# Promo Listing: 1452

**Availability:**

No longer available

## SPECIAL FEATURES: (Included in Sale Price*)

**Main Home:**

- South facing rear yard
- 3 Bedrooms, 2½ Baths
- Large center Bonus Room on second floor
- Quartz countertops throughout
- Custom feature wall with 50” electric fireplace in Great Room
- Laminate flooring on main floor
- Vinyl-plank tile flooring in bathrooms
- Open main floor with large kitchen and walk-through pantry
- Dining nook surrounded by large windows
- Generous appliance allowance
- Iron-spindle railing on stairs
- Double doors to Primary Suite with walk-in closet and ensuite
- Double sinks, tiled shower and separate toilet in ensuite
- Laundry room on second floor
- Oversized windows across back of home
- Heat recovery ventilator (HRV)
- Energy Star Low E windows
- Deck nailer and piles

**Also included:**

- Legal fees and closing costs when using Builder's lawyer and approved lender
- Alberta New Home Warranty coverage

**Exterior Colours:**

- To be determined

**Model:**

Trinity 3-Bed



**SPECIAL SALE PRICE:**

**Listing Sold**

(Price includes: House, Lot, GST)

**Bedrooms:**

3 Bedrooms

**Bathrooms:**

2.5 Bathrooms

**Address:**

11 Ryegrass Way
St. Albert, Alberta

**Legal Description:**

Lot: 6 Block: 13 Plan: 222-2383

* Pricing, specifications, and availability are all subject to change without notice.

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