

PREMIUM STANDARD FEATURES & FINISHES

15', 20' & 23' TOWNHOME COLLECTION

ELEVATED INTERIORS

- Appliance Package: Fridge, stove, hood fan, dishwasher and laundry washer & dryer
- Upgraded 9' ceilings throughout all floors (basement will receive standard height)
- 5" wide plank engineered flooring throughout excluding bedrooms
- Two coats of Finish Paint
- Quartz Countertops in Kitchen and Primary Ensuite
- Primary Ensuite featuring undermount sink, freestanding soaker tub, and framed glass shower with 2 pot lights and rain shower head with handled fixture
- Stained finish oak veneer stairs (treads and risers) with black modern square metal pickets
- Smooth ceiling finish throughout excluding bedroom
- Upgraded profiled 5-1/4" baseboards and 3" casing throughout all doorways, square archways and windows
- 200 Amp electrical service
- EV charger rough in
- 1 Year Free Rogers Ignite Cable / Internet / Phone



SMART TECH PACKAGE TO MANAGE YOUR HOME SETTINGS REMOTELY:

- One (1) Front Door Video Intercom
- One (1) Smart Lock for Garage door into house (if grade permits)
- Two (2) Smart Light Wall Switches
- Two (2) Smart Flood Sensors
- One (1) Smart Thermostat
- One (1) Smart Home Security System with LED Display Keypad
- 2 USB receptacle outlets

*See Sales Representative for details



COUNTRYWIDE



Victoria Grand May 25, 2026. Specifications are subject to change without notice. Vendor may substitute materials for those shown in the Plans and Specifications, provided such materials in the sole opinion of the Vendor's consultant are of at least comparable quality. Model homes, displays, marketing materials and Schedule "B"s may include finishes that are upgrades and are not included in the purchase price. These upgrades may be offered at extra cost at time of colour selection or may not be made available. Where brand names are specified, the Vendor, in its sole discretion, may substitute with similar product of at least equal quality from another manufacturer. Colour, texture, appearance, etc. of features and finishes installed in the house may vary from Vendor's samples as a result of normal manufacturing and installation processes. Appliance locations shown on Schedule "B"s may vary. All dimensions stated herein are nominal and approximate only, including ceiling heights. Presentation Centre display furnishings and decorations are not included. E.&O.E.

15', 20' & 23' TOWNHOME COLLECTION VICTORIA GRAND BY COUNTRYWIDE HOMES

STATELY EXTERIORS

1. Contemporary inspired architecture utilizing brick, stone, stucco, prefinished siding and architectural board, as per elevation.
2. Precast concrete and or stucco windowsills, headers, and arches, as per elevation.
3. Prefinished metal accent roof(s), as per elevation, main roof areas to receive Limited Life (manufacturer's warranty) self-sealing asphalt shingles.
4. Colour coordinated exterior aluminum and glass railings. As per elevation.
5. Low maintenance aluminum soffits, fascia, eaves troughs and downspouts.
6. Elegant Coach lights at all doorways on all elevations.
7. Fully paved two coat driveways; base and topcoat included.
8. Fully sodded yards and precast concrete slabs at exterior entrances.

SUPERIOR DOORS AND WINDOWS

9. Colour coordinated vinyl casement windows (as per plan). All operating windows to be screened.
10. Patio sliding doors and/or garden door(s) at rear, leading to porches, patios and decks, as per plan.
11. Standard height insulated metal front entry door(s) with decorative glass, satin-nickel grip set and deadbolt, as per elevation.
12. Stylish metal insulated sectional roll-up garage doors with decorative glazing, as per elevation.

LUXURIOUS INTERIORS

13. Approximately 9ft. foot ceiling height on ground, main and upper floors and standard ceiling height in basement (excluding areas due to mechanical or structural requirements).
14. Standard height two panel smooth style interior doors throughout.
15. Satin nickel levers and hinges throughout.
16. Smooth ceiling finishes throughout, excluding upper floor hallway and bedrooms.
17. Upgraded 5 ¼" Colonial baseboards and 3" casing throughout all doorways, square archways (where possible) and windows.
18. Oak staircase, where applicable as per plan, in stained finish with oak treads and oak veneer risers and stringers, with square black metal pickets and approximately 3" handrails, from Vendor's standard samples.

EXCEPTIONAL FLOORING

19. Approximately 5" stained engineered hardwood throughout the ground floor, main floor and upper floor hallway, excluding tiled areas as per plan.
20. Plush 40oz. broadloom with quality underpad to all upper floor bedrooms from Vendor's standard samples.

21. Imported 13"x13" floor tile in foyer(s), main hall (if applicable as per plan), kitchen, breakfast and servery areas, powder room, laundry room, mud room, all ensuites and/or bathrooms and basement finished foyer (if applicable as per plan) from Vendor's standard samples.

GOURMET KITCHEN

22. Quality designed cabinetry (from Vendor's standard samples), matching crown molding on upper cabinets and light valance trim only. (Electrical not included). (Bulkheads may be required above kitchen cabinetry due to mechanical and/or plumbing requirements).
23. Island and pantry, as per applicable plan.
24. Flush breakfast bar in kitchen, as per plan.
25. Quartz countertops in kitchen and servery areas (as per plan) from Vendor's standard samples.
26. Stainless steel undermount kitchen sink and single lever chrome faucet with integrated pull-out spray.
27. Rough-in dishwasher space with electrical and plumbing supply.
28. Rough-in water line for refrigerator.

BATHROOM RETREATS

29. Quality designed cabinetry (from Vendor's standard samples) with laminate countertops.
30. Primary Ensuite to receive quartz countertop with crisp white undermount vanity sink and single lever chrome faucet and mechanical pop-up drain.
31. Imported 8"x10" and up to 13"x13" tiles from Vendor's standard samples in all bathtub enclosures to the underside of ceiling.
32. Upgraded vanity light fixtures in all bathrooms.
33. All bathrooms receive upgraded water efficient two-piece elongated toilet.
34. Powder room to receive mirror, upgraded pedestal sink with single lever chrome faucet.
35. Crisp white porcelain vanity sinks in all ensuites and/or bathrooms with single lever chrome faucet and mechanical pop-up drain.
36. Primary Ensuite shower to include framed glass shower enclosure, door with chrome hinges and knob, mosaic floor tile, two recessed waterproof pot lights, one rain shower head and one handheld shower fixture.
37. Upgraded freestanding soaker tub with deck mounted chrome tub filler in Primary Ensuite (as per plan).
38. Deep acrylic soaker tubs for all other ensuites and/or bathroom, as per applicable plan.

FUNCTIONAL LAUNDRY ROOM

39. Base cabinet with drop-in stainless steel utility sink with single lever chrome faucet and laminate countertop, in finished laundry room, as per applicable plan.
40. All required plumbing, electrical and venting rough ins will be provided for future Washer and Dryer installation.

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COMFORT AND PEACE OF MIND FEATURES

- 41. Control switch located on the interior of home near garage to power off your future garage door opener as an added security feature.
- 42. Rough in central vacuum system piping with all runs collected and terminated in the garage.
- 43. Two exterior hose bibs are included, one at front elevation and one in the garage. (Note: Back-to-Back models to receive one in the garage).
- 44. Shut off valves for all sinks and toilets.
- 45. Smoke and Carbon monoxide detectors installed and hard wired as per Ontario Building Code.
- 46. Door chime at front entry door.
- 47. Duct cleaning completed prior to occupancy.

LIGHTING, ELECTRICAL AND TECHNOLOGY

- 48. 200-amp electrical service with breaker panel and copper wiring throughout.
- 49. Weatherproof exterior outlet near all exterior doors. One exterior plug on balcony, as per applicable plan.
- 50. Comfort height white Decora plugs and switches throughout, as per Vendor's standard specifications.
- 51. Interior light fixtures or wall switched outlets in all bedrooms, family room, kitchen, great room, dining room, living room, breakfast area, den, halls, laundry, and capped outlet in open to above areas, as per applicable plan and as per Vendor's specifications.
- 52. Electrical wall outlet(s) in garage, an electrical outlet per future garage door opener and future central vacuum system.
- 53. Up to five (5) TV/Cable rough-in wiring throughout home, with locations to be determined at pre-wire consultation appointment.
- 54. Up to five (5) Telephone/Data rough-in wiring throughout home, with locations to be determined at pre-wire consultation meeting.
- 55. One electrical outlet with integrated USB port in Kitchen and one in Primary Bedroom. Location determined by Vendor.
- 56. Technology Package consisting of:
 - a. One (1) Front Door Video Intercom;
 - b. One (1) Smart Lock for Garage door into house (if grade permits);
 - c. Two (2) Smart Light Wall Switches;
 - d. Two (2) Smart Flood Sensors;
 - e. One (1) Smart Thermostat;

*After the first year, subscription for the services is required. Consult with the Builder's Supplier Representative for details.

*High-speed internet and wifi required for cameras and video intercom remote viewing.

- 57. Security system available through Vendor's supplier. Must be ordered and paid for by Purchaser and Purchaser must enter into a monitoring service agreement with Vendor's supplier.

SUPERIOR CONSTRUCTION

- 58. Standard basement ceiling heights on all models, with heavy duty damp proofing, drainage board, weeping tiles and blanket insulation.
- 59. Oversized basement windows included (window wells may be required).
- 60. 2x6 wood framed exterior wall construction.
- 61. Spray foam insulation in garage ceiling below all habitable areas.
- 62. Rough-in three-piece plumbing (drain pipes only) in basement for future bathroom as per vendors standard location.
- 63. All garage walls to be drywalled and taped in a rough finish and prime painted.

ENERGY EFFICIENT FEATURES

- 64. R60 attic insulation.
- 65. R10 under slab insulation in basement.
- 66. Upgraded Energy efficient rated double pane high-performance window assemblies.
- 67. Solar conduit rough in from the basement to the attic.
- 68. LED light fixtures and bulbs.
- 69. Programmable Smart thermostat and in-home energy display.
- 70. EnergyStar rated Furnace and HRV.
- 71. Rough-in wiring from garage to electrical panel for future Electric Vehicle (EV) charging station.

WARRANTY

The Taron Warranty Program offers:

- Seven (7) Year protection on structural defects.
- Two (2) Year protection on mechanicals and materials including electrical, plumbing, heating and distribution systems, all exterior cladding, windows and doors.
- One (1) Year protection on workmanship and material defects.

All references to sizes, measurements, materials, construction styles, trade/ brand/industry names or terms may be subject to change or variation within generally accepted industry standards & tolerances. Measurements may be converted from imperial to metric or vice versa & actual product size may vary slightly as a result. All references to features and finishes are as per applicable plan or elevation and each item may not be applicable to every home. Locations of features and finishes are as per applicable plan or at the Vendors' sole Discretion.

All features and finishes where Purchaser is given the option to select the style and/or colour shall be from the Vendor's predetermined standard selections. Usable square footage may vary from stated floor areas.