

# FEATURES FOR DAYS

LUXURIOUS LIVING SPACES.



## OUR LOCATION

- Our 5-storey condominium development is located at 120 Sage Creek Boulevard just steps from The Village Centre.
- Enjoy close proximity to all of your day to day needs, including shops, services and restaurants.
- Spend time in nature by taking a walk down over 9KMs of winding trails through parks and native grass reserves.

## BUILDING FEATURES

- We love your pets! Our building is pet-friendly
- Enjoy exclusive access to our owner's lounge equipped with big screen tv, bar top and pool table.
- Use the private meeting room for work from home days.
- Stay fit using our private fitness studio.
- Enjoy access to your own private storage locker.
- Secure underground heated parking garage (EV Chargers available for an upgrade) and exterior parking available.
- Private balconies with contemporary aluminum & glass railing systems.
- Bicycle parking available to building residents & visitors.
- Key FOB controlled access system at entry points & garage.

## GENERAL SUITE FEATURES

- 9' ceilings on all floors, with 10' on the 5th (top) floor.
- Durable vinyl plank flooring in main living areas.
- Carpet in bedrooms and walk in closets.
- Designer lighting package throughout suite.
- Tri-pane vinyl windows with argon gas fill, low-E coating.
- Matte black fixtures throughout suite.
- Interior walls painted with Dulux LifeMaster Matte wall paint in a three-coat paint system - one primer coat and two finish coats.

## KITCHENS WITH STYLE

- 4- piece black stainless steel appliance package
- Contemporary kitchen cabinetry with soft-close hardware custom designed by KitchenCraft.
- Quartz countertops throughout.
- Double basin stainless steel undermount sink with single lever pull-out faucet in matte black finish.
- Undercabinet lighting.

## BATHROOMS

- Custom cabinetry with soft-close hardware by KitchenCraft.
- Contemporary vanity with quartz countertops and undermount sink.
- The main bathroom features 1-piece tub & ensuite features 1-piece shower.
- Faucet and tub/shower fixture in matte black finish.
- Matte black bathroom accessories tie the room together.
- Eco-friendly single flush toilet.

## MECHANICAL FEATURES

- Individually controlled seasonal central air conditioning and heating system.
- Individual suite electricity meters
- In-suite smoke detector and water sprinkler system ensure safety.

## NATIONAL HOME WARRANTY PROGRAM

- Every home at Sage Village Condominiums is enrolled for the National Home Warranty Program coverage. The National Home Warranty Program is recognized by CMHC and major lending institutions and provides a 1-2-5-10 Year Warranty.

LEARN MORE AT

[sagevillagecondos.ca](http://sagevillagecondos.ca)