THE
LIVINGSTON
Quick possession home

- 4 BEDROOM
- 2.5 BATH
- 1,987 ft^2
- $755,931

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DOUG TARRY HOMES

📍 **18 Silverleaf Path, St. Thomas**
Lot 7, Miller's Pond

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ENERGY STAR PARTICIPANT

THE
LIVINGSTON

18 Silverleaf Path
Lot 7, Miller's Pond

BIRCHALL LANE

SUGAR BUSH PATH

LEGEND

	Phase 5 Stage 1
	Future Residential
	Existing Residential
	Green Space
------	Wrought Iron Fence
------	Wood Privacy Fence
——	Sidewalk

WEIR CRES

FOXTAIL LANE

STYLES DRIVE

CLOVER CIRCLE

PARK

MILLER'S POND

STREET "K"

| 56 | 57 | 58 | 59 | 60 | 61 | 62 | |

FEATHERS CROSSING

FEATHERS CROSSING

SILVERLEAF PATH

| 55 | 54 | 53 | 52 | 51 | 50 | 49 | 48 | 47 | 46 | 45 | 44 | 43 | 42 | 41 | 40 | 39 | 38 | 37 | 36 | 35 |

| 34 | 33 | 32 | 31 |

BOBWHITE PATH

| 6 | 7 | 8 | 9 | 10 | 11 | 12 | 13 | 14 | 15 | 16 | 17 | 18 | 19 | 20 | 21 | 22 | 23 | 24 | 25 | 26 | 27 |

STYLES DRIVE

| 30 | 29 | 28 |

STYLES DRIVE

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BASEMENT PLAN
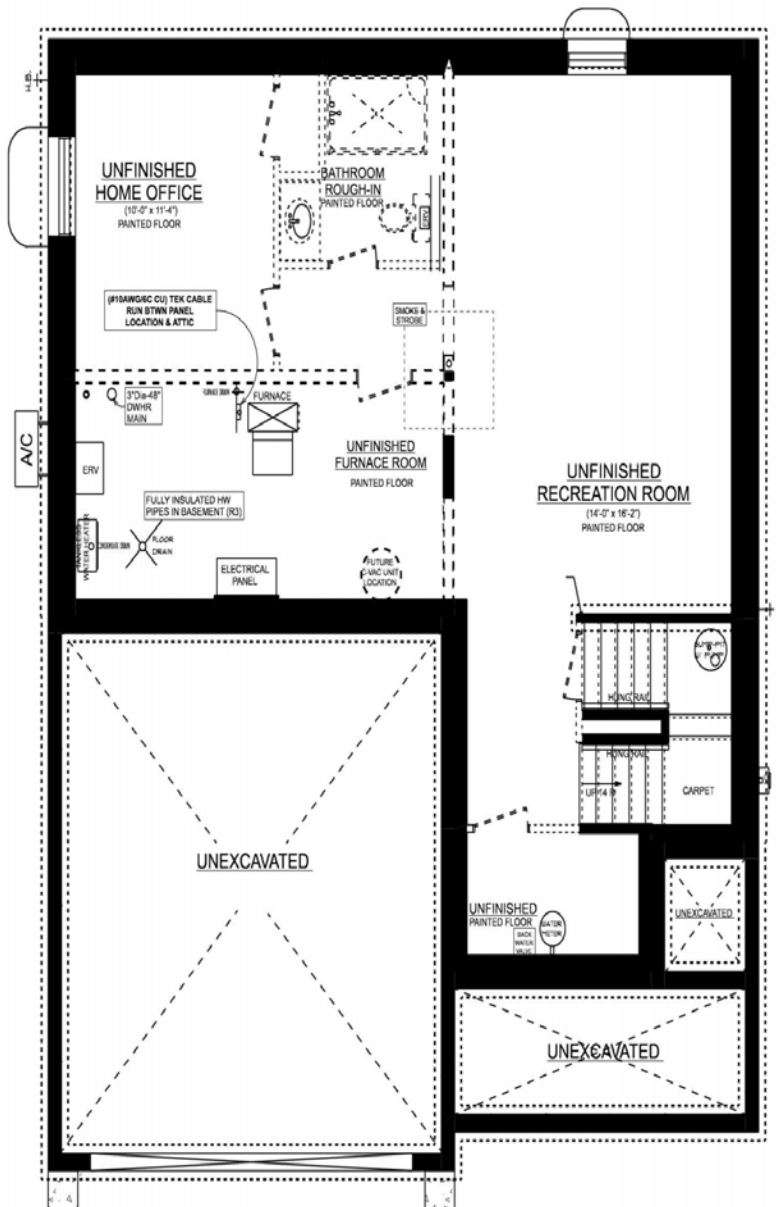
UNFINISHED
HOME OFFICE
(10'-0" x 11'-4")
PAINTED FLOOR

BATHROOM
ROUGH-IN
PAINTED FLOOR

(#10AWG/6C CU) TEK CABLE
RUN BTWN PANEL
LOCATION & ATTIC

SMOKE &
STROBE

3"Dia-48"
DWHR
MAIN

FURNACE

A/C

ERV

FULLY INSULATED HW
PIPES IN BASEMENT (R3)

UNFINISHED
FURNACE ROOM
PAINTED FLOOR

UNFINISHED
RECREATION ROOM
(14'-0" x 16'-2")
PAINTED FLOOR

WATER HEATER

FLOOR
DRAIN

ELECTRICAL
PANEL

FUTURE
HVAC UNIT
LOCATION

UNEXCAVATED

HANDRAIL

HANDRAIL

UP 14

CARPET

UNFINISHED
PAINTED FLOOR

WATER
METER

BACK
WATER
VALVE

UNEXCAVATED

UNEXCAVATED

UPGRADES INCLUDE:

- Additional 4th Bedroom Plan
- Extended Great Room
- Extended Master Bedroom
- Hardwood Floors
- Ceramic Floors
- Cabinet Upgrades
- Frosted Pantry Door
- Ensuite Upgrades
- Widened Garage Entry
- Upgraded Garage Door Colour
- Upgraded Front Door
- Upgraded Window Colours
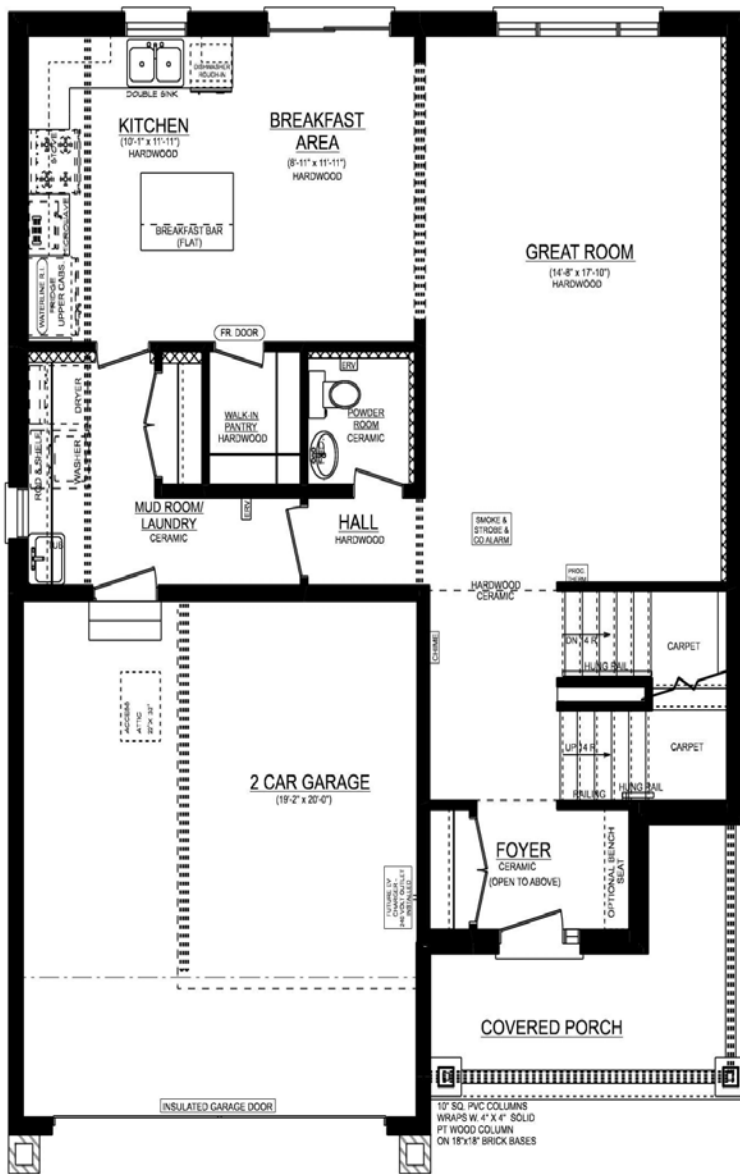- Aluminum Porch Railing

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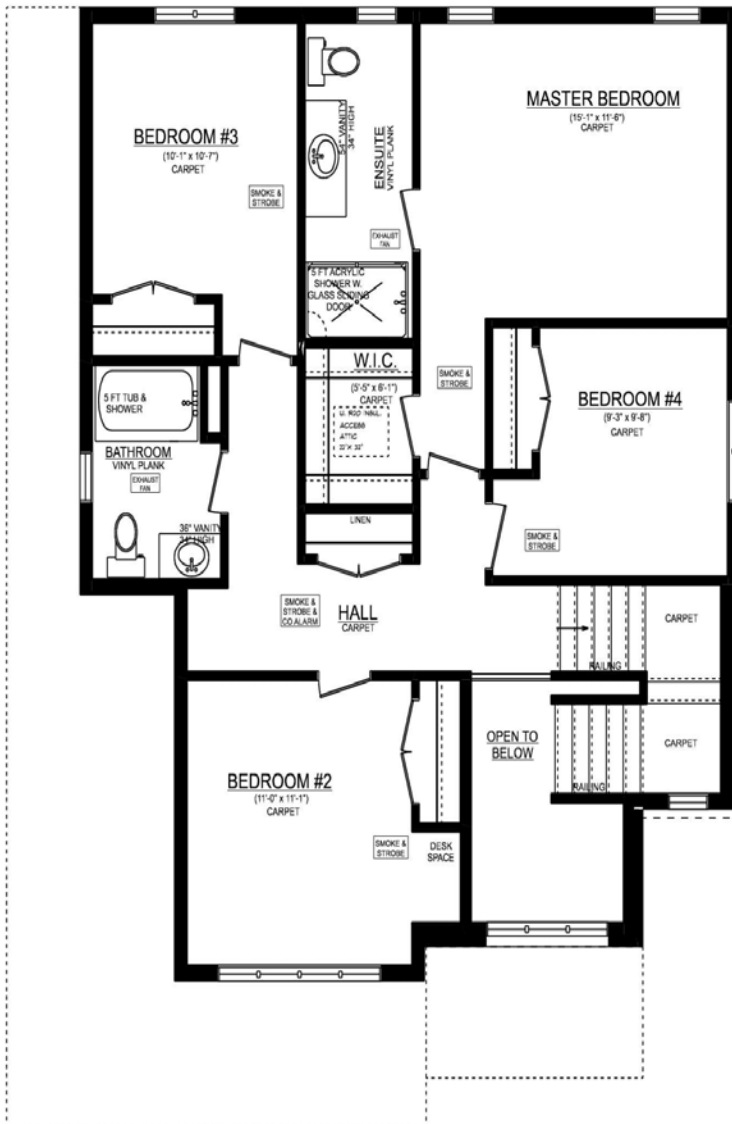The ultimate in comfort and efficiency

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MAIN FLOOR PLAN

KITCHEN
(10'-1" x 11'-11")
HARDWOOD

DOUBLE SINK

BREAKFAST AREA
(8'-11" x 11'-11")
HARDWOOD

BREAKFAST BAR
(FLAT)

GREAT ROOM
(14'-8" x 17'-10")
HARDWOOD

FR. DOOR

WALK-IN PANTRY
HARDWOOD

POWDER ROOM
CERAMIC

MUD ROOM/
LAUNDRY
CERAMIC

HALL
HARDWOOD

SMOKE & STROBE & CO ALARM

HARDWOOD
CERAMIC

CARPET

CARPET

ACCESS
ATTIC

2 CAR GARAGE
(19'-2" x 20'-0")

FOYER
CERAMIC
(OPEN TO ABOVE)

OPTIONAL BENCH SEAT

COVERED PORCH

INSULATED GARAGE DOOR

10" SQ. PVC COLUMNS
WRAPS W. 4" X 4" SOLID
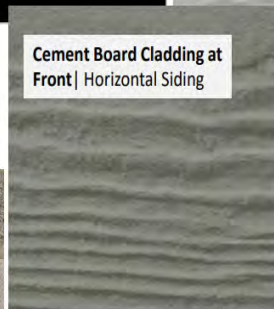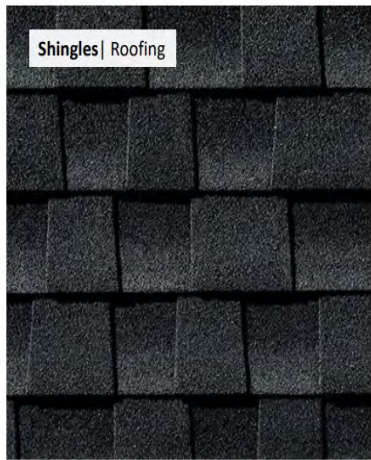PT WOOD COLUMN
ON 18"x18" BRICK BASES

UPGRADES INCLUDE:

- Additional 4th Bedroom Plan
- Extended Great Room
- Extended Master Bedroom
- Hardwood Floors
- Ceramic Floors
- Cabinet Upgrades
- Frosted Pantry Door
- Ensuite Upgrades
- Widened Garage Entry
- Upgraded Garage Door Colour
- Upgraded Front Door
- Upgraded Window Colour
- Aluminum Porch Railing
- Electrical Upgrades

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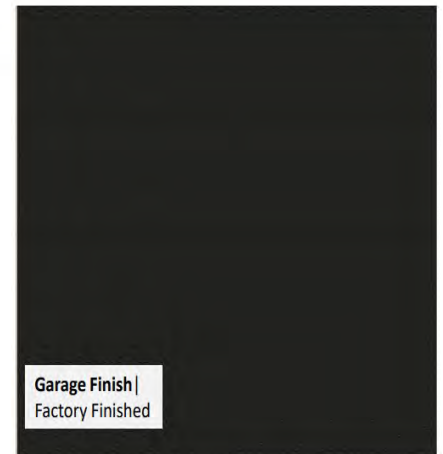The ultimate in comfort and efficiency

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THE
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2ND FLOOR PLAN

BEDROOM #3
(10'-1" x 10'-7")
CARPET

SMOKE & STROBE

ENSUITE
VINYL PLANK

36" VANITY
34" HIGH

EXHAUST FAN

5 FT ACRYLIC SHOWER W. GLASS SLIDING DOOR

MASTER BEDROOM
(15'-1" x 11'-6")
CARPET

W.I.C.
(5'-5" x 6'-1")
CARPET
9' ROD / SHELF
ACCESS ATTIC 22" x 30"

SMOKE & STROBE

5 FT TUB & SHOWER

BATHROOM
VINYL PLANK

EXHAUST FAN

36" VANITY 34" HIGH

LINEN

BEDROOM #4
(9'-3" x 9'-8")
CARPET

SMOKE & STROBE

SMOKE & STROBE & CO ALARM

HALL
CARPET

RAILING

CARPET

OPEN TO BELOW

CARPET

RAILING

BEDROOM #2
(11'-0" x 11'-1")
CARPET

SMOKE & STROBE

DESK SPACE

UPGRADES INCLUDE:

- Additional 4th Bedroom Plan
- Extended Great Room
- Extended Master Bedroom
- Hardwood Floors
- Ceramic Floors
- Cabinet Upgrades
- Frosted Pantry Door
- Ensuite Upgrades
- Widened Garage Entry
- Upgraded Garage Door Colour
- Upgraded Front Door
- Upgraded Window Colour
- Aluminum Porch Railing
- Electrical Upgrades

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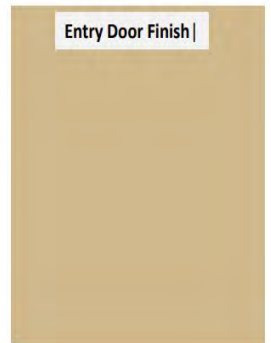The ultimate in comfort and efficiency

ENERGY STAR PARTICIPANT

EXTERIOR
PACKAGE

18 Silverleaf Path
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Shingles | Roofing

Window Finish | Factory Finished
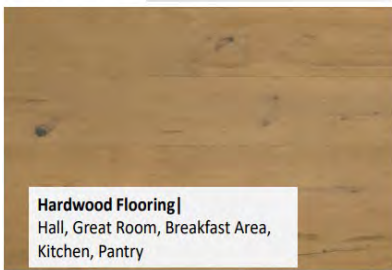
Front Door Gripset
Matte Black

Front Door Knob | Matte Black

Entry Door Finish |

Viny Cladding On Sides and Rear | Horizontal Siding

Cement Board Cladding at Front | Horizontal Siding

Brick | Exterior Brick

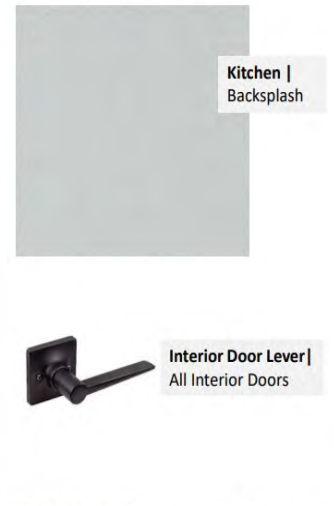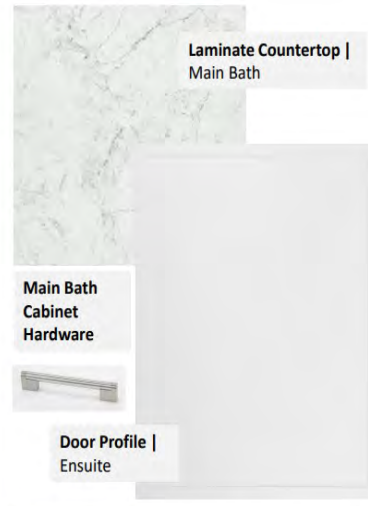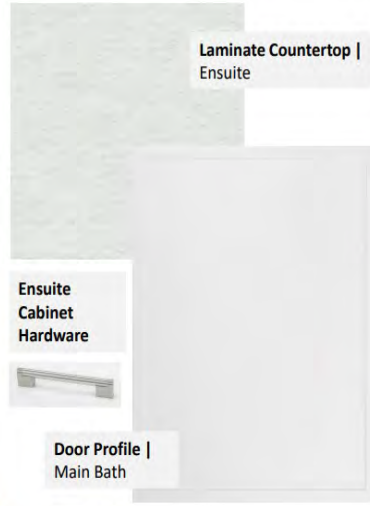Aluminum Trim | Fascia, Soffit's, Eaves Etc.

Garage Finish | Factory Finished

Colours and patterns may slightly vary from physical materials.

The images shown are only intended as a representation of selections chosen. E.&OE.

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INTERIOR
PACKAGE

18 Silverleaf Path
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Quartz Countertop | Kitchen

Laminate Countertop | Ensuite

Laminate Countertop | Main Bath

Kitchen | Backsplash

Kitchen Cabinet Hardware

Ensuite Cabinet Hardware

Main Bath Cabinet Hardware

Interior Door Lever | All Interior Doors

Door Profile | Kitchen Cabinetry

Door Profile | Main Bath

Door Profile | Ensuite

Hardwood Flooring | Hall, Great Room, Breakfast Area, Kitchen, Pantry

Ceramic Tile Flooring | 12.8" x 12.8" Foyer, Powder Room, Laundry

LVP Flooring | Main Bath & Ensuite
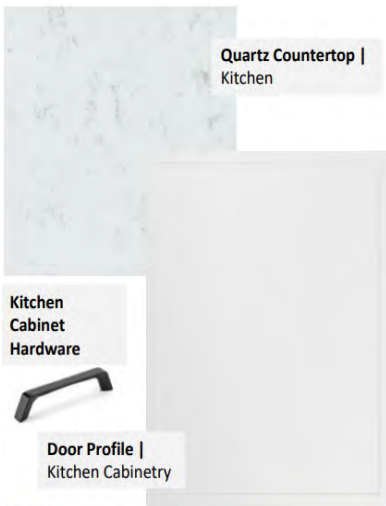
Carpet | Master Bdrm & WIC, Bdrm 2, Stairs Down

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