

## A CURATED COMMUNITY

### The Comfort of KOS in collaboration with Ste Marie Studio

The Kootenays' Scandinavian heritage inspires the warm, contemporary comfort of The Glades' three, four and five-bedroom alpine townhomes, each with a private deck and garage. Nordic inspired contemporary interiors offer Kos,

a cozy, understated comfort for calm moments between outdoor exhilaration. Interiors combine rich woods, tonal textures and tactile materials that look right winter and summer.

## YOUR BUILDING

### Indoor-Outdoor Wellbeing

- Welcoming spaces to socialize with friends new and old, connect with nature through full-scale windows, quiet moments alone or to be with others
- Option for private outdoor hot tub

### Private Garages and Storage

Dedicated parking spaces for one or two vehicles. Your garage provides secure indoor space that goes well beyond just storage for your vehicles and gear. Space to wash your bike and do a quick tune or wax make everything at The Glades convenient.

## THE HOME

### Smart Features

- Smart controls for entry doors

### Sustainability Features

The Glades has been designed and will be constructed with our environment in mind with some features including:

- High-efficiency forced air, gas heating system
- Low flow, efficient water fixtures
- Native landscaping to minimize resource use
- Private garage with smart controls
- All homes include an EV outlet (NEMA 14-50 or similar).

### Interiors

All homeowners will have the choice of light or dark finishings palette:

#### Champagne

Light wood colour, refined millwork, textural tiles, and polished chrome.

#### Corduroy

Rich wood colour, refined millwork, textural tiles, and polished chrome.

### Warranties mean ownership with confidence

The Daly is delivered with comprehensive new home warranty protection from WBI including:

- 2-Year Material Warranty
- 5-Year Building Envelope Warranty
- 10-Year Structural Defects Warranty



## LIVING SPACES

### Your Home

- Zoned for nightly rentals
- Premium hardwood floors
- Broadloom carpeted upper floors
- Gas fireplace
- All homes feature private balconies that connect you to life in the mountains
- Venetian blinds throughout the home

### Kitchen

- Engineered stone countertops
- Soft-close hinges and modern hidden hardware
- Under counter task lighting
- Contemporary tiled backsplash
- Fulgor Milano appliance package
- European-inspired fixtures

### Bathrooms

- Under counter contemporary and functional LED lighting
- Quality fixtures and sleek faucets
- In-floor heating
- Double vanity in principal bedroom ensuite

### Upgrade Selections

- Outdoor hot tub
- Custom millwork details and fireplace in living room
- Finished lower floor bedroom or family room with bathroom, available in some plans
- High-efficiency cooling system
- Built-in mudroom with custom cubbies, hooks and even a boot dryer

### Appliance Schedule

- 36" Fulgor Milano fridge
- 36" Fulgor Milano gas range
- 36" Hood Fan
- Integrated Fulgor Milano dishwasher
- Microwave
- Under the counter wine and beverage fridge
- Pantry
- High-efficiency washer and dryer

