprise of polished, tinted concrete with a customized saw-cut pattern.
- The signature "disappearing" (folding) glass panel door system which separates the indoor and outdoor main floor living areas provides for a seamless transition between the exterior and interior spaces.

### VINEYARD

- Approximately three-quarters of the entire site will be covered by beautiful vineyards which will truly enhance the overall feel of this exclusive and unique waterfront community.
- Operated by the renowned Quails' Gate Estate Winery.
- Stunning front entrance trellis.

### HOME WARRANTY

- The Waterfront Resort Townhomes offers a 2-5-10 warranty provided by National Home Warranty, a leader in new home warranty coverage.
- 2 years on materials and workmanship.
- 5 years water penetration protection.
- 10 years structural protection.

