



LAKEWALK
TOWNHOMES



Footsteps from simply breathtaking.

There's something uniquely satisfying about living near the water. The fresh lake breeze, the gentle sound of waves pulsating against the shoreline, the spellbinding image of crisp-blue water disappearing into a dreamy azure sky on a distant horizon. Water transports us closer to the wonder of nature, lulls us into a reverie and turns those faraway dreams into exciting possibilities.

Lakewalk brings water's magical allure practically to your doorstep. Introducing a boutique community of stately towns mere moments from Ajax's spectacular Waterfront Park. A place where you can slip comfortably into a more aspired way of life.





Enjoy elevated living.

Welcome to Ajax's most prized location, just minutes from the water while being ideally connected to the best of everything the Durham Region and the GTA have to offer. Lakewalk features an exclusive selection of impressive three-storey towns designed to give today's families space to spread their wings and let their imagination soar. About a five-minute walk to the lake, less than a ten-minute drive to downtown and countless ways to savour the best Ajax has to offer.

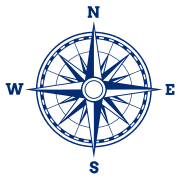




Come sail away.

There's a reason Ajax is known as the Town By The Lake. The community boasts a picturesque waterfront of unspoiled beauty along six kilometres of parkland totalling 150 acres. For Lakewalk residents, this means home is your springboard to waterfront parklands and a scenic waterfront trail ideal for walking, jogging, cycling and in-line skating. Simply hop on the trail and head eastward to the aptly named Paradise Beach and enjoy a day of family fun swimming, fishing, or simply relaxing on the beach watching watercraft sail by.





Area amenities.

A stone's throw from extraordinary.



All renderings and illustrations are artist's concept and are not exactly as shown. Map is not intended to be a directional map and is only a sampling of the amenities available. E. & O. E.

EXISTING RESIDENTIAL

EXISTING ACOUSTIC FENCE

CHAIN LINK FENCE

BICYCLE PARKING

WATER METER ROOM

GARBAGE & RECYCLE



V1

V2

V3

V4

BELLERIVE LANE

BELLERIVE LANE

SIDEWALK

SIDEWALK

SIDEWALK

BURDEN CRESCENT

SIDEWALK

SIDEWALK

SIDEWALK

1 The Breeze 1775 sq.ft.

2 The Mist 1795 sq.ft.

3 The Shore 1836 sq.ft.

BLOCK 1

16 The Breeze 1775 sq.ft.

15 The Mist 1795 sq.ft.

14 The Shore 1836 sq.ft.

4 The Shore 1836 sq.ft.

5 The Mist 1795 sq.ft.

6 The Mist 1795 sq.ft.

7 The Mist 1795 sq.ft.

8 The Shore 1836 sq.ft.

BLOCK 2

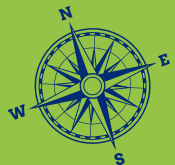
13 The Shore 1836 sq.ft.

12 The Mist 1795 sq.ft.

11 The Mist 1795 sq.ft.

10 The Mist 1795 sq.ft.

9 The Shore 1836 sq.ft.



DUFFINS BAY PARK

FINLEY AVENUE

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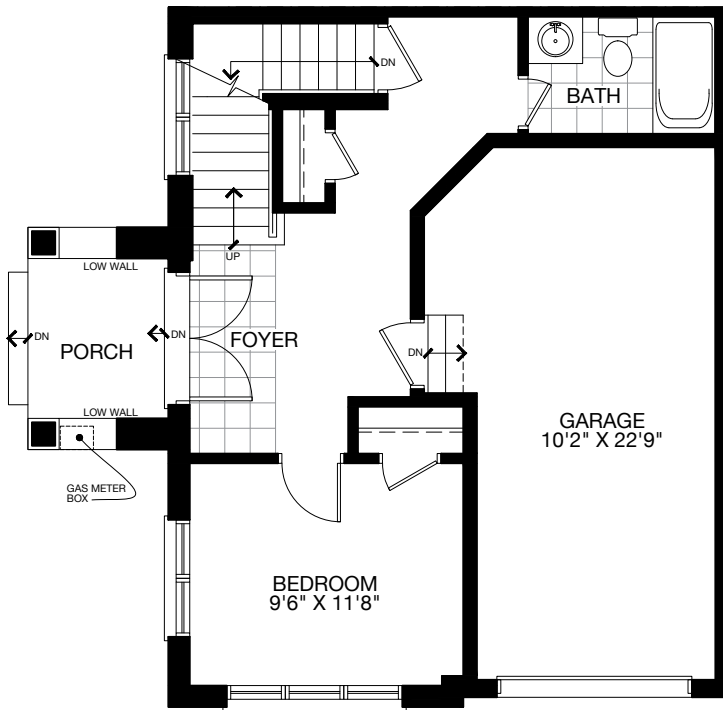
The Floor Plans



S

THE BREEZE

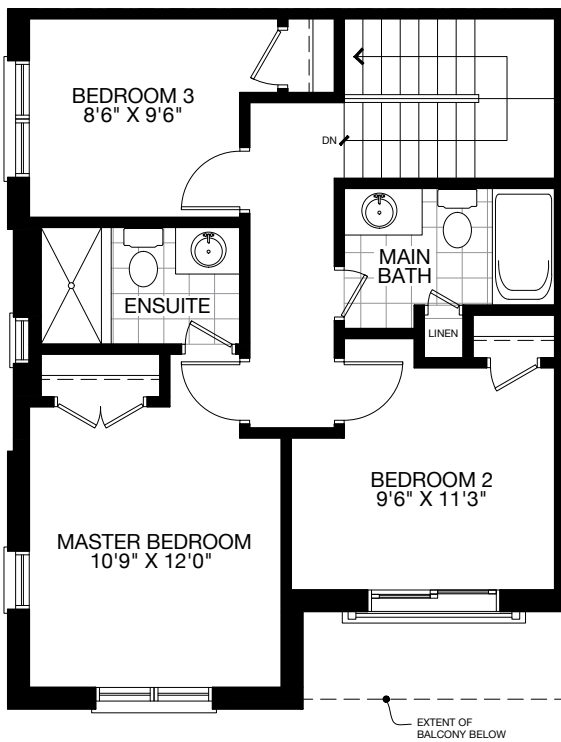
1775 SQ. FT. | 4 BEDROOM



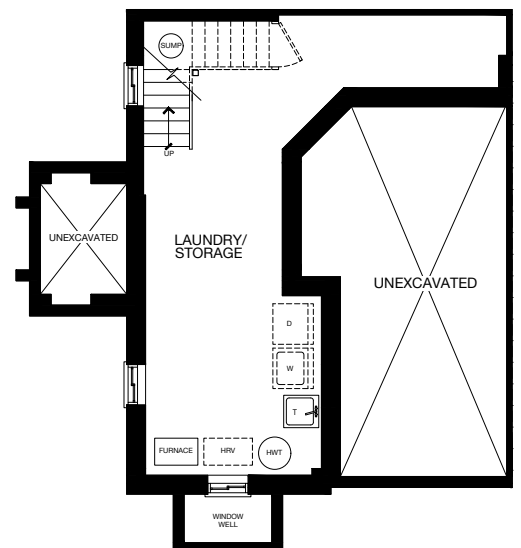
FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

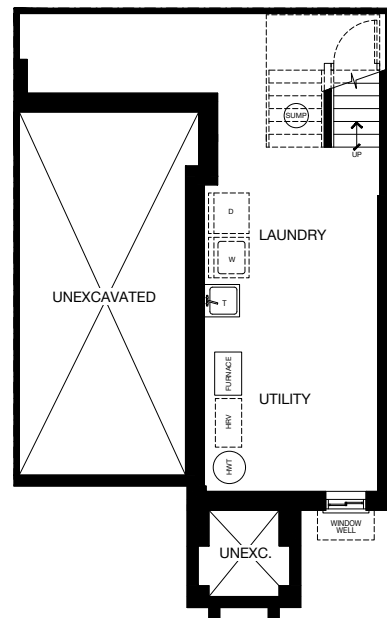
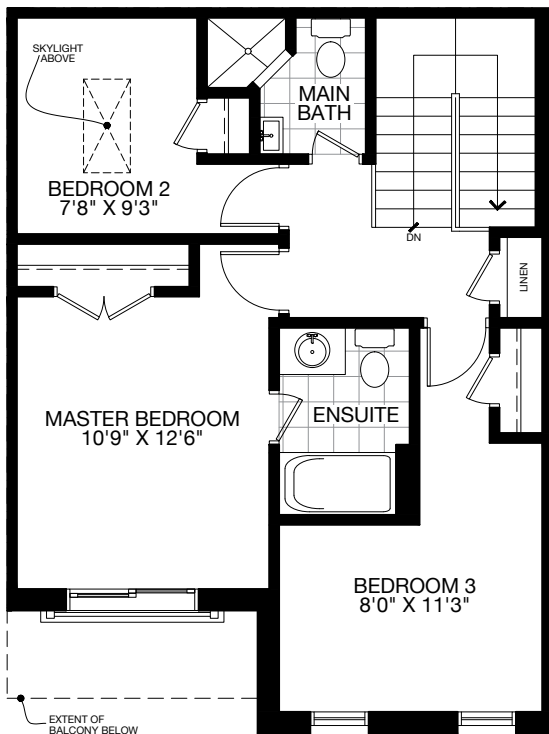
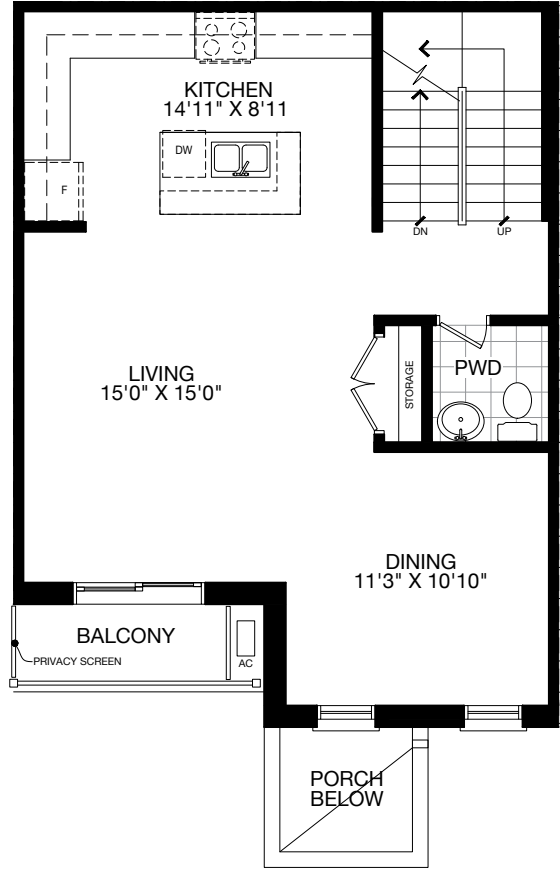
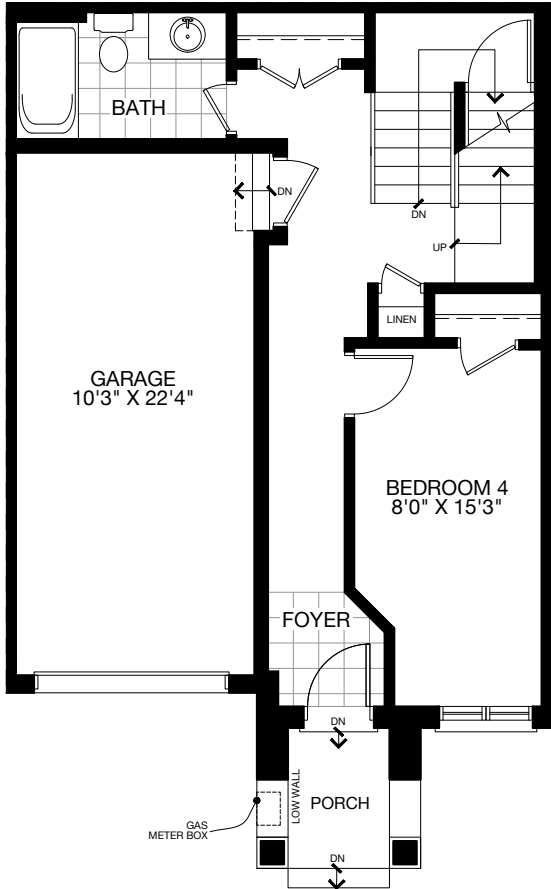


BASEMENT



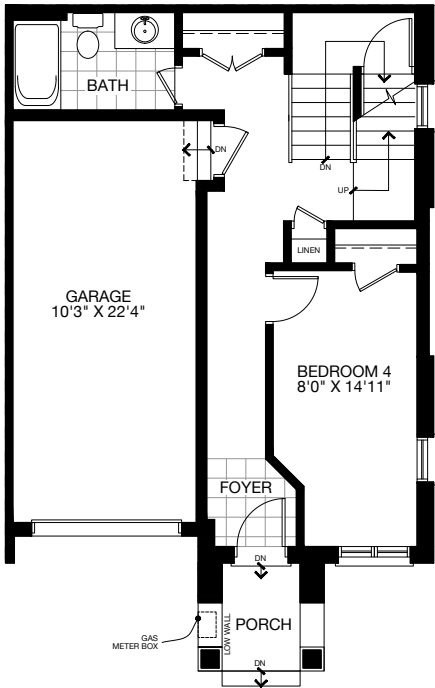
THE MIST

1795 SQ. FT. | 4 BEDROOM

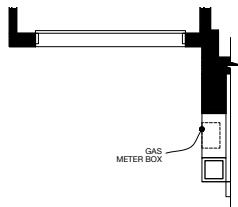


THE SHORE

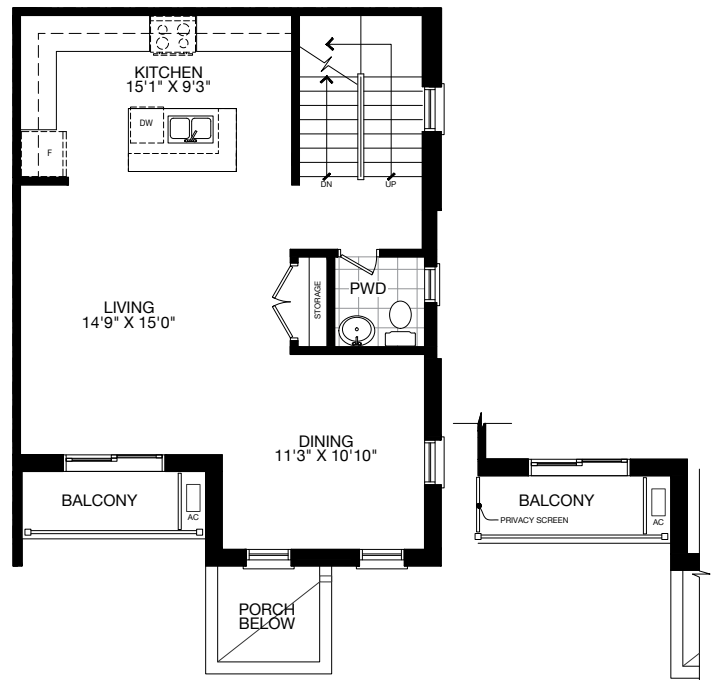
1836 SQ. FT. | 4 BEDROOM



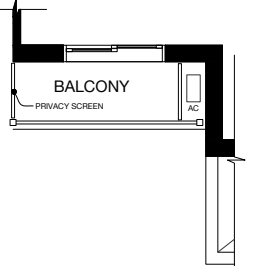
FIRST FLOOR



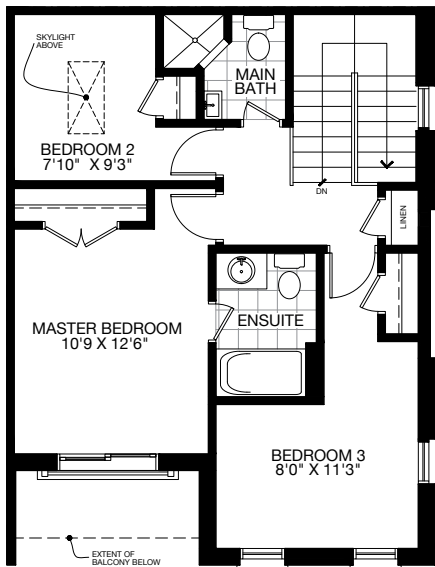
PARTIAL
FIRST FLOOR
BLOCK 2



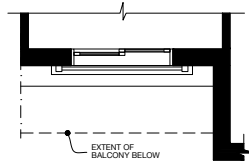
SECOND FLOOR



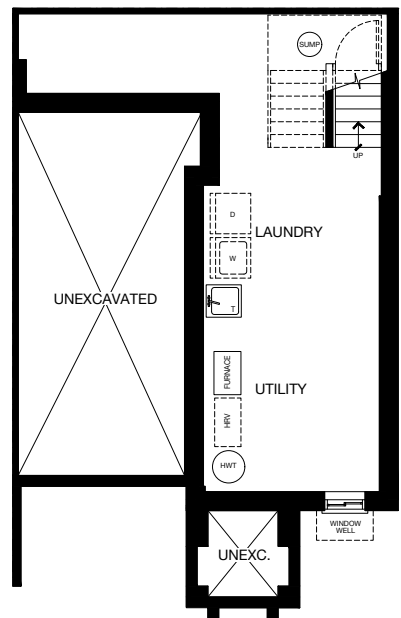
PARTIAL
SECOND FLOOR
BLOCK 2



THIRD FLOOR



PARTIAL
THIRD FLOOR
BLOCK 2



BASEMENT



FEATURES & FINISHES

CUSTOM QUALITY CONSTRUCTION

1. All exterior colours and materials are architecturally controlled and pre-selected.
2. Clay brick exteriors are accented with wood, stone, stucco or siding, as per architecturally controlled elevations.
3. Quality asphalt shingles with 25-year manufacturer's warranty.
4. Exterior walls are insulated to R-22, R-60 attic insulation.
5. All sub-floors to be 5/8" T&G flooring, sanded, glued down and fastened with screws.
6. Engineered floor systems with required fire rating and sound proofing between units as per OBC.
7. Maintenance-free pre-finished aluminum soffits, fascia, eaves troughs and/or scuppers and downspouts.
8. Vinyl-clad, energy-efficient argon casement windows with thermo panes, as per plans.
9. Maintenance free structural vinyl thermo-pane vertical sliders, as per plans.
10. All operable windows to have removable screens.
11. Metal insulated front entry door, complete with weather stripping and dead bolt lock.
12. Sliding thermal glazed patio door(s) with screens or metal insulated/glazed door(s), as per plans.
13. Curbed skylight in Bedroom 2 on third floor as per plans.
14. Fully sodded lot with front walkway.
15. Quality engineered high-efficiency gas forced air furnace heating, ducted for future air conditioning.

INTERIOR FINISHES

16. 9' ceilings on the first and second floors and 8' on third floor as per plans.
17. Oak stairs including treads, risers and stringers stained to match engineered hardwood.
18. Wrought iron pickets and oak handrails with oak nosing, from Vendor's standard samples.
19. Imported ceramic floor tile in entrance foyer, bathrooms, powder room, kitchen/breakfast area, as per plans, from Vendor's standard samples.
20. Engineered hardwood in living/dining rooms and hallways and stair landings, from Vendor's standard samples, as per plans.
21. Quality broadloom carpet complete with foam underpad in bedrooms, from the Vendor's standard samples.
22. Doors, windows, and full archways to be trimmed.
23. Quality interior white paint on all walls, doors and wood trim.
24. Smooth finish ceilings in kitchen, laundry, powder room and bathrooms, and stippled ceilings throughout balance of home.
25. Classique raised panel interior doors, including closets, as per plans.
26. Colonial 5-1/4" baseboard and 3" trim for doors and window casings.
27. Chrome lever interior door handles except sliding closet, as per plans.

DESIGNER KITCHENS

28. Deluxe kitchen with extended height upper cabinets, from Vendor's standard samples.
29. Granite kitchen countertops, including the island, as per plans, from Vendor's standard samples.
30. Kitchen island with flush breakfast bar, as per plans.
31. Double stainless steel undermount kitchen sink with single lever faucet, complete with pull-out vegetable sprayer.
32. Stainless steel finish exhaust hood fan above the stove, vented to the outside.
33. Opening for dishwasher with rough in for electrical and plumbing.
34. Ceramic kitchen backsplash, from Vendor's standard samples.

LUXURIOUS BATHROOMS

35. Quality cabinets with granite countertop with undermount sink in the master ensuite, from Vendor's standard samples.
36. Bathrooms to have quality cabinets with laminate countertop as per plans, from Vendor's standard samples.
37. Ceramic wall tile in bathtub enclosures up to ceiling height, as per plan, selected from Vendor's standard samples.
38. Separate shower enclosures, as per plans, with ceramic walls tiles and glass shower doors and ceiling light, from Vendor's standard samples.

39. Oval tubs in all master ensembles as per plans.
40. Single-lever faucets with chrome finish in bathrooms, as per plans.
41. Privacy locks on all bathroom doors.
42. Quality white bathroom plumbing fixtures.
43. Mirror in main bathroom full width of vanity.
44. Powder room features sink, mirror and single lever chrome faucet, as per plans.
45. Temperature balance valves for all showers.
46. Energy efficient water saver shower heads.

ELECTRICAL & PLUMBING

47. 100AMP electrical service with breakers.
48. Six (6) pot lights on second floor only.
49. Heavy-duty cable for stove and dryer.
50. Split electrical outlets at counter level for small appliances.
51. Ceiling lights and fixtures for foyer, hallways, bedrooms, kitchen and breakfast area, as per plans.
52. Switch controlled wall outlet in living room, as per plans. Dining room to have provision for ceiling light complete with switch.
53. White Decora style switches and receptacles throughout.
54. Bell chime at front entry door.
55. Smoke detectors with electrical connection on each level, as per OBC.
56. CO detector on each level, as per OBC.
57. Gas fitted rental hot water heater, complete with a maintenance free package.

LAUNDRY

58. Rough-in for washer and dryer, and laundry tub, as per plans.
59. Exterior exhaust for dryer.

ROUGH-INS

60. Rough-in "Smart" home package compatible with most personal computers and smart phones.
61. Rough-in telephone and cable outlets, in locations to be determined by the Vendor.
62. Rough-in for future garage door opener.

EXTERIOR DETAILS

63. Exterior hardware to comprise of decorative exterior lights and house number.
64. Front entry doors to have peep holes, where no side lites are installed.
65. Weatherproof exterior electrical outlet at front of home.
66. Exterior hose bib in garage, including interior shut-off valve.
67. Exterior balcony, as per plan.

COLOUR SELECTION AND FINISHES

All colour and finishing selections are to be made from the Vendor's standard samples. The Purchaser acknowledges and agrees that variations in colour and shade uniformity may occur and that colours, patterns and availability of samples displayed in the Sales Presentation Centre and/or model homes may vary from those displayed and available at time of colour selection.

WARRANTIES

TARION Warranty Program Coverage

7 - years Major structural defects.

2 - years Major plumbing, heating and electrical systems and building envelope.

1 - year Free from defects in work and materials, and meets the Ontario Building Code requirements.

NOTE:

- Exterior colour selections are architecturally controlled for the purpose of providing a pleasing streetscape.
- Number of steps at front may vary from that shown according to grading conditions and municipal requirements.
- Variations in uniformity and colour from Vendor's samples may occur in finished materials, kitchen and vanity cabinets, and floor and wall finishes due to normal production processes.
- Ceilings and walls may be modified to accommodate mechanical systems.

YOUR BUILDER

THE NAME "YOUR HOME" SAYS IT ALL.

As a builder, we know it's not about us, it's about you. The pride you take in your home and how you feel in it is important for your well-being, reflective of every aspect of your life. Which is why we deliver what you want: the best value in the finest communities. Because where you live affects how you live. You've got just one life, live it well!

Handpicked locations in mature communities are our specialty. Carefully chosen for what they offer: proximity to the finest schools, modern shopping destinations, convenient transportation, lush parkland and natural landscapes, Your Home communities are simply convenient, clean, green, and affordable.



Your Life.
Your Neighbourhood.
Your Home.





LakeWalkTowns.ca