

# Specifications

## THE BUNGALOWS AT HARBOUR LANDING

### *Timeless & Efficient Design*

- Developed by StreetSide Developments, built by Pacesetter Homes Regina. Both companies are part of Qualico, recognized as the largest integrated Real Estate company in Western Canada with over 70 years experience.
- The Bungalows offer 9' interior ceiling height
- EnerGuide rated with air tightness test
- Insulation
  - Batt R20 - exterior & frost walls
  - Sealed R20 - joist spaces
  - Blown-in R50 attic
- Premium LED lighting package
- Triple pane windows - clear/clear/Low-E
  - Black front window and door
  - Egress compliant in bedrooms and basement
  - Obscure glass for bathroom windows
- Fibermesh® concrete reinforcement in basement

### *Exteriors*

- Sealed exterior concrete
- Broom finish on garage floors, sidewalks and driveways
- Driveway width matches garage width
- BP Architectural roof shingles
- Finished rear step to concrete patio with optional privacy panel
- Grading and full landscaping as per plan
- Builder's standard insulated steel overhead garage door
- Pressure treated front deck joists and deck boards
- Builder's standard exterior finishes including:
  - Prefinished trim/panels
  - Vinyl Siding/board & batten
  - Timberstone Creative stacked stone detailing

### *Plumbing & Mechanical*

- Engineered mechanical design with high efficiency furnace
- Wi-Fi programmable thermostat
- Natural 50 US gallon hot water tank
- HRV with low voltage timer controls
- Exterior hose bib - front & rear
- Basement plumbing rough-ins, as per plan

### *Electrical*

- Electrical panel installed extended to mechanical room, or as per plan
- 100 amp service
- 64 circuit breakers
- Cat5 & Coax outlets in Great Room, all Bedrooms and Bonus Room
- Dual USB outlet in Kitchen & Master Bedroom (2)
- White Decora plugs and switches
- Hard-wired smoke and carbon monoxide detectors as required
- Basement outlets for mechanical equipment only

### *Custom-Fit Interiors*

- Builder's standard tile trim around tubs and showers
- Smooth finish painted hollow core
- Interior doors with 3 hinges as per plan
- Satin nickel or black door hardware (design package specific)
- Privacy locks on all bathrooms and master bedroom
- Builder's standard Smart Bluetooth keypad lock on front door
- Deadbolt lock with passage lever on garage doors and side entrances
- Dulux Paint: 1 coat primer & 2 coats finish (Eggshell finish on walls with Pearl finish on interior doors & trim)
- MDF baseboards and casing
- MDF capped stub walls (42" high)
- Mirrors installed to meet countertop
- White solid shelving in pantry and closets
- Square corner drywall bead

### *Flooring*

- Torly's waterproof laminate planks
- Shaw carpet on stairs to basement and bedrooms and 7lb underlay

### *Cabinetry*

- Superior cabinets (MDF painted)
- Quartz countertops for kitchen and vanities
- 36" Kitchen Upper cabinets
- Crown and light rail included
- Enlarged OTR cabinet
- 24" Deep Fridge Cabinet with Gable
- Cabinet pantry – if applicable as per plan
- Soft close door and drawer hardware throughout
- Appliance opening accommodations
  - 36" Fridge
  - 30" OTR & Range
  - 24" Built-in Dishwasher

### *Comprehensive Warranty\**

- New Home Warranty Coverage
  - 1 Year: Material & Labour
  - 2 Years: Delivery & Distribution Systems
  - 5 Years: Building Envelope
  - 10 Years: Structural

\* Detailed description of warranty available on Pacesetter Regina's website (<https://pacesetterhomessask.com/about/why-choose-pacesetterhometask/>)

**For further details on specifications and warranty, please see our sales team:**

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