

15-39 Gates Circle



### Kitchen

- Custom wood cabinets with frameless, Euro style construction, offered in painted or stained finishes, in multiple wood species and door styles.
- A granite/quartz finish is provided for kitchen countertops.
- A tile backsplash is provided between the upper and lower cabinets acting as a backdrop to the open plan kitchen. Layouts boast a large center kitchen island.
- High-end appliance package including: Subzero Refrigerator, Thermador Dishwasher and Range, Sharp Microwave and XO Ventilator and Wine Cooler.

### Living Space

- Hardwood flooring carries through the main living area. Including the foyer, living room, dining room, kitchen, pantry and hallways. Selections from (5) wood species, numerous stain options and board widths ranging from 4.25" - 7" wide.
- Luxurious details to include: 5.5" crown molding, 5.5" base molding, 3.25" case molding, and (3) panel interior doors.
- Generous lighting allowance for decorative lighting fixtures: kitchen pendants, foyer chandelier, dining room chandelier, master bedroom chandelier, stair chandelier and bathroom wall sconces.
- LED recessed can fixtures provide energy efficient lighting throughout the unit.
- The Living room includes a 36" gas fireplace and built-in bookshelves. The open plan design provides panoramic views of the foyer, kitchen and dining area.
- Elevator included in Gates units and optional in Lancaster units.



### Bedroom

- Master bedroom suite includes a sitting area, custom "his and her" walk-in closets, built-in cabinetry and same-floor laundry area.
- Stain resistant carpet offered in each bedroom and adjoining closet.

### Bathroom

- Custom wood cabinets with frameless, Euro style construction, offered in painted or stained finishes, in multiple wood species and door styles.
- A granite/quartz finish is provided for bathroom countertops.
- Stylish ceramic tile flooring provided in all bathrooms, laundry and mechanical spaces.
- Tiled shower interiors enclosed with a frameless glass door, include a rain shower head and a hand shower unit.
- Timeless Brushed Nickel, Grohe plumbing fixtures.



### Outdoor Living

- Private courtyard including an outdoor kitchen with built-in grill area.
- Stamped concrete floor extends throughout patio space.
- Built-in Napoleon grill with stainless steel base cabinets, decorative porcelain tile backsplash, and recessed overhead lighting.

### Garage

- Private two-car garage plus additional off street parking accessible from the back of the units.
- Heated with drains, plus access to lower level storage area, including built-in vault.

*These images are an artist's rendering and are for conceptual purposes only. The final product may appear differently than the rendered images.*