



HADLEIGH
ON THE PARK

Features

HOMES WITH CHARACTER

- Nestled in a special enclave of Coquitlam's picturesque Burke Mountain you'll find Polygon's newest addition to this nature-rich family-friendly community, Hadleigh on the Park
- Hadleigh on the Park makes a strong first impression with classic Tudor-style architecture featuring brick cladding, steep sloping gable roofs and elegant wood bracket details
- Streetscapes impress with sophisticated custom black metal fencing and individual entry gates with brick piers on street fronting homes
- The Hadleigh entry drive is marked with a substantial brick monument with lit feature walls to lead the way to your home
- Warm and welcoming front entry doors with transom windows, doorbells and large handsets add character
- Enjoy the convenience of a central children's play area

WARM AND WELCOMING INTERIORS

- Warm engineered hardwood flooring throughout main level living areas sets the tone for tasteful design
- Homes feature overheight 9' ceilings in main living areas
- Convenient main floor powder room with vanity, engineered stone countertop and tile flooring
- Plush and durable carpeting puts comfort at your feet in bedrooms
- Choose from two designer interior colour schemes: Onyx and Pearl
- Expansive low-E glass windows improve energy efficiency and protect interiors against UV light
- Horizontal mini blinds on windows and vertical blinds on sliding doors included
- Enjoy a comfortable environment with electric baseboard heat and individually controlled thermostats

ELEGANT AND EFFICIENT KITCHENS

- Modern flat-panel wood or painted white shaker cabinetry is elegantly matched with contemporary chrome pulls
- Engineered hardwood flooring complements cabinetry and is durable and easy to maintain

- Experience the luxury of an expansive kitchen island with waterfall edge, engineered stone countertops and full-height marble tile backsplash
- Special cabinet details include a lazy susan and pull-out pantry
- Soft-closing hardware for all cabinet doors and drawers
- Shine a little light on your work area with undercabinet and recessed lighting
- Cleanup is a breeze with an undermount stainless steel sink, single-lever low flow faucet, and pullout vegetable spray
- Roll-out recycling bins under the kitchen sink make it easy for you to do your part for the environment
- Sleek integrated and stainless steel appliances coordinate beautifully:
 - 36" wide 16.8 cubic foot integrated custom french door refrigerator with pull out freezer drawer and built in ice-maker
 - 24" wide integrated panelled dishwasher with hidden controls
 - 30" wide self-cleaning stainless steel electric wall oven and 5 burner gas cooktop
 - 30" wide, slide-out ventilation system
 - Microwave and trim kit

BATHROOMS THAT PAMPER

- Enjoy the convenience of a main floor powder room with stylish porcelain tile flooring and a contemporary vanity sink
- Retreat to the master ensuite featuring in floor heating, a spa shower with frameless door, rain shower head with wand and luxurious soaker tub
- Master ensuites also features engineered stone counters, dual rectangular porcelain sinks, built-in medicine cabinet, oversized mirror with elegant lighting, and additional under vanity lighting
- Secondary ensuites feature a walk-in shower and third ensuites have a bathtub (some homes)
- Main bathrooms feature a bathtub with ceramic tile surround, rectangular porcelain sink, porcelain tile flooring, engineered stone countertops and vanity lighting
- All bathrooms feature flat panel or custom shaker cabinetry matched with decorative chrome pulls, porcelain tile flooring, and dual-flush toilets

PEACE OF MIND

- Homes built for durability in our West Coast weather, with Polygon New Generation technology and state-of-the-art rain screen protection
- Hard-wired smoke detector and Carbon Monoxide monitors
- Pedestrian pathways and common areas are well-lit
- Walk in closets in master bedroom are equipped with a secure wall safe
- Comprehensive warranty protection by Travelers Insurance Company of Canada, including coverage for:
 - Materials and labour (2 years)
 - Building envelope (5 years)
 - Structural defects (10 years)

EVERYDAY CONVENIENCES

- All homes are wired for technology with multiple pre-wired connections for high-speed cable and ADSL, minimum CAT 5e wiring throughout, and cable television outlets in most bedrooms, living rooms and flex rooms
- Two hose bibs: one in the front and one in rear
- Laundry rooms equipped with full sized side-by-side front loading washer and dryer, convenient countertops for folding and sorting laundry, upper cabinets for ample storage and laundry sinks for hand washing items (some homes)
- Vacuum rough in

AMENITIES

- Kids play area in the central green
- Pioneer Park across the street
- Public trails on the perimeter of the site