

# FEATURES



## ELEVATED LIVING

- Apex is a new master-planned community of modern two bedroom plus den, three & four bedroom rowhomes at The Lakes ranging in size from approx. 1,246 to 1,921 square feet.
- Perfect for growing families by offering open concept floorplans, spacious bedrooms, generous kitchens, two or more bathrooms and parking for at least two cars in an active, outdoor-oriented community.
- Large fenced yards with generously-sized patios and balconies (varies by plan) are perfect for enjoying the sunny Okanagan climate.
- Modern rowhome design features clean lines, oversized windows and Hardie plank siding with brick accents. The exterior colour palette also enhances the distinctiveness of the architecture.

## THE IDEAL LOCATION

- Apex is located at The Lakes, a new master-planned community that is safe, clean and family-friendly.
- It's location in the heart of the Okanagan offers the perfect combination of the big city amenities of Kelowna with the rural charm of Lake Country:
  - Davidson Road Elementary School (3 km away).
  - Wood Lake public beach access (4 km away).
  - George Elliot Secondary School (6 km away).
  - Lake Okanagan public beach access (6-9 km away).
  - Downtown Winfield (7 km away).
  - Kalamalka Lake public beach access (12 km away).
  - Kelowna International Airport (15 km away).
  - University of British Columbia Okanagan (16 km away).
  - Kelowna waterfront (25 km away).
  - Orchard Park shopping centre (25 km away).
  - Predator Ridge Golf Course (25 km away).
  - Downtown Vernon (30 km away).
- Very easy access to Highway 97 - the Okanagan's main highway - which provides access to both Kelowna and Vernon as well as everything in between.

## GREEN ENERGY

- Apex's geothermal heating & cooling system harnesses the energy of the earth to provide an affordable and environmentally-friendly energy source that keeps your home comfortable all year round.
- The geothermal system is controlled via a single thermostat and offers a relatively constant year-round temperature.

## A GREAT FIRST IMPRESSION

- Apex offers two modern interior colour schemes - Forest and Beach - both of which incorporate the latest interior design trends.
- Over-height ceilings throughout most of the main floor.
- Abundant natural light from large windows.
- Quality laminate flooring throughout the main floor.
- Tiled entry lobby for durability.
- Premium nylon loop carpet throughout bedrooms, upper corridor and stairs.
- Contemporary wood baseboards, window sills and door-casings.
- Whirlpool Duet front-loading washer and dryer.
- Two inch window blinds on all windows.
- Wire shelving in all closets.

## DESIGNER KITCHENS THAT SIZZLE

- Free flowing, spacious kitchen layouts (most with islands) that make meal preparation and entertaining easy.
- Designer-series laminate or wood-veneer cabinets (type varies by colour scheme).
- Premium quartz countertop makes for a beautiful work surface.
- Modern Whirlpool appliance package featuring:
  - Stainless steel 22 cu. ft. refrigerator with bottom freezer.
  - Stainless steel four-burner gas range.
  - Stainless steel dishwasher.
  - Stainless steel microwave with built-in hood fan.
- Distinctive full height tile backsplash.
- Dual basin stainless steel under-mount sink with Moen faucet.
- Recessed ceiling pot lighting.

## FAMILY-READY BATHROOMS

- Easy-clean laminate cabinet and countertop.
- Soaker tub for a relaxing bath (main bathroom) and semi-frameless glass shower stall (ensuite bathroom).
- Durable floor and wall tile.
- Large wall-mounted mirror with modern light bar above.
- Single control Moen faucets.

## OTHER KEY APEX FEATURES

- 2 / 5 / 10 year New Home Warranty by Travelers, one of BC's most respected warranty providers.
- Energy-efficient double-glazed windows.
- Asphalt shingle roof for long-term durability.
- Central "Smart Panel" in the garage allows for easy installation of home networking and digital entertainment and internet services by Shaw or Telus.
- Hard-wired smoke and carbon monoxide detectors.
- Deadbolt locks and exterior lights at ground level entry points.
- Roughed-in gas BBQ outlet on patio or balcony (location varies by plan).
- Hose bib for watering plants located in yard.
- Built-in irrigation system for common area and private yard watering.
- Overhead garage door with two remote controls.

## OPTIONAL UPGRADES\*

- Upgraded Whirlpool kitchen appliance package.
- Quartz countertops in bathrooms.
- Engineered hardwood floor throughout main level.
- Stair tread lighting.
- Nuheat in-floor heat in bathrooms.
- Security alarm system.
- Central vacuum system.
- Completed BBQ outlet.
- Undermount kitchen cabinet lighting.