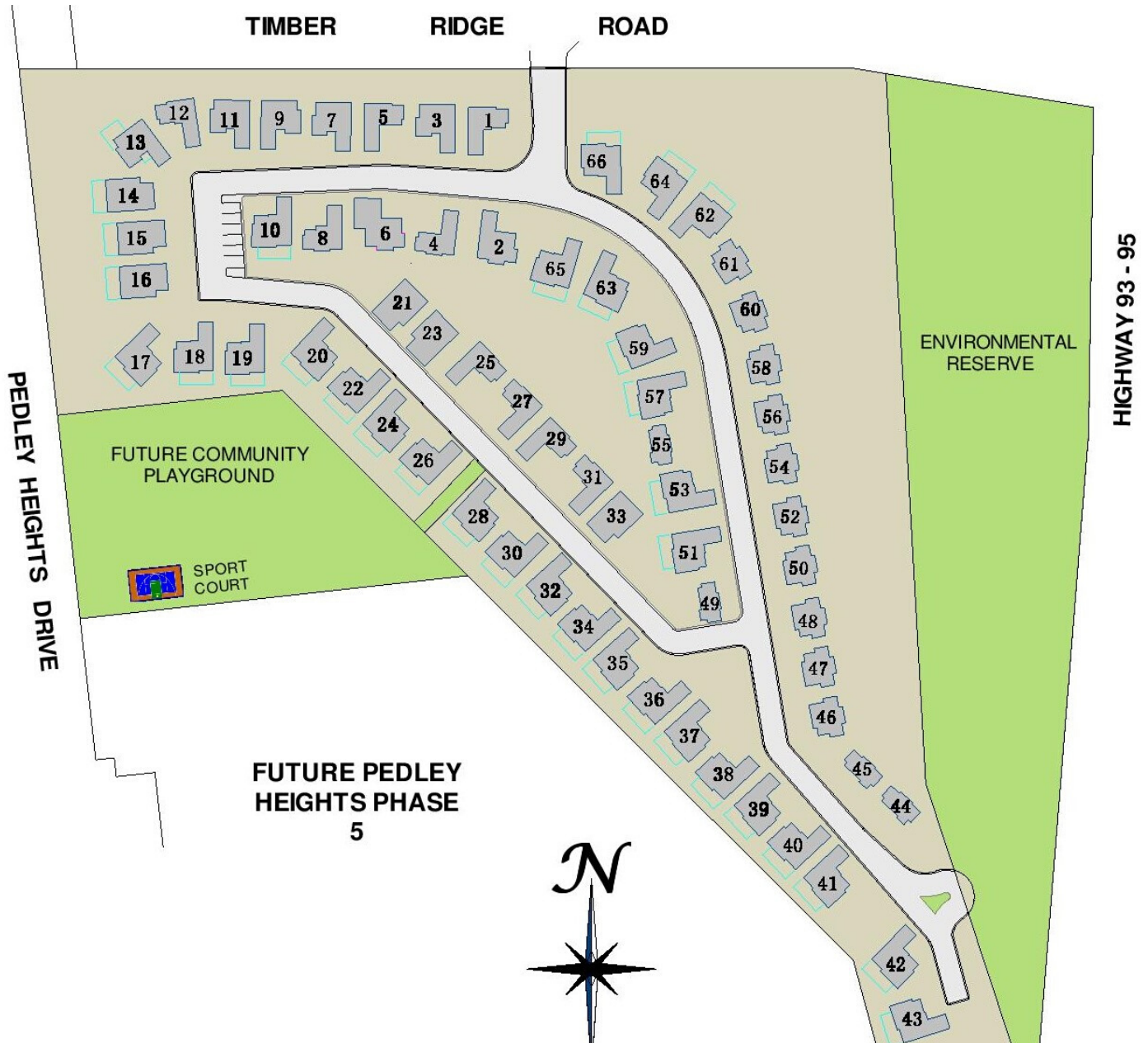




COMMUNITY LAYOUT



MODERN DETACHED HOMES IN STRATA MANAGED
COMMUNITY WITH LAKE ACCESS TO BEAUTIFUL LAKE
WINDERMERE - TOTAL OF 66 UNITS

SNAG ONE TODAY!

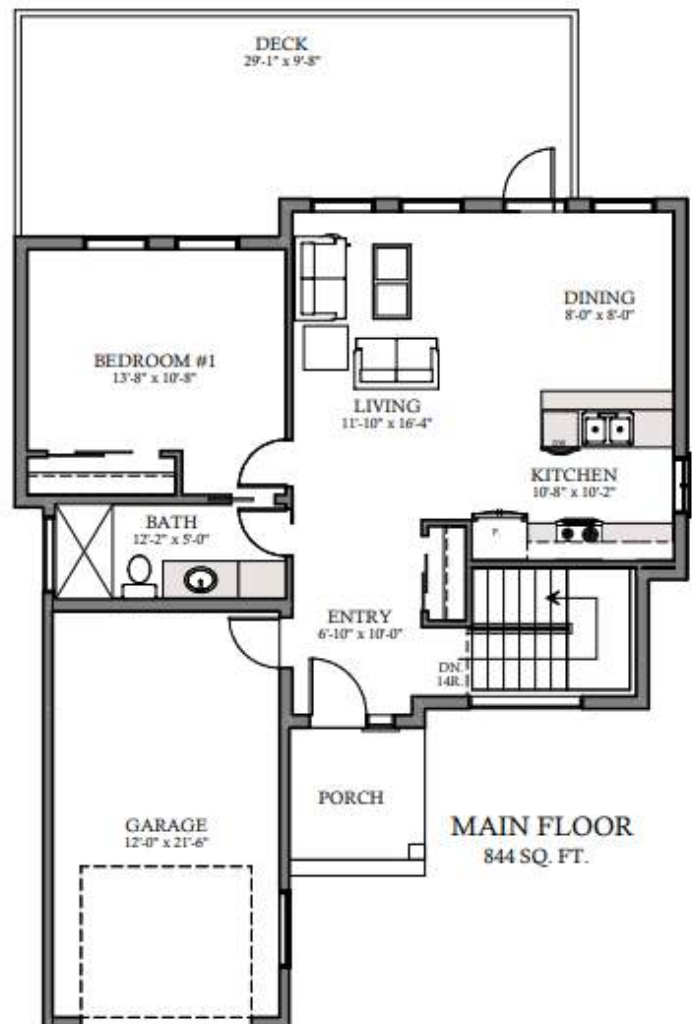
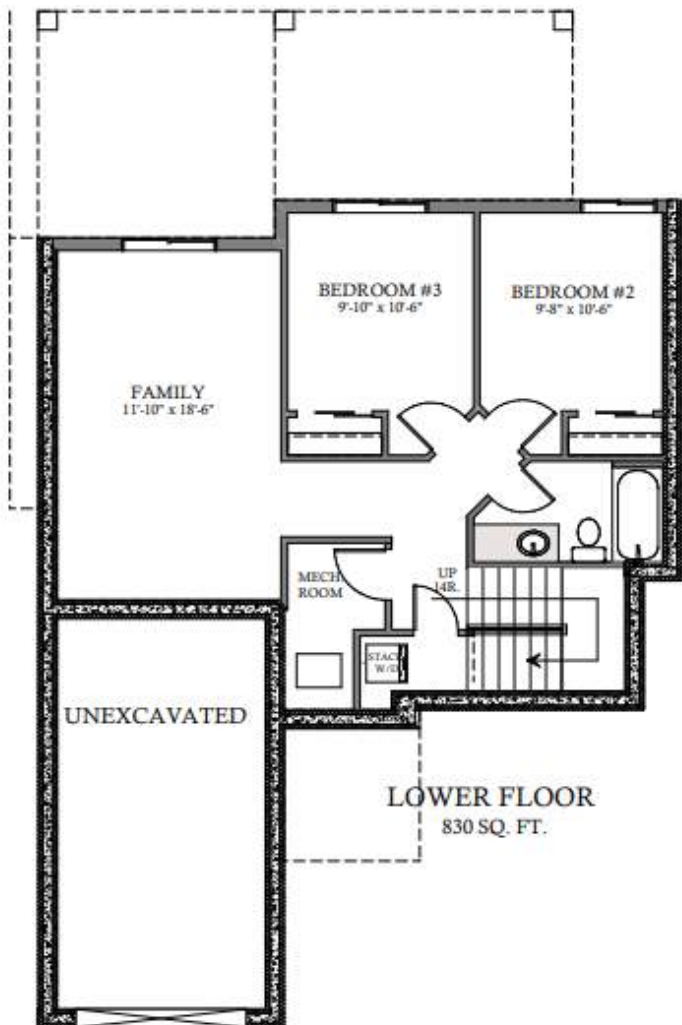
www.tegartridge.com



#10 - Kootenay River

\$449,500 incl. GST

- 1,674 sq ft living space
- Single car garage
- 3 bedrooms with Master on main floor
- 2 full bathrooms
- Strata fee: \$295.12/month



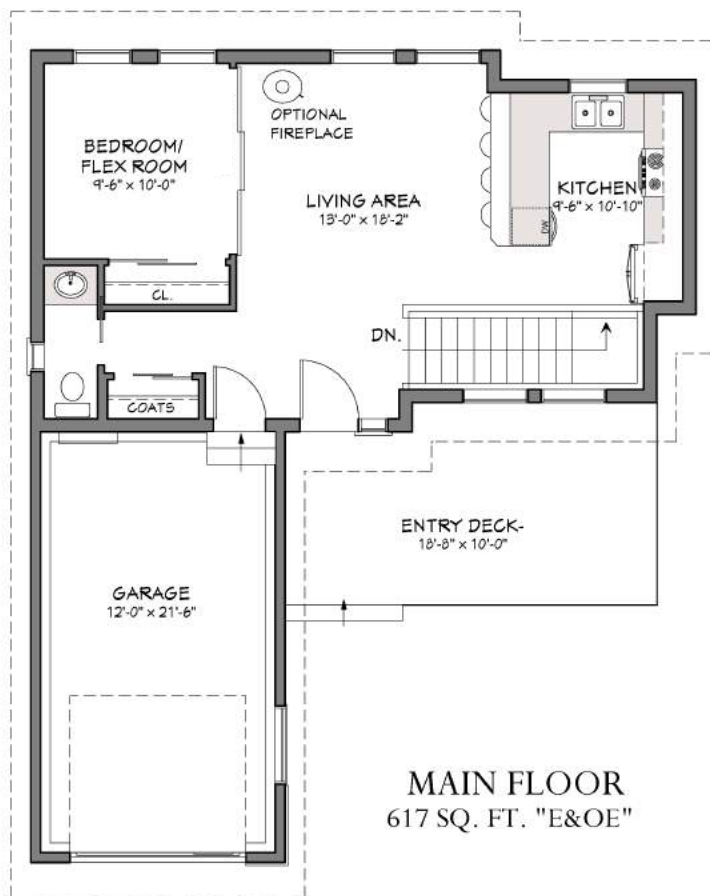
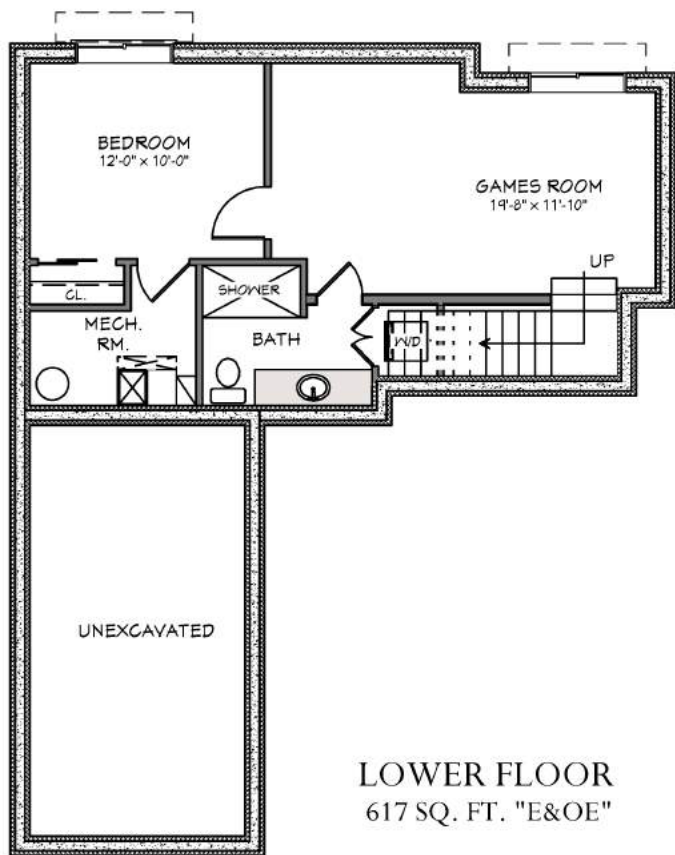


Last of the
Phase 2
Pricing!

#5 - Premier Lake

\$347,500 incl. GST

- 1,234 sq ft living space
- Single car garage
- 1 bedroom + flex room/
2nd bedroom
- 1.5 bathrooms
- Strata fee:
\$225.07/month



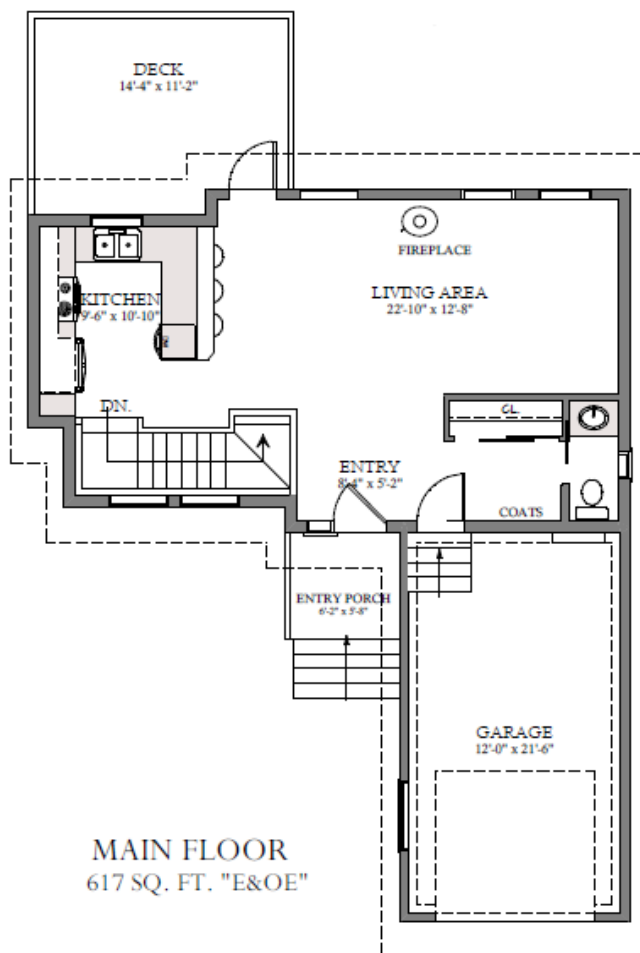
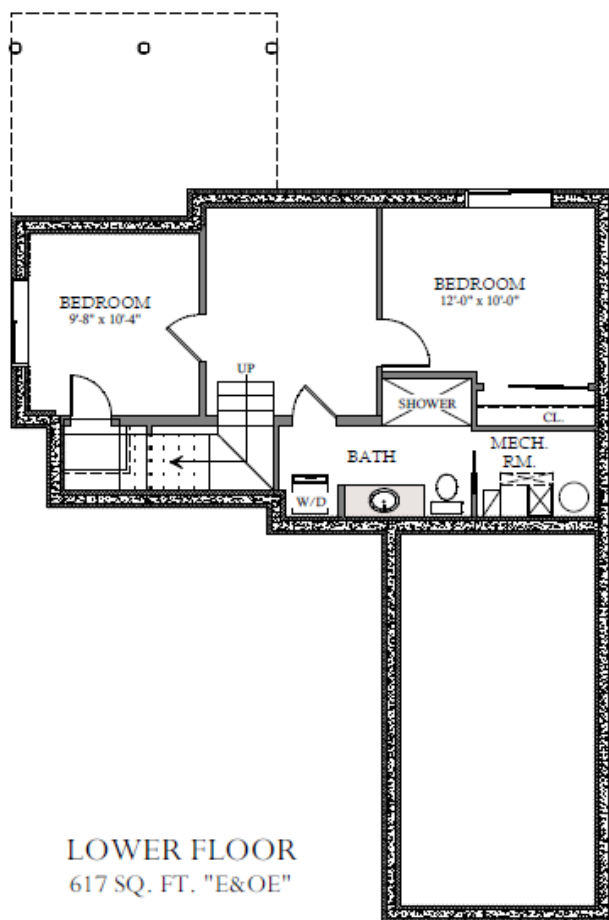
Please note: Fireplace as shown in the above floor plan is an optional upgrade. Shoji wall (retractable wall between living area and flex room) is installed and included in the price.



#12 - Premier Lake II

\$364,500 incl. GST

- 1,234 sq ft living space
- Single car garage
- 2 bedrooms
- 1.5 bathrooms
- Strata fee:
\$219.29/month



Please note: Fireplace as shown in the above floor plan is an optional upgrade.

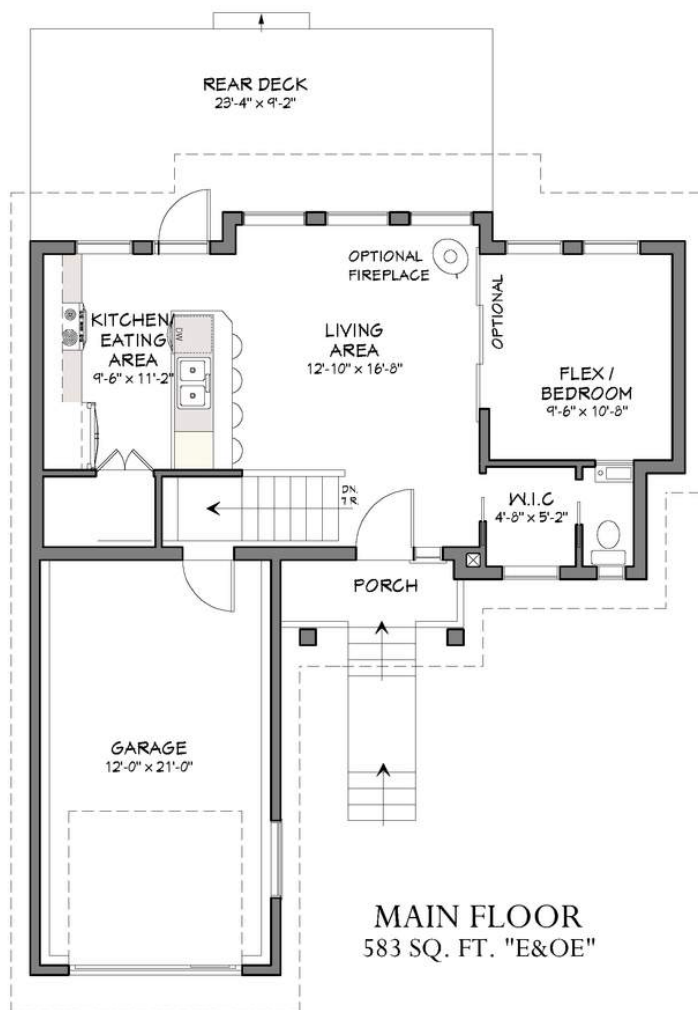
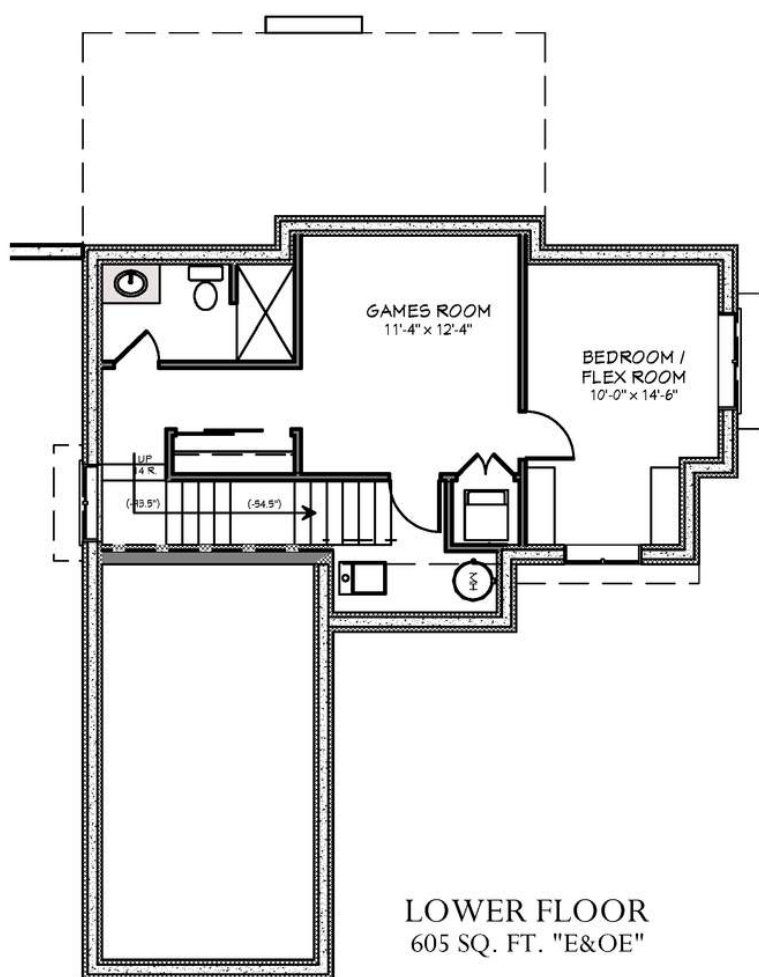


Last of the
Phase 2
Pricing!



- 1,188 sq ft living space
- 1 bedroom with option for flex room/ 2nd bedroom
- 1.5 bathrooms
- Single car garage
- Strata fee: \$216.65/month

#8 - Whitetail Lake
\$357,500 incl. GST

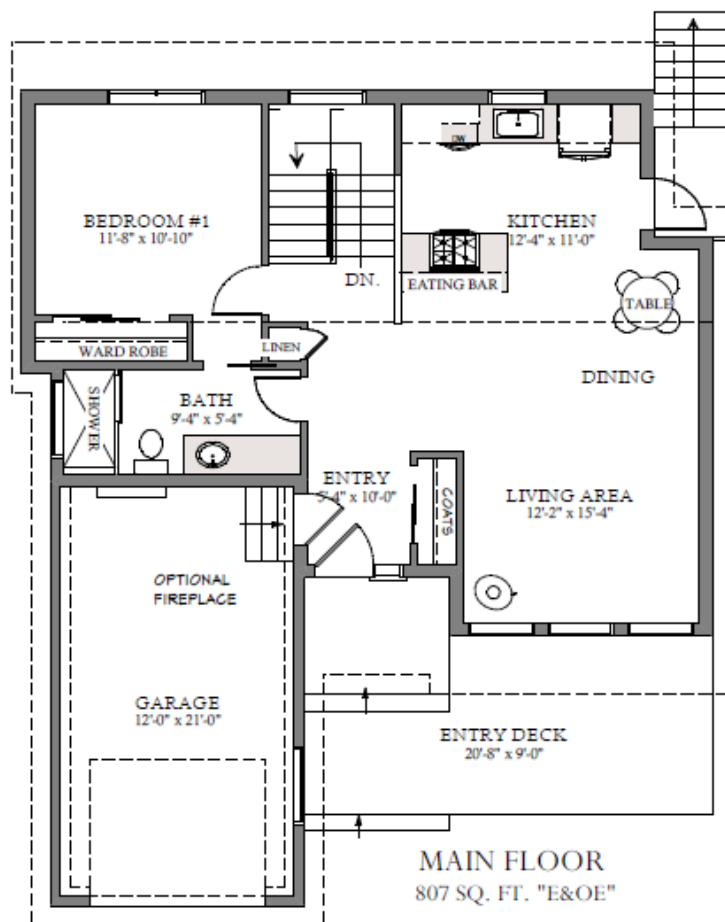
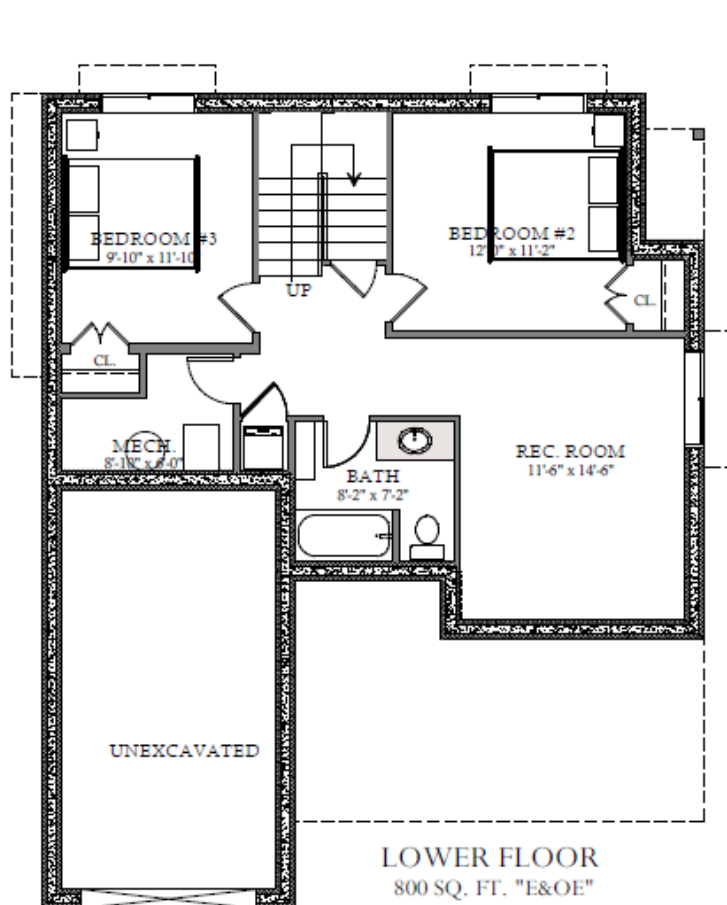


Please note: Fireplace and retractable Shoji wall (between living area and bedroom/flex room) as shown in the above floor plan are optional upgrades.

#9 - Tamarack Lake

\$429,500 incl. GST

- 1,607 sq ft living space
- Single car garage
- 3 bedrooms with Master on main floor
- 2 full bathrooms
- Strata fee: \$293.07/month



Please note: Fireplace as shown in the above floor plan is an optional upgrade.

LAKESIDE LIVING

*for active
lifestyles*



4926 Timber Ridge Road
Windermere, BC

www.tegartridge.com

SMALL STRATA HOMES BIG LIVING



FLOOR PLANS

Kootenay River	1,674 sq ft
Columbia Lake	1,666 sq ft
Tamarack Lake	1,607 sq ft
Wasa Lake	1,453 sq ft
Premier Lake	1,234 sq ft
Whitetail Lake	1,188 sq ft

THE HIDEAWAYS AT TEGART RIDGE

Modern, meticulously planned, detached strata homes designed to maximize comfort, energy efficiency and lake time. An ideal combination for year-round living or recreational ownership with no maintenance worries and low strata fees.

CHOOSE FROM 1, 2, 3 BEDROOM PLANS

PROJECT HIGHLIGHTS

- 66 unit phased development with eco-friendly xeriscaping - low maintenance and water consumption
- Exceptional energy efficiency - Utility savings up to \$1000 / yr. EnerGuide ratings exceed current building code
- High performance construction by well-established local builder
- Strata fees include water, sewer, exterior maintenance, snow removal and insurance
- Vacation rentals allowed
- Community amenities include lake access with sandy beach, walking paths, sport court, future playground and recreation center - Community Association fees are \$175 / yr

Custom Upgrades

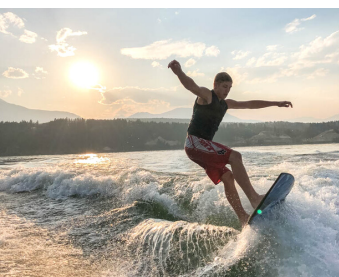
Propane Fireplace
AC/Heat Pump
Electric Car 220V Outlet
Sliding wall to create flex space or
additional bedroom



KEY FEATURES IN EVERY UNIT

- High quality finishing throughout - quartz countertops, wood cabinets, durable flooring, energy efficient appliances
- No common walls
- On-demand hot water system
- Triple pane windows and 2x8 exterior walls
- HRV (Heat Recovery Ventilation) system for improved air quality and energy efficiency
- Heated garage + 1 designated parking stall

IMAGINE YOURSELF HERE...



UNBEATABLE LOCATION IN THE
HEART OF THE COLUMBIA VALLEY
WITH ACTIVITIES NEARBY!

- Short walk or drive to 1/4 mile sandy, community beach on Lake Windermere.
- Future recreation centre
- Playground & sport court
- Skiing, golfing and natural hot springs nearby
- Local markets, shopping and dining just minutes away

Ross Newhouse (Listing Realtor®)
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newhouseconnect@gmail.com

