



# Venice I

**Job 2580-MC**

**6235 - 175 Avenue NW**

**2,451 Sq.Ft.**

**9'-1" Main Floor Ceiling Height**

**Luxury Vinyl Plank throughout Main Floor**

**Side Entrance**

**Appliance Allowance**

**Quartz Countertops in Kitchen & Bathrooms**

**Smart Home Security System**

**Full Bath in Bedroom on Main Floor**

**Electric Fireplace in Great Room**

**Railing Throughout**

**Tile in all Second Floor Bathrooms**

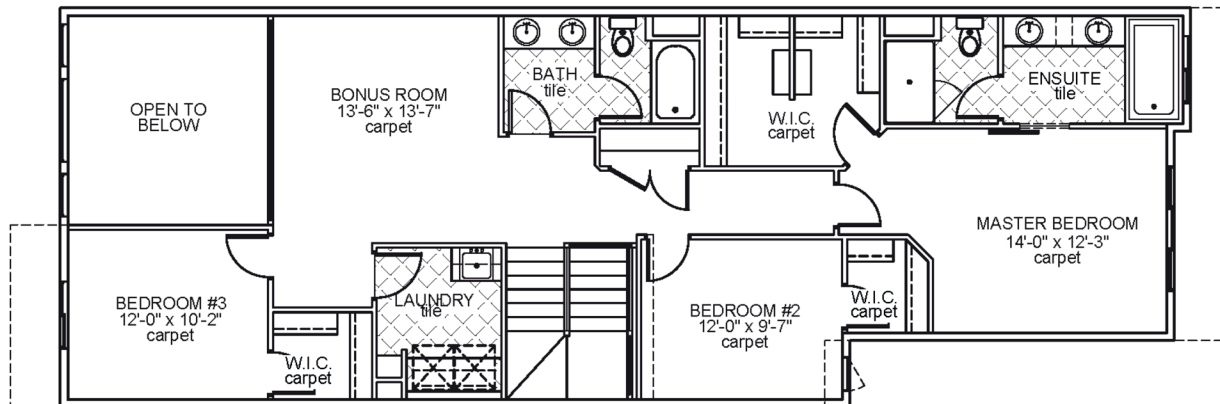
**Drop-in Tub in Ensuite**

**Stand-up Shower in Ensuite**

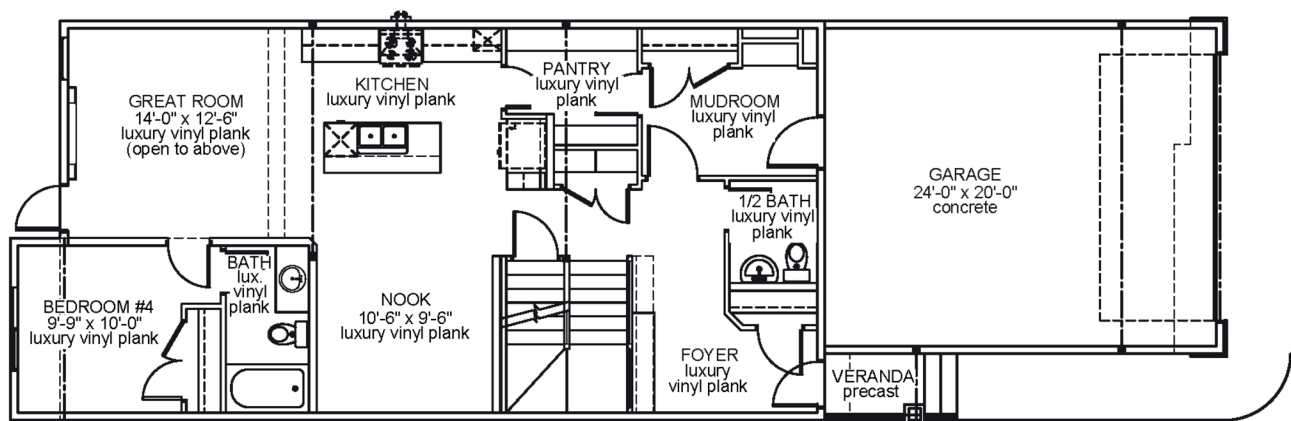
**\$17,000 in Interior Design Upgrades**

**Triple Pane Windows**

**High Efficiency Furnace**



Upper Floor Area: 1314 sqft



Main Floor Area: 1137 sqft

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