



Designer Finished Homes

# THE BIRKDALE

T65-45 | 1,413 SQ. FT.

eQuinelle





eQuinelle



The Birkdale is a warm and welcoming bungalow townhome. Featuring 2 large bedrooms, this 1,413 sq. ft. home also has a 835 sq. ft. finished basement, perfect for a playroom or family theatre. On the second floor, the primary retreat includes a luxurious ensuite and oversized walk-in closet, with a convenient second-floor laundry room just down the hall. Big and bright, this home is illuminated with natural light and has a beautiful lush lookout view.



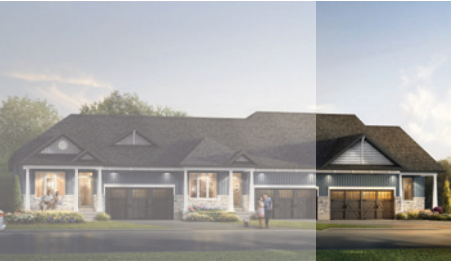
Artist's concept. E.&O.E.



Designer Finished Homes

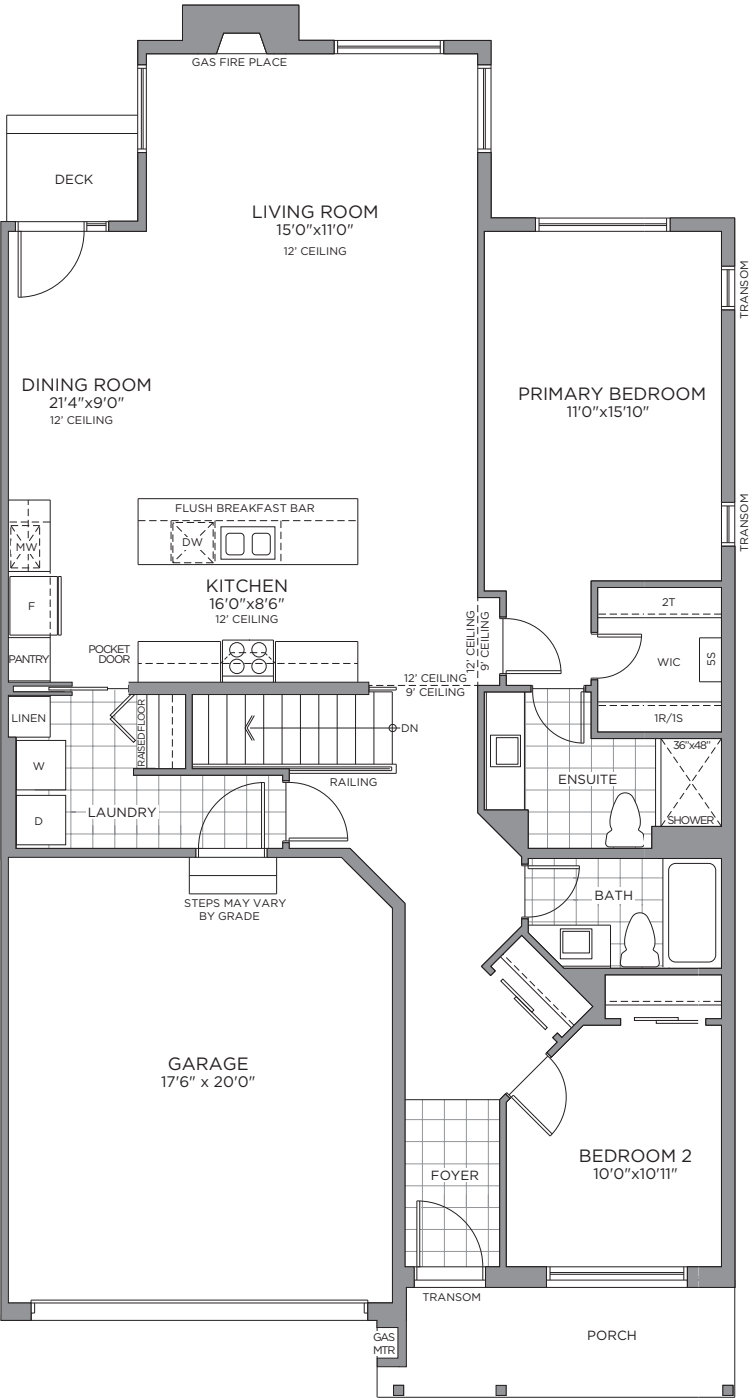
# THE BIRKDALE

T65-45 | 1,413 SQ. FT.

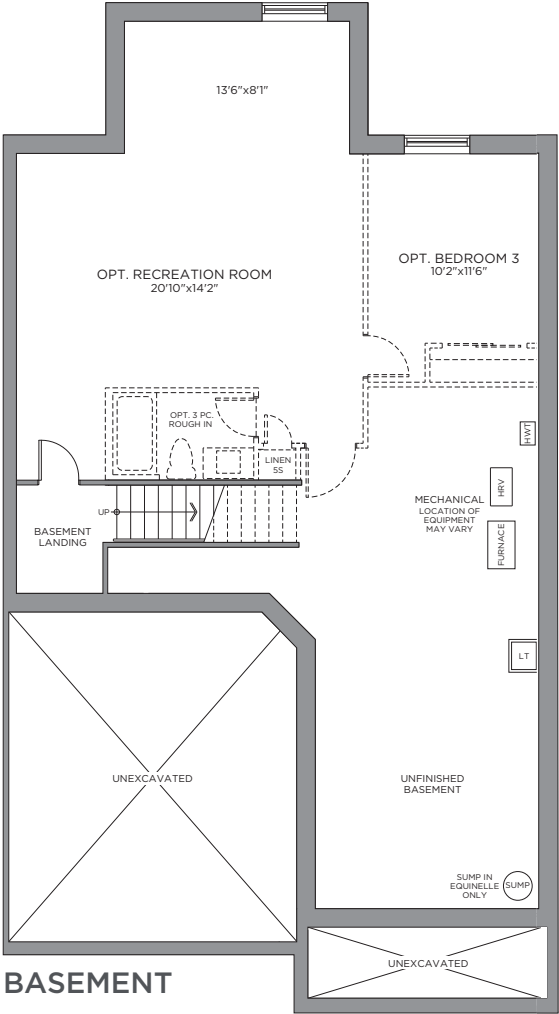


Artist's concept. E.&O.E.

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GROUND FLOOR



BASEMENT





# OUR COMMUNITY





THE COMMUNITY  
SITE PLAN





MAKE A GRAND ENTRANCE WITH AN  
EXQUISITE DOOR HARDWARE,  
FLOOR & TRIM PACKAGE

INTERIOR DETAILS



E.&O.E.

1

**MAIN ENTRY TILE**  
Euro 12x24 Iroc -  
1/3 Offset - White

2

**HARDWOOD FLOORING**  
Lauzon Decor Ultra Matte  
Red Oak 4-1/8" Engineered  
Hardwood

3

**CARPET**  
Beaulieu Sultana  
II Carpet -  
Tender Taupe

4

**INTERIOR  
PAINT**  
Benjamin  
Moore - Calm

5

**INTERIOR DOOR  
HARDWARE**  
Weiser Westley  
Levers - Satin Nickel

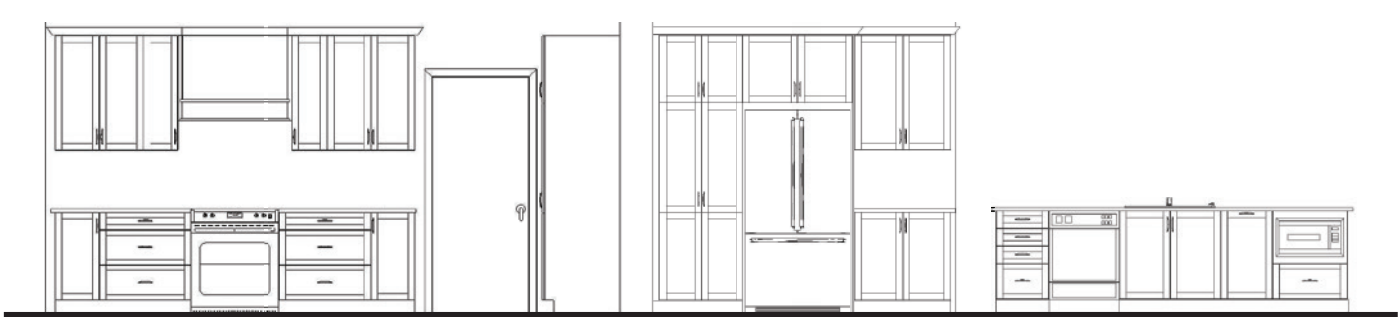
6

**TRIM PACKAGE**  
Standard Trim  
Package -  
White

7

**INTERIOR DOORS**  
Cambridge  
2-Panel Smooth  
Doors





KITCHEN CABINET & ISLAND LAYOUT

E.&O.E.



E.&O.E.



E.&O.E.

1	2	3	4	5	6	7	8	9
<b>HOOD FAN</b> Cyclone Insert Hood Fan - Stainless Steel	<b>KITCHEN SINK</b> Bristol Double Bowl Undermount Stainless Steel	<b>DRAWER PULL</b> Brushed Nickel	<b>KITCHEN FAUCET</b> Moen Genta - Brushed Nickel	<b>BACKSPLASH</b> Centura La Riviera 5x5 - White	<b>COUNTERTOP</b> Silestone Quartz - Ethereal Glow	<b>HARDWOOD FLOORING</b> Lauzon Decor Ultra Matte Red Oak 4-1/8" Engineered Hardwood	<b>CABINETRY ISLAND</b> Brookfield MDF - Cattail	<b>CABINETRY PERIMETER</b> Brookfield MDF - Portland



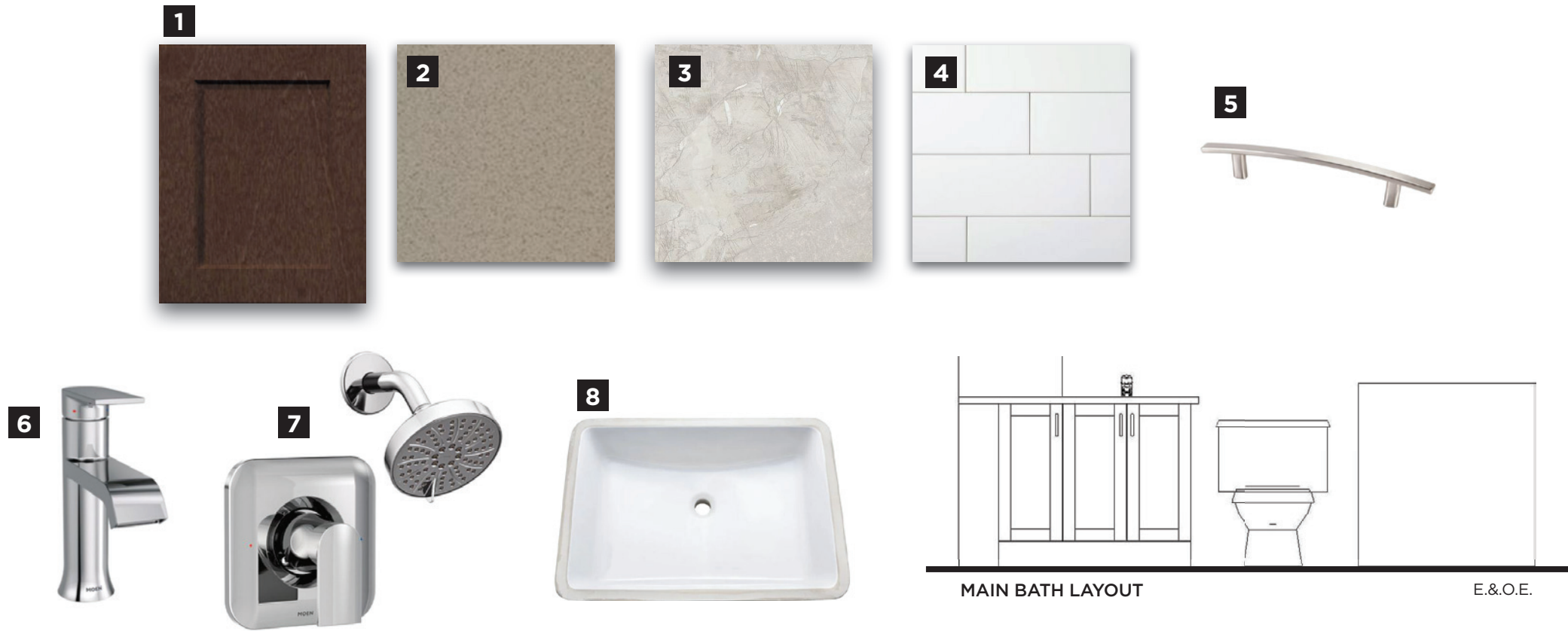
A SUMPTUOUS PRIMARY ENSUITE  
YOUR COZY PRIVATE RETREAT

ENSUITE



ENSUITE CABINET & SINK E.&O.E.

1	2	3	4	5	6	7	8
CABINETRY	COUNTERTOP	FLOOR TILE	SHOWER WALL TILE	DOOR PULL	VANITY FAUCET	SHOWER FIXTURE	VANITY SINK
Brookfield	Silestone	Centura 12x24	Euro 4x16 Pasha	Brushed	Moen Genta	Moen Genta	ProFlo
Oak - Cattail	Quartz - Lena	Livingstone - 1/3	Soho Matte - 1/3	Nickel	- Chrome	- Chrome	Undermount
		Offset - Melange	Offset - Canvas White				Sink - White



**1**  
**CABINETRY**  
Brookfield  
Oak - Cattail

**2**  
**COUNTERTOP**  
Silestone  
Quartz - Lena

**3**  
**FLOOR TILE**  
Euro 12x24 Iroc -  
1/3 Offset -  
White

**4**  
**SHOWER WALL TILE**  
Euro 4x16 Pasha  
Soho Matte - 1/3  
Offset - Canvas White

**5**  
**DOOR PULL**  
Brushed  
Nickel

**6**  
**VANITY FAUCET**  
Moen Genta  
- Chrome

**7**  
**SHOWER FIXTURE**  
Moen Genta  
- Chrome

**8**  
**VANITY SINK**  
ProFlo  
Undermount  
Sink - White

MAIN BATH LAYOUT

E.&O.E.





# The eQ Homebuyer's Path

DESIGNER FINISHED SINGLES & TOWNS

## Congratulations On Selecting Your New eQ Home!



**Melissa Gauthier,**  
Director, Sales & Design

1

Sign Agreement of Purchase & Sale with your eQ Sales Representative.

Provide deposit cheques or complete EFT form *(if applicable)*

2

Provide Mortgage Approval from your lender

3

5-day conditional period starts. Review Agreement of Purchase & Sale with your Solicitor.

4

Congratulations! Your new home purchase is now official and 5-day conditional period ends.

5

Receive access to your homeowner portal.

## Your New Home Construction Starts



**Peter Jury,**  
VP of Construction

1

Lot Walk.  
Meet the builder.\*\*

2

Receive a progress photo from Customer Care.

3

Roof is on and shingled. Customer Care to send progress photo.

4

Frame Walk with Customer Care and Construction Representative.\*\*

5

Walk-through for blinds and window coverings measurements.\*\*

6

Homeowner Orientation (PDI).\*\* Customer Care will walk you through your new home.

7

Register online for MyHome at Tarion.com.

8

Submit AVID Construction Survey.

## Welcome Home!



**Francesca Jacobs,**  
Customer Care Manager

1

Submit 30-day Tarion Warranty if necessary.\*\*\*

2

Submit AVID Customer Satisfaction Survey (30 days after closing).

3

Submit AVID Customer Satisfaction Survey (30 days after closing).

4

Submit 2-year Tarion Warranty if necessary.\*\*\*

5

3 to 7-year Tarion Warranty

Here's How  
We Bring  
You Home

\*\*This event may be in-person or virtual. If you have opted in to attend this appointment, an eQ Homes representative will contact you to confirm the details. \*\*\*See your Tarion Warranty for details.



**JAMES PATERSON**  
New Home Sales Consultant

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EMAIL: JPaterson@eqhomes.ca



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