## PIERCE





- 9' knockdown ceilings on main floor
- Executive kitchen layout with stainless steel kitchen appliances
- Walk-through pantry
- Waterline to fridge
- Granite/quartz countertops with undermount sinks throughout
- Main floor flex room
- Electric fireplace with clean face
- Mudroom

- 🕒 Total Sq. Ft. 2396
  - 🚍 Bedrooms 4
  - → Bathrooms 2.5
  - 🚔 Garage 2 Car
    - Paint grade railings with iron spindles
    - Luxury Vinyl Planking (LVP) throughout entire main floor
    - Tile flooring in ensuite, main bath and laundry
    - 5-piece ensuite, including soaker tub, dual sinks and shower with fiberglass base, tiled walls, and barn style sliding
    - Upper level laundry
    - East-facing backyard

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Build Your Life

## PIERCE





Main Level: 1039 sq. ft.

Upper Level: 1357 sq. ft.

## sterlingcalgary.com

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