



DISCOVERY

2,119 SQ. FT.

RIVERSIDE SOUTH

807 Horned Owl Avenue
Block 22 | Phase 115-3
Lot 85 | Interior Unit

\$719,900

SUMMER 2024

DESIGNER FINISHED HOME

Standard 3 Bedroom layout with 2.5 Bath

\$2K in Structural/Framing upgrades

\$5K in Finish Upgrades

UPGRADES

Railing in lieu of half wall

3x5 Shower in Bath 1

CONTACT INFORMATION

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P: 613-822-2190



All illustrations are artist concepts. Homes may be left of right versions. All dimensions are approximate. Actual usable space may vary from stated area. Structural/mechanical requirements may result in dimensional revisions and/or adjustments to layout. Plans and specifications are subject to change without notice. Exterior elevations are determined by Urbandale and may vary. ENERGY STAR® is an official mark of Natural Resources Canada. Used with permission. E. & O. E. 01/06/23



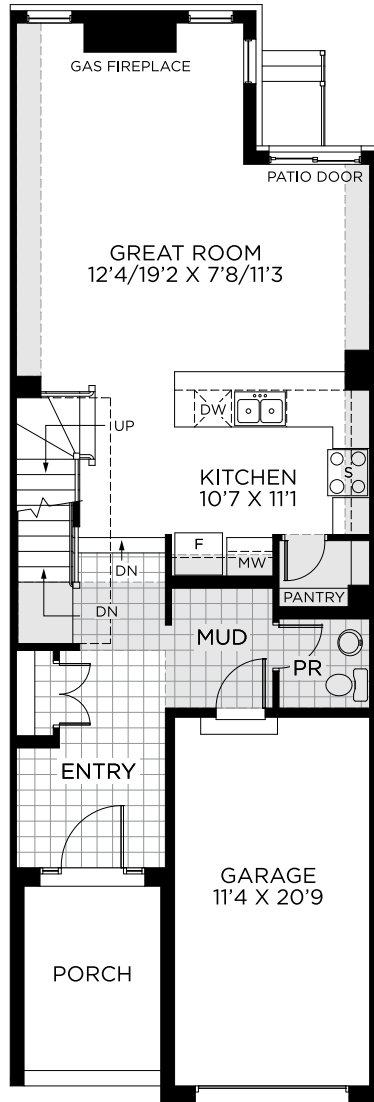
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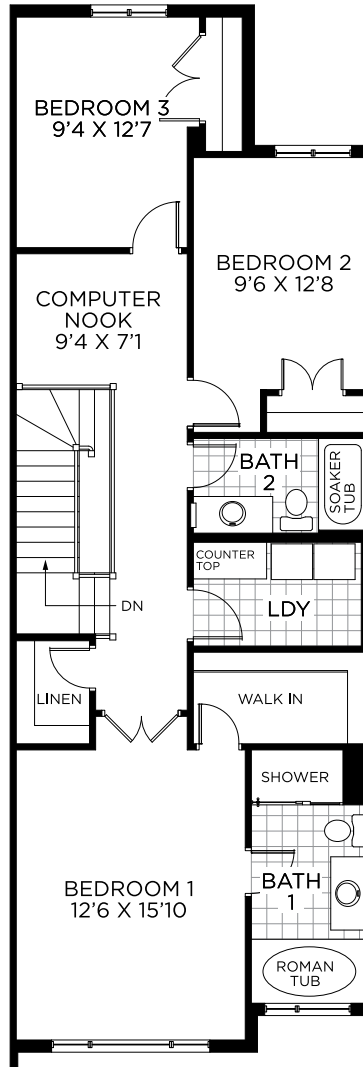
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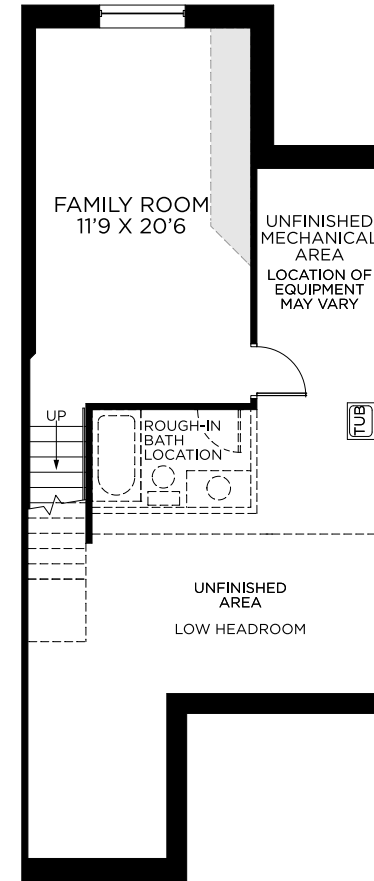
FLOORPLANS



GROUND FLOOR



BEDROOM FLOOR



BASEMENT
FINISHED AREA: 297 sq. ft.



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FLOORING & PAINT THROUGHOUT

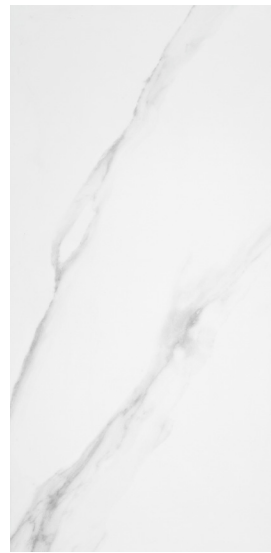
1



2



3



4



5



1
HARDWOOD
Lauzon Expert Essential -
Caliza (*Matte*)
3 1/8"

2
ENTRY & MUDROOM FLOOR TILE
Euro Millenium Abadia Blanco
(*Matte*)
12 x 24

3
**LAUNDRY ROOM FLOOR
TILE**
Olympia Duomo Blanco
(*Matte*)
12 x 24

4
CARPET
Sweet Emotion - Black Ice

5
PAINT
Benjamin Moore -
Decorator's White (CC-20)
& Bathrooms and Laundry -
Stonington Gray (HC-170)

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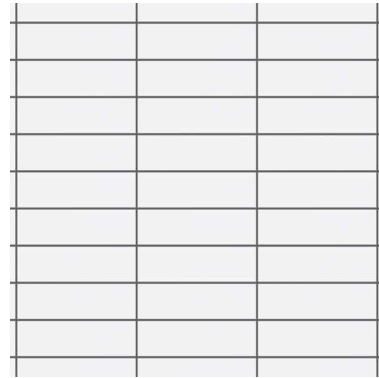
807 Horned Owl Avenue
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KITCHEN

1



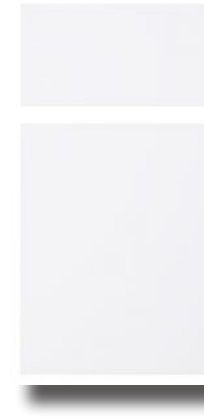
2



3



4



5



6



1
RANGE HOOD
SCB-51930 - 30"
Stainless Steel Cyclone
canopy

2
KITCHEN BACKSPLASH
Ceratec Essential -
Blanco (Glossy)
4 x 8

3
COUNTER
Carrarra Marmi

4
CABINTRY
Flat Panel - White

5
KITCHEN FAUCET
Standard

6
SINK
Blanco Quatrus R15 U modern
super single bowl

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BATH 1

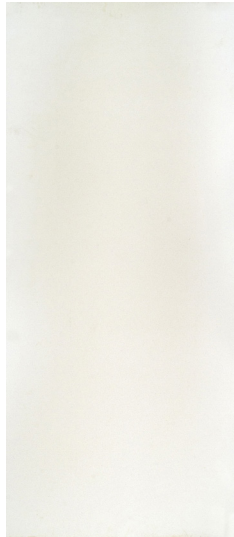
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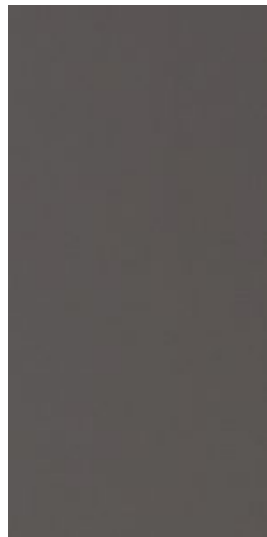
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3



4



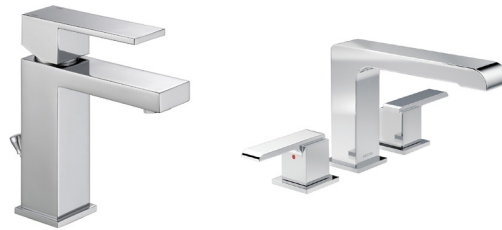
5



6



7



8



9



1 FLOOR TILE
Olympia Duomo Blanco
(Matte)
12 x 24

2 WALL TILE
Euro Soho Loft Gray
(Glossy)
4 x 16

3 COUNTERTOP
Snow White

4 CABINETRY
Amsterdam -
Cashmere Dusk

5 SHOWER TRIM
Standard Chrome

6 TOILET
Contrac Crista

7 FAUCET(S)
Standard Chrome

8 ACCESSORIES
Standard Chrome

9 SINK
Contrac Colette

DISCOVERY

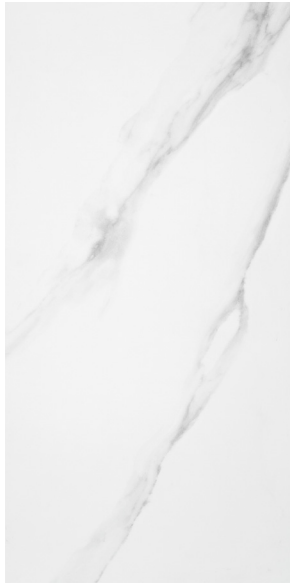
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BATH 2

1



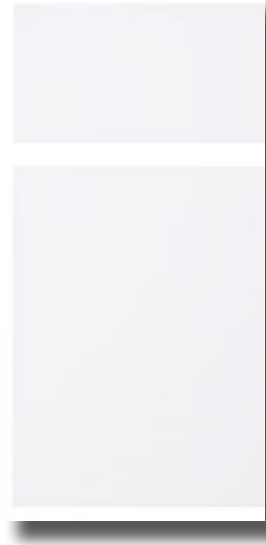
2



3



4



5



6



7



8



9



1
FLOOR TILE
Olympia Duomo Blanco
(Matte)
12 x 24

2
WALL TILE
Euro Soho Retro Black
(Glossy)
4 x 16

3
COUNTERTOP
Meridian Gray

4
CABINETRY
Flat Panel - White

5
SHOWER TRIM
Standard Chrome

6
TOILET
Contrac Crista

7
FAUCET(S)
Standard Chrome

8
ACCESSORIES
Standard Chrome

9
SINK
Contrac Colette

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POWDER ROOM

1



2



3



4



5



1
FLOOR TILE
Centura Legend II
Blanco (Matte)
12 x 24

2
FAUCET
Standard

3
SINK
Avenue St.Clair

4
TOILET
Contrac Crista

5
ACCESSORIES
Standard Chrome

DISCOVERY

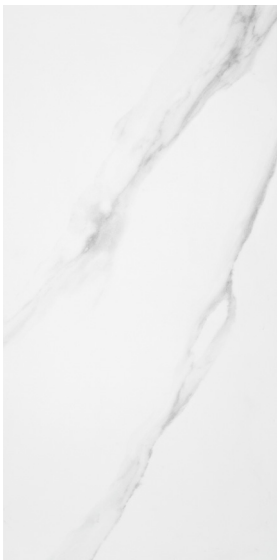
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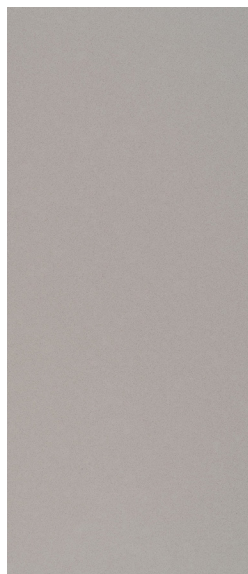
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LAUNDRY ROOM

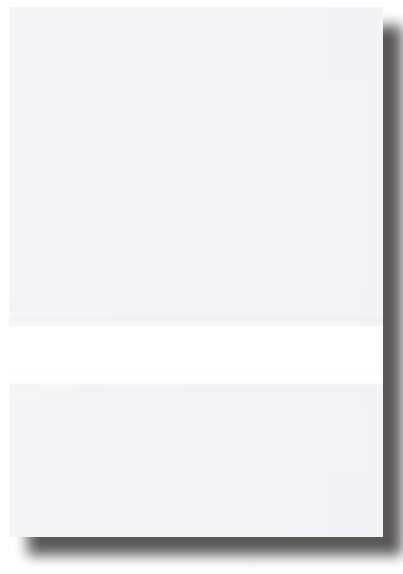
1



2



3



1
FLOOR TILE
Olympia Duomo Blanco
(Matte)
12 x 24

2
COUNTER
Meridian Gray

3
CABINETS
Flat Panel - White

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FIREPLACE & DOORS

1



1
FIREPLACE
Standard
36"

2



2
INTERIOR DOORS
Standard

3



3
EXTERIOR HARDWARE
Standard

4



4
INTERIOR HARDWARE
Standard