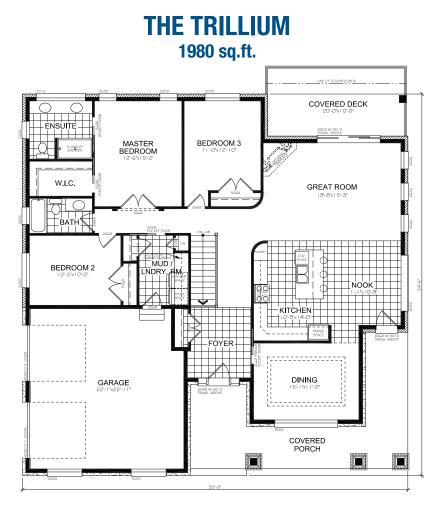




## THE **MATIAS** STANDARD Superior Products & Specifications



All rendering and concepts are for design intent only. Dimensions & specifications may change. Reproduction or use for any purpose other than

## **The Trillium features:**

- Private treed lot located only minutes away from Kingston
- Open Concept Main Floor
- Generous use of windows throughout
- Stylish exterior
- Oversized Kitchen with island

that authorized by Tony Matias Holdings Ltd. is forbidden

- Main floor laundry room
- Front and rear porches
- Partially finished lower lever with walkout basement
- Upgraded ensuite and main bathroom

## All Matias Homes include the following:

- True 8ft high, steel reinforced *Logix* Insulated Concrete Form (I.C.F.) foundation
- Squeak Free Open Joist 2000
  engineered sub-floor
- Plywood subfloor sheathing 5/8" thick, glued & screwed
- All clay brick exterior with decorative detailing\*
- *North Star* PVC windows with integral brick trim & fold-away levers
- Architectural 50 year *GAF Timberline* roof shingle\*
- Upgraded *Martin* metal clad front entry door with transom & sidelites\*
- *North Star* PVC white sliding doors with screen & multi-point lock
- Custom cabinetry locally manufactured by *Progressive Kitchens*\*
- Open concept kitchen with island
- 9ft ceilings on main floor
- High profile trim package\*
- Upgraded Fireplace & Mantle Package\*

\*Denotes - Customer choice of finish and/or colour from builders selection.

## TONY MATIAS HOLDINGS LTD.

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- Prime grade 3/4" X 3 1/2" *Gaylord Hardwood Flooring*\*
- Solid oak stairs & railings\*
- Rounded "Bullnose" drywall corners
- Decora light switches and plugs\*
- Tiled flooring by MC Decor\*
- Custom tiled ensuite shower with glass enclosure\*
- Basement designed with future finishing and development in mind
- Three piece bathroom rough-in facilitates future development
- Forced air propane furnace, 96% efficiency with two-stage burner
- H.R.V. system with individual timer switches in designated spaces
- High efficiency air conditioning unit sized to suit home
- High efficiency, owned 50gal. direct vent propane hot water heater



