
 3 Bedrooms

 2½ Bathrooms

 Double Garage

THE ROSEWOOD

2472 SQ.FT.

☐ Elements Specification

☐ Elite Specification



Trico Homes™
The Heart of Homebuilding®

STANDARD PLAN

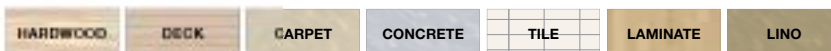
THE
ROSEWOOD
2472 SQ.FT.



MAIN
1080 SQ.FT.



UPPER
1392 SQ.FT.



FEATURED OPTIONS

← 34' →
Min. Lot Width

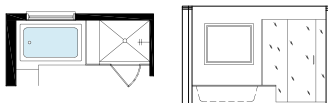
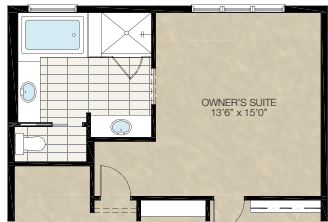
SELECT-1 DINING ROOM WITH BUTLER'S PANTRY OPTION

- Delete pantry & add upper & lower cabinets
- Delete upper & lower cabinets beside the fridge & replace with full-height cabinet pantry
- Delete mudroom closet & add lockers
- Open up wall between hallway & dining room with a DBH
- Extend beam & move post to wall beside half bath. This will alter the beam & post locations below as well



SELECT-4 ENSUITE OPTION

- Delete fibreglass shower & add tile & 10mm glass shower
- Separate vanity into two 5' vanities
- Change window size to 48" x 40"



SELECT-2 JACK & JILL BATHROOM OPTION

- Add a second door & 3-way switch
- Extend vanity & add a second sink



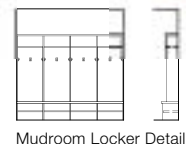
SELECT-5 MAIN FLOOR BEDROOM OPTION

- Flex room becomes bedroom & mudroom is deleted
- Reduce window width from 30" x 72" to 24" x 72"
- Add a tub/shower to half bath & a 2'6" pocket door
- Move mudroom closet to front entry



SELECT-3 MAIN FLOOR OFFICE OPTION

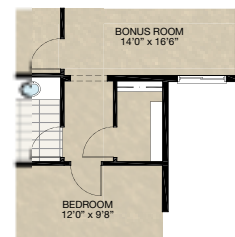
- Flex room becomes office
- Add a tub/shower to half bath & a 2'6" pocket door
- Delete mudroom closet & install lockers
- Pantry is reduced



Mudroom Locker Detail

SELECT-6 STORAGE ROOM OPTION

- Convert study into storage room



HARDWOOD

DECK

CARPET

CONCRETE

TILE

LAMINATE

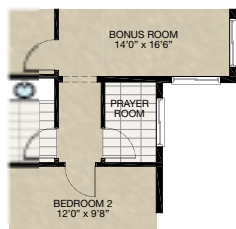
LINO

FEATURED OPTIONS

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SELECT-7 PRAYER ROOM OPTION

- Convert study into prayer room
- **Tile** flooring
- **Add** window



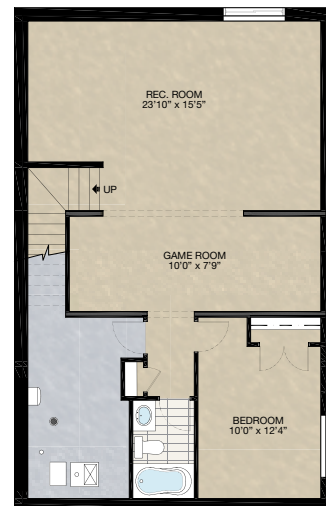
SELECT-8 FOUR BEDROOM OPTION

- Delete bonus room
- Add forth bedroom with full ensuite & walk-in closet
- Delete one 48" x 32" window



SELECT-9 BASEMENT DEVELOPMENT OPTION

- 791 Sq.Ft. of developed area
- Includes finished basement stairwell
- Move 2'8" passage door from top of stairwell to mech. room
- Add one riser to stairwell for 9' basement ceiling (8'9" headroom clearance)
- 60" x 24" Windows changed to 60" x 36"
- * Please note for "C" elevations bedroom will be 2'0" wider & total developed area will be 825 sq.ft.



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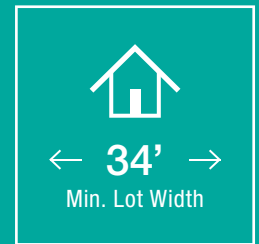
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Plan updated as of March 20, 2023.



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FEATURED ROSEWOOD OPTIONS



SELECT-10 ALTERNATIVE UPPER FLOOR OPTION

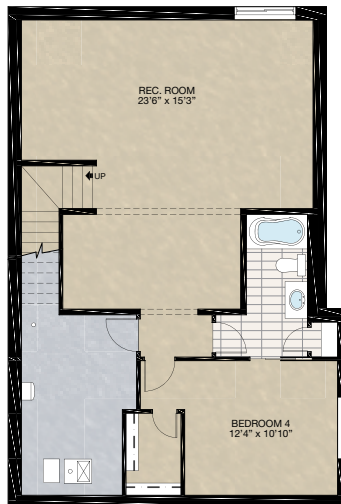
- Relocate Bedroom 3
- Relocate main bath
- Add 2nd sink & light outlet to main bath with larger vanity

*NOTE: Some elevation may required modification to front windows for this option



SELECT-11 BASEMENT DEVELOPMENT OPTION 2

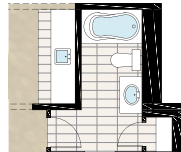
- 814 Sq.Ft. basement development
 - Included finished basement stairwell
 - Move 2'8" passage door from top of stairwell to mechanical room
 - Add 1 riser to stairwell for 9'0" basement ceiling (8'9" headroom clearance)
 - Windows changed from 60" x 24" to 60" x 36"
- *NOTE: This basement development only for elevations with extended front entry



SELECT-11A WET BAR OPTION

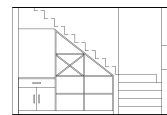
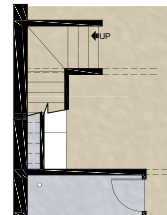
- Add 7'9" wet bar with bar sink & lower cabinetry only
- 1 Row of tile in front of wet bar

*NOTE: Must combined with **SELECT-11** Basement Development Option



SELECT-11B UNDERSTAIR DEVELOPMENT OPTION

- Additional 16 sq.ft. of basement development
- Add 36" wide & 24" deep lower cabinetry with counter
- Add puck light & switch & one electrical outlet to counter
- Add built-in open shelving
- Add wall to both sides of built-in to enclosed the developed area



UNDERSIDE STAIR BUILT-IN DETAIL

This is only general layout of built-in. Please refer to cabinetry supplier layout for materials & exact dimension.

SELECT-12 ALTERNATE ENSUITE OPTION

- Extend bathroom 6" into bedroom
- Delete acrylic shower base + 6mm sliding glass door & add shower w/tile + 10mm glass
- Delete tub + tub deck & add freestanding tub
- Separate vanity into two 5'0" / 5'6" vanities
- Change window size to 48"x 40"

