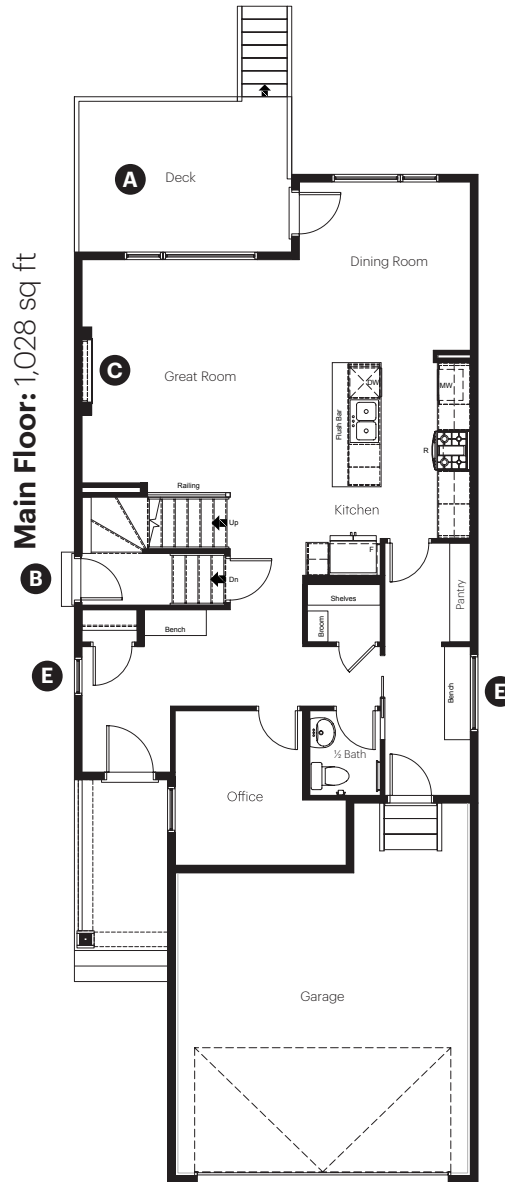


# Wedderburn

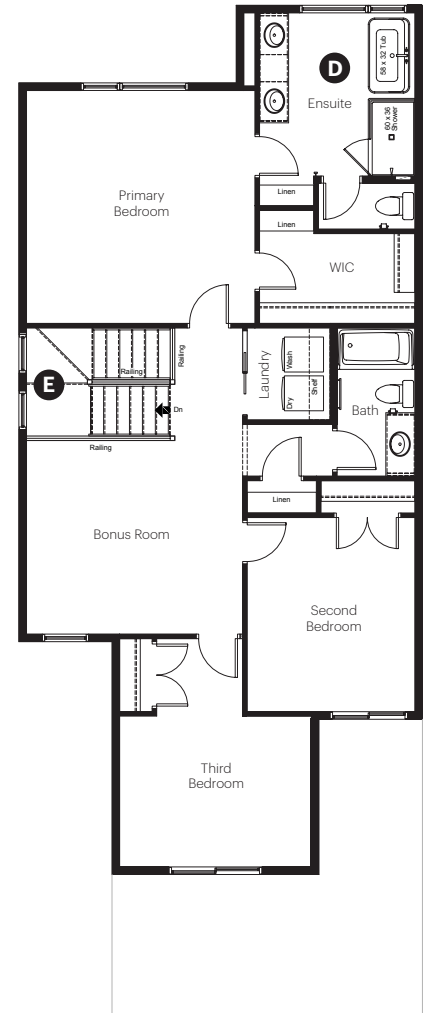
OKOTOKS ★ ALBERTA

6 Emerson Crescent  
Okotoks, AB

2,257 sq ft  
3 bedrooms  
2.5 bathrooms



**Upper Floor: 1,229 sq ft**



## Showhome Options

- A** Rear deck with gasline for BBQ
- B** Side entry
- C** Electric fireplace
- D** Primary ensuite option 1
- E** Side elevation windows

**Wedderburn**  
OKOTOKS ★ ALBERTA

**6 Emerson Crescent**  
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2,257 sq ft  
3 bedrooms  
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## Showhome Interior Selections

### Cabinets and Countertops

- Elevated level package selections
- Level 2 cabinet layout
- Secondary cabinet colour on island
- Wood hood with insert
- 3 cm quartz countertops
- Black matte cabinet hardware

### Flooring and Wall Tile

- Elevated level package selections
- Luxury vinyl plank flooring on main level
- Luxury vinyl tile flooring in wet area's

### Fireplace

- Electric fireplace
- Drywall boxout with floor to ceiling brick surround
- 6" deep mantle, painted white

### Interior Railing

- Elevated level package selections
- Railing on main and upper floor stairwell

### Plumbing

- Executive level package selections
- Modern, black matte fixtures
- Undermount silgranit kitchen sink
- Undermount bathroom sinks
- Freestanding tub in ensuite
- Fully tiled ensuite shower with shower niche, 10MM glass walls and black trim

### Finishing and Paint

- Exclusive level package selections
- Black matte door hardware
- Black matte bathroom hardware
- 8' main floor interior doors

### Lighting

- Executive level package selections
- Black matte fixtures
- Exclusive level dining light fixture

### Other

- Slide in gas range in kitchen
- 9' high main floor ceilings
- Developed stairwell to basement
- 9' basement wall foundation
- 3.5 ton air conditioner
- Irrigation line for future sprinkler



Scan to view more information  
on this showhome

Dimensions, sizes, specifications, layouts and materials are approximate only and subject to change without notice. The base specification for this home is **Elevated**. Any selections shown in the showhome that are above and beyond the elevated palette are considered upgrades. E.&O.E