

Quick  
Possession

McConachie  
HEIGHTS

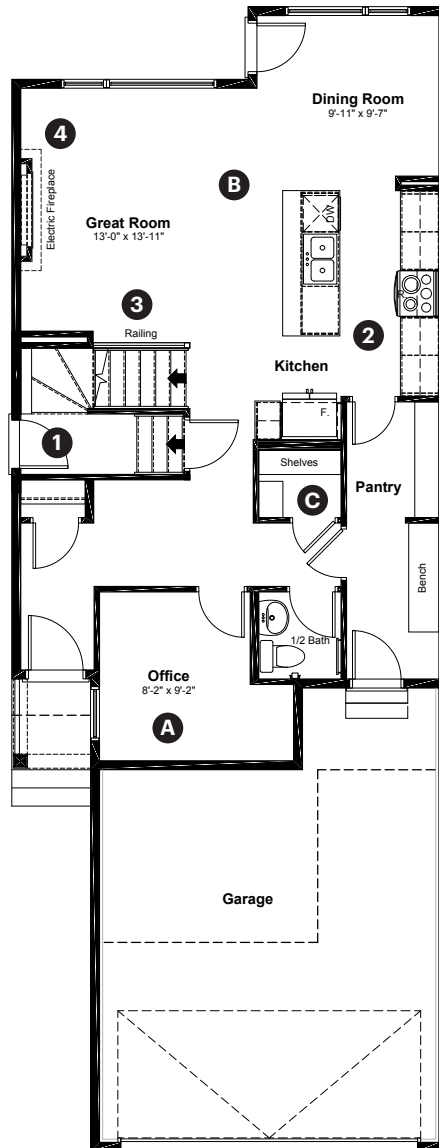
6271 180 Avenue NW  
Edmonton, AB

1,961 sq ft  
3 bedrooms  
2.5 bathrooms

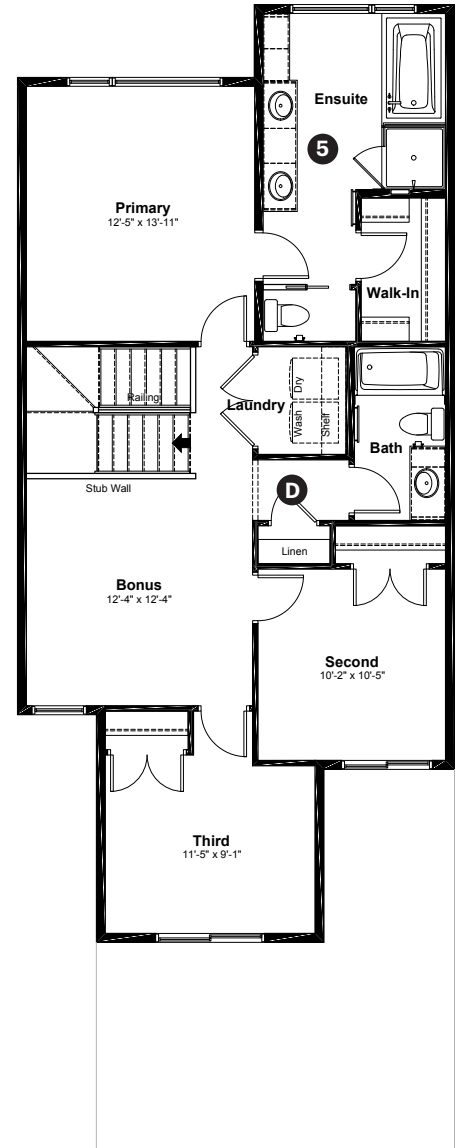
Prairie Elevation

Anthem

Main Floor: 899 sq ft



Upper Floor: 1,062 sq ft



#### Quick Possession Home Options

- 1 Side entrance
- 2 Level 2 kitchen cabinet layout
- 3 Main floor railing
- 4 Electric fireplace with mantel
- 5 Primary ensuite option 1 with tiled shower

#### Quick Possession Home Highlights

- A Main floor office with window
- B 9' high main floor ceilings
- C Oversized main floor closet
- D Large upstairs linen closet

Dimensions, sizes, specifications, layouts and materials are approximate only and subject to change without notice. The builder reserves the right to make change and modifications to the information contained herein. E.&O.E.

Front Drive 110

Quick  
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Prairie Elevation

**Anthem**



## Features

### Anthem Construction Standards

- Low maintenance, 30-year architectural asphalt shingles
- Anthem maximizes window coverage on every home to provide your home with natural light. Windows are also triple plane low-E argon filled windows above grade
- Includes a 50-gallon gas water tank and 96% high-efficient gas furnace with dual-stage with variable speeds. It also has an integrated HRV system with dedicated pick up locations in each bathroom with timers for easy use
- Decora type switches throughout the home
- R-50 blown insulation in all attic spaces
- Rough-in waterline to the fridge

### The Interior

- Ceilings are finished with a splatter texture
- Luxury vinyl plank flooring on main floor
- Luxury vinyl tile flooring in upper bathrooms and laundry
- Carpet on finished stairs and upstairs with an 8lb underlay
- Elevated level cabinet and cabinet hardware selections
- Elevated level 3CM quartz countertops in kitchen and bathrooms
- Undermount silgranit kitchen sink
- Undermount bathroom sinks
- Stainless steel appliance package including a chimney hoodfan and built in microwave
- Upgraded mirrors in ensuite bathroom
- Iron railing on main floor stairwell
- 9' high basement foundation

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Front Drive 110

# Anthem Home Palette Selections

**Model:** Front Drive 110
 **Address:** 6271 180 Avenue, Edmonton AB

## Cabinets, Flooring and Countertops

Wall Paint

Trim Paint

Carpet

Luxury Vinyl Plank

Luxury Vinyl Plank

Bathroom Wall Tile

Cabinets  
Profile: 2 1/4" Shaker

Cabinet Hardware

Countertops

Kitchen Backsplash

## Plumbing

Kitchen Sink

Pedestal Sink  
\*faucet shown is not included

Bathroom Sink

Kitchen Faucet

Bathroom Faucet

Roman Tub Faucet

Tub / Shower Faucet

## Finishing

Deadbolt

Interior Door Knob

Bathroom Accessories

Interior Doors



# Anthem Home Palette Selections

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## Lighting



Dining Room



Island Pendant



Stairwell



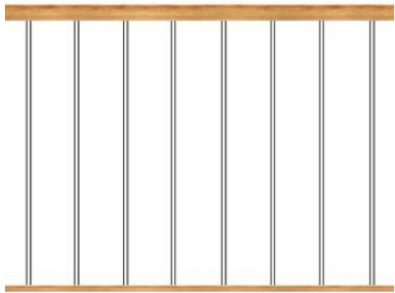
Bathrooms

\*Number of lights determined by size of vanity



Bedrooms

## Railing



Spindle Pattern



Handrail



Iron Color



Post Cap

Post

\* Handrail, post and cap painted to match the trim color

## Appliances



Fridge



Chimney Hoodfan



Electric Range



Dishwasher



Microwave

