

FENELON LAKES CLUB
CAMERON LAKE



THE KAWARTHA COLLECTION

All-Inclusive Living Starts Here



Rendering is artist's concept. E.&O.E.



Introducing the Kawartha Collection, where luxury-living meets resort-style amenities. Nourish your sense of wellness and uncover a coveted lifestyle. Be part of something extraordinary, where the natural beauty of the Kawartha Lakes is effortlessly woven into every 3-storey townhome.

From breathtaking vantages atop your terrace to the curated interior finishings, welcome to a cultivated retreat in the comfort of your home.



A lifestyle made better in your new home. This collection of enjoyable resort style amenities is a welcome addition to the beauty of your townhome.

Take advantage of sunlit days by the outdoor pool and lounge, engage your neighbours in a round of pickleball, harness your energy in a modern fitness studio or simply walk along the shores of Cameron Lake and take in the dockside views of a brilliant sunset.



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OUTDOOR POOL



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OUTDOOR POOL



Savour the subtle moments—the friendly hello as you enter the room, the way the music swells, the flavour of your drink—these are the details uniting an experience, all taking place against an inviting, warm and fashionable backdrop.

Come together for an evening in this stylish and refined gathering space and relish the excitement of making connections with friends and family.

Unforgettable Moments Amidst a Beautiful Setting



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PARTY ROOM



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OUTDOOR TERRACE



Gaze into an endless sky stretching across the horizon of Cameron Lake with your scenic terrace overlooking the shore. A sense of prosperity in harmony with your home retreat; restorative, rich in detail and thoughtfully created for your lifestyle.



In its modern sense of comfort and sophistication, your living room embodies a beautiful break from tradition—a well-designed space made for living well. With its extended windows of waterfront views, a distinctive gas fireplace enlightening the room and a welcoming balcony introducing you to the natural world, revel in the splendours of these comforting surroundings.

A Room with an Extraordinary View



LIVING ROOM



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KITCHEN/DINING ROOM



Your kitchen and dining space are the heart of your home, the center of warmth and plenty, where everyone comes together over shared and delectable experiences.

Savoury and comforting scents draw your guests in, as they lean against a finely crafted breakfast bar with a welcoming glass of a preferred vintage. European appliances aid in the careful preparation of the evening's delights. When everyone is sat down for the main course, bask in the appreciation and beautiful simplicity of food well prepared and a table well laid. This is an evening to remember.

Begin Every Day in Peaceful Comfort



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PRIMARY BEDROOM



As natural light bathes the bedroom in warmth, whether you are heralding the dawn of a new day or reclining into the comforting haven of your bed, hear the sound of waves against the shores; a gentle rhythm guiding you in repose.

This is a space for your personal indulgence, where you begin again each day and embrace the possibilities before you.



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ENSUITE



A tranquil ensuite with an air of beautiful purity. Begin your day in soothing and slow fashion and close the chapter of another evening with your nightly care ritual.

Luxuriate in the gentle calming stillness of your personal soaker tub and refresh your sensibilities in an ensuite made for the care and keeping of you.



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KITCHEN/DINING & LIVING ROOM



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Features & Finishes

GENERAL SUITE FEATURES

- Main living ceiling heights approximately 10'-0" with smooth finish^{**};
- Upper and walkout ceiling heights approximately 8'-0" with smooth finish^{**};
- Laminate flooring throughout in foyer, living/dining areas, bedroom(s), kitchen and den[†];
- Approximately 6" baseboards, co-ordinating approximately 3" door casings;
- Solid core suite entry door;
- Sliding door(s) and/or swing door(s) (hollow core and/or glass)[‡];
- Contemporary door hardware with brushed metal finish;
- Wire plastic-coated closet shelf and/or rod in all closets;
- Linen storage, as per plan;
- Warm white tones for walls throughout, with a semi-gloss finish for bathrooms and flat finish for ceilings throughout;
- Balconies and terraces with architectural canopy and oversized sliding doors[°].
- Oversized windows for increased water views[°].
- Gas fireplace[°];
- Gas line on main floor balcony[°].

KITCHENS

- Open concept kitchen with contemporary upper and lower cabinetry[†];
- Quartz countertop and backsplash finish[†];
- Double basin under-mount stainless steel sink, with single-lever pull-out spray faucet with a brushed metal finish;
- Island with breakfast bar[°].

APPLIANCES

- European inspired stainless-steel appliances consisting of 36" refrigerator, 30" oven with gas cooktop, under cabinet range hood, 24" dishwasher, and under-counter microwave;
- Front load washer and dryer on walkout level[°];
- Stackable washer and dryer in primary bedroom[°];

BATHROOM(S)

- Designer inspired vanity with quartz countertop and under-mount sink[†];
- Single lever faucet with a brushed metal finish;
- Oversized mirror with wall sconce lighting;
- White acrylic soaker tub with full wall height porcelain tiles in tub surround[†];
- Framed glass shower with full wall height porcelain tiles and brushed metal showerhead[†];
- Recessed ceiling moisture resistant shower light in separate shower stall[†];

BATHROOM(S) CONT'D

- Pressure balanced valve(s) for tub and/or shower;
- Comfort height, low consumption toilet with soft close lid;
- Porcelain floor tile in bathroom[†];
- Privacy lock on bathroom door(s).

ENSUITE BATHROOM

- Designer inspired vanities with double undermount sinks and quartz countertop[†];
- Single lever faucet with a brushed metal finish;
- Frameless mirror with wall sconce lighting;
- Freestanding deep soaker bathtub;
- Shower stall with full wall height porcelain tiles and framed glass shower door[†];
- Contemporary single lever faucet with a brushed metal finish and handheld showerhead with slide bar in tub and/or in separate shower[†];
- Recessed ceiling moisture resistant shower light in separate shower stall[†];
- Pressure balanced valve(s) for tub and/or shower;
- Comfort height, low consumption toilet with soft close lid;
- Porcelain floor tile in bathroom[†];
- Privacy lock on bathroom door(s).

MECHANICAL/ELECTRICAL FEATURES

- Individually controlled central air conditioning and heating system;
- Pre-wired telephone and cable outlets in den, bedroom(s) and living/eating area[†];
- Switch controlled receptacles in living area and bedroom(s), with ceiling mounted light fixture(s) in den, entry corridor and pot lights in kitchen[†];
- In-suite smoke and carbon monoxide detector(s);
- In-suite ERV (Energy Recovery Ventilation) unit(s)[†].

BUILDING FEATURES

- Contemporary architectural design with maximized privacy and views of the Cameron Lake;
- Oversized main floor balcony and roof terraces[°];
- Two car garage with bonus storage area[°];
- Access to outdoor pool and clubhouse, billiards room, meeting room, fitness studio, tennis and pickleball courts[°];
- Walkout access to lakeside walking paths and docks[°];
- Ambient site lighting.

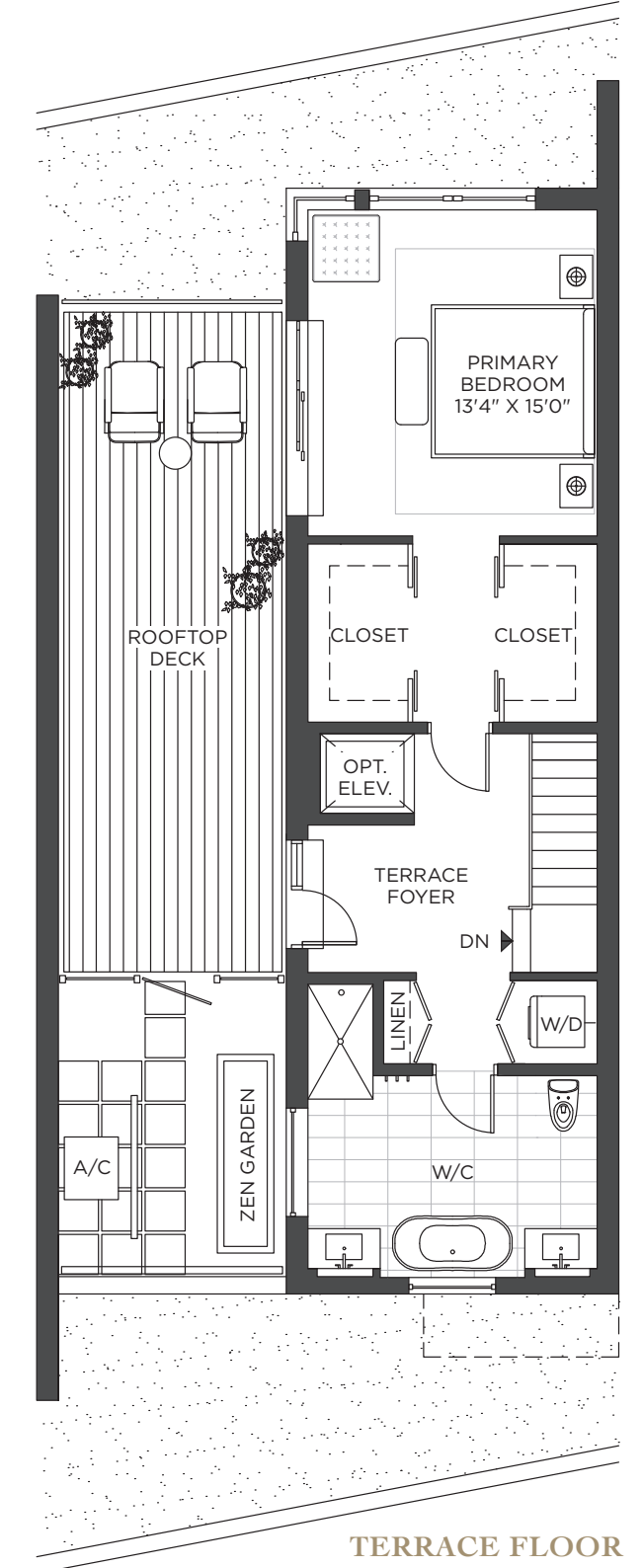
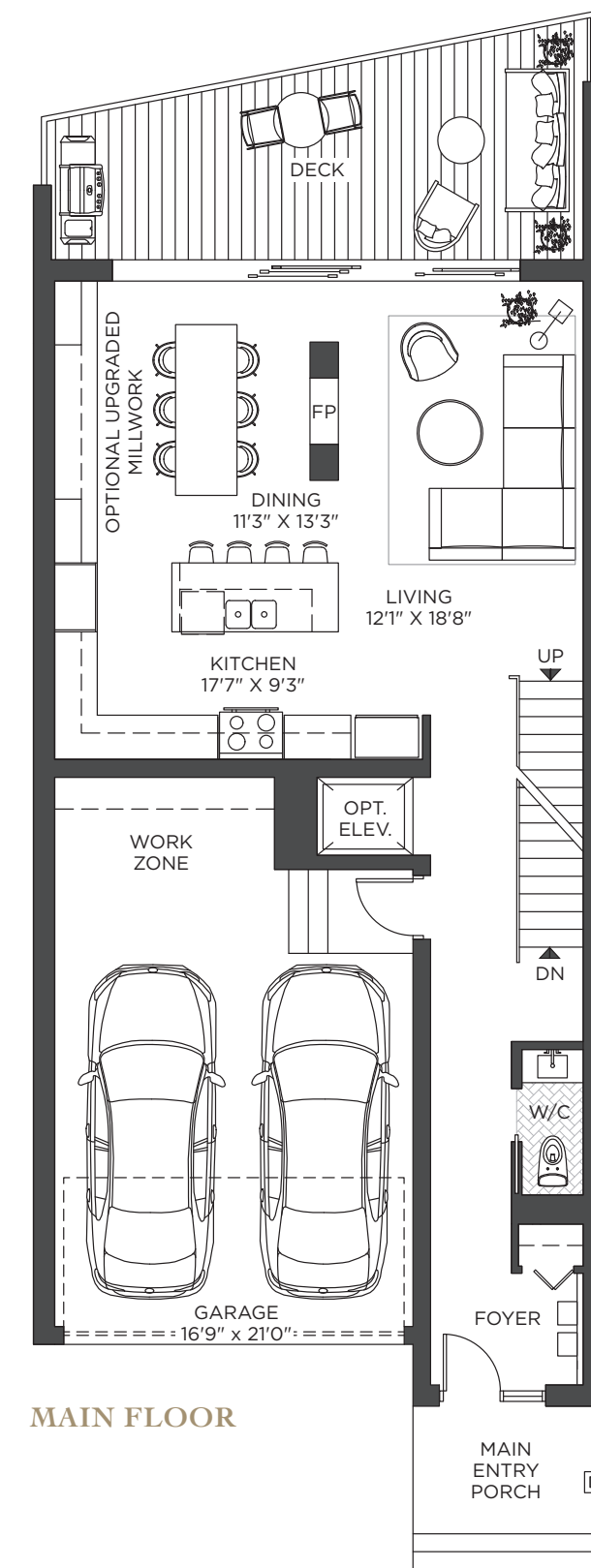
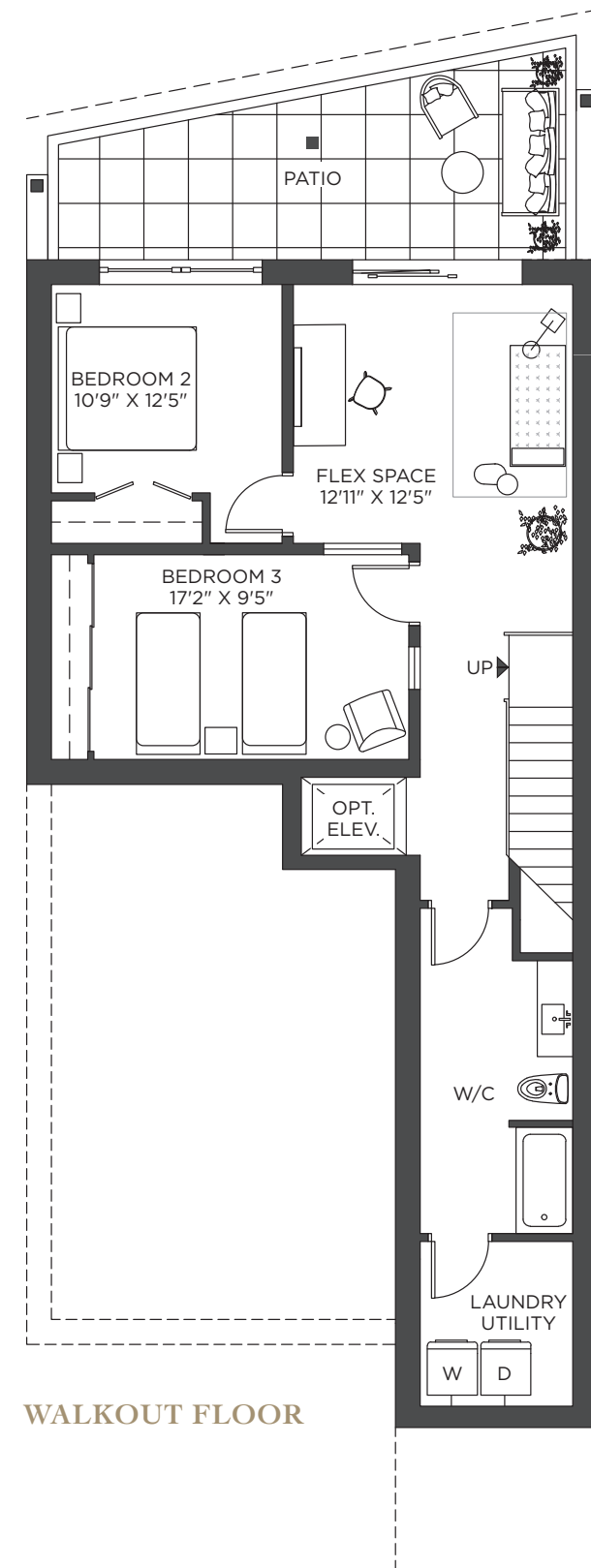
^{*} Where applicable and as per plan
^{**} See disclosure document for full details.
^{***} See Sales Representative for further details.
[†] As per Vendor's preselected standard finish packages.
[°] Ceiling heights are subject to bulkheads, dropped ceilings and structural beams.

The Vendor reserves the right to substitute any materials used in construction of the Unit provided that such materials are of equal or better quality than those represented to the Purchaser. The Vendor further reserves the right to make minor changes or modifications in the plans and specifications at its discretion. The determination of whether or not the same are minor shall be made by the Vendor's Architect. Vendor is not responsible for shade differences occurring from different dye lots or for variations including in colour, shade, texture and veining in materials including with respect to tile, carpets, hardwood or laminate flooring, cabinetry, natural or manufactured stone, bricks, trim and doors. Samples viewed when choices are made from Vendor's samples are only a general indication of material selected. Details of windows and doors on all elevations and location of exterior lights may not be exactly shown on renderings. Finished floor height and built-in noise attenuation measures may cause ceiling heights to vary in some areas. Drop ceilings and bulkheads will occur to accommodate HVAC and structural requirements. E.&O.E.

The Sturgeon

2,626 SQ. FT. INTERIOR LIVING
814 SQ. FT. OUTDOOR LIVING

3+1 BED 2.5 BATH

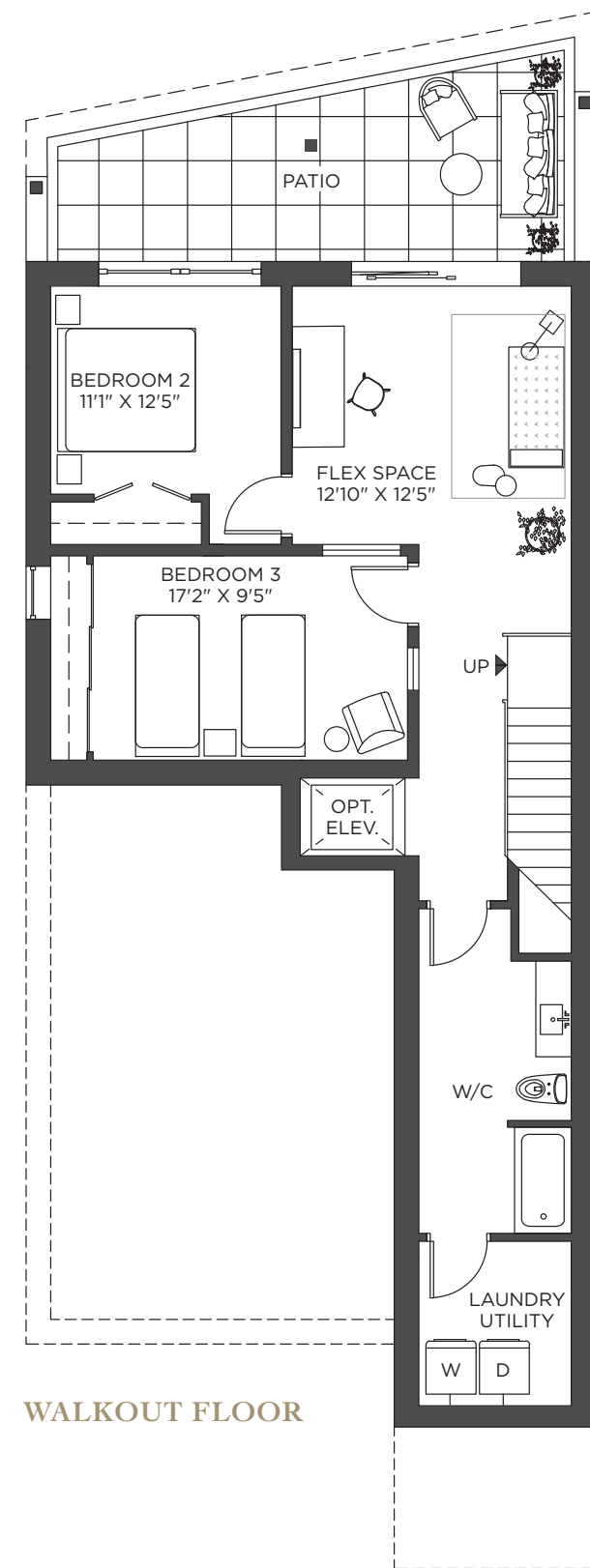




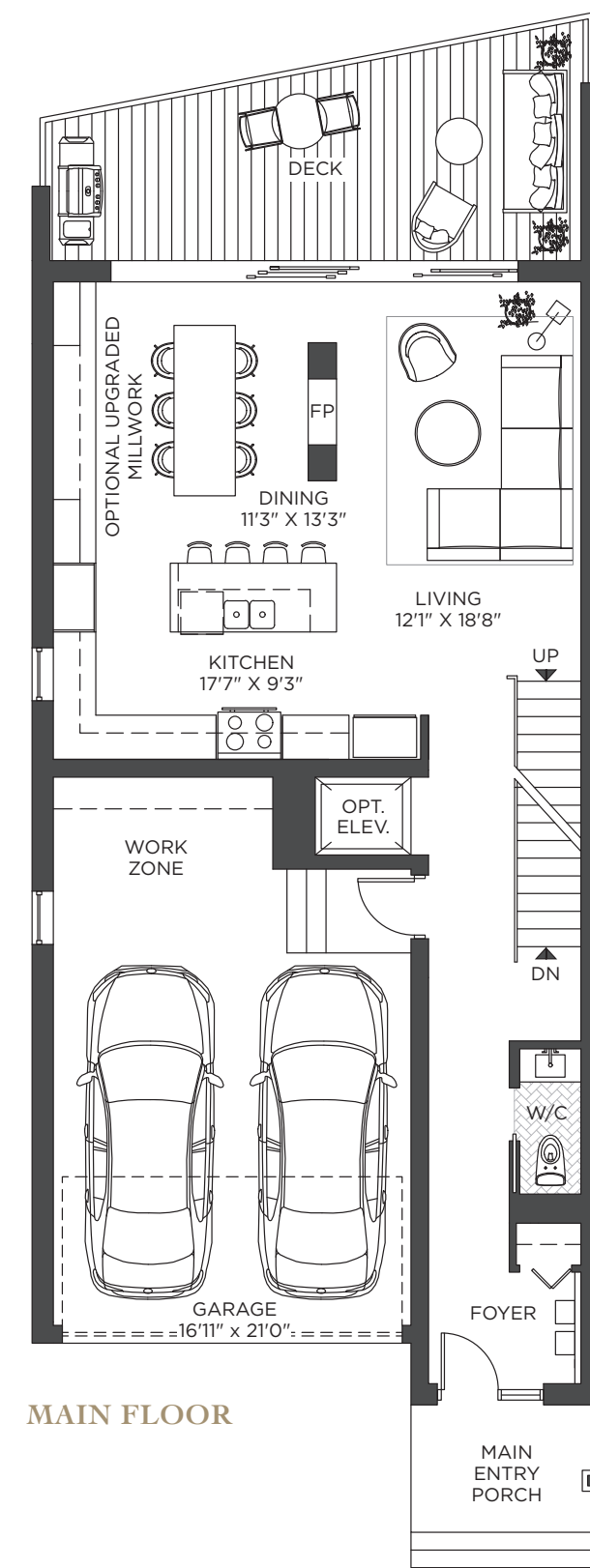
The Balsam

2,633 SQ. FT. INTERIOR LIVING
814 SQ. FT. OUTDOOR LIVING

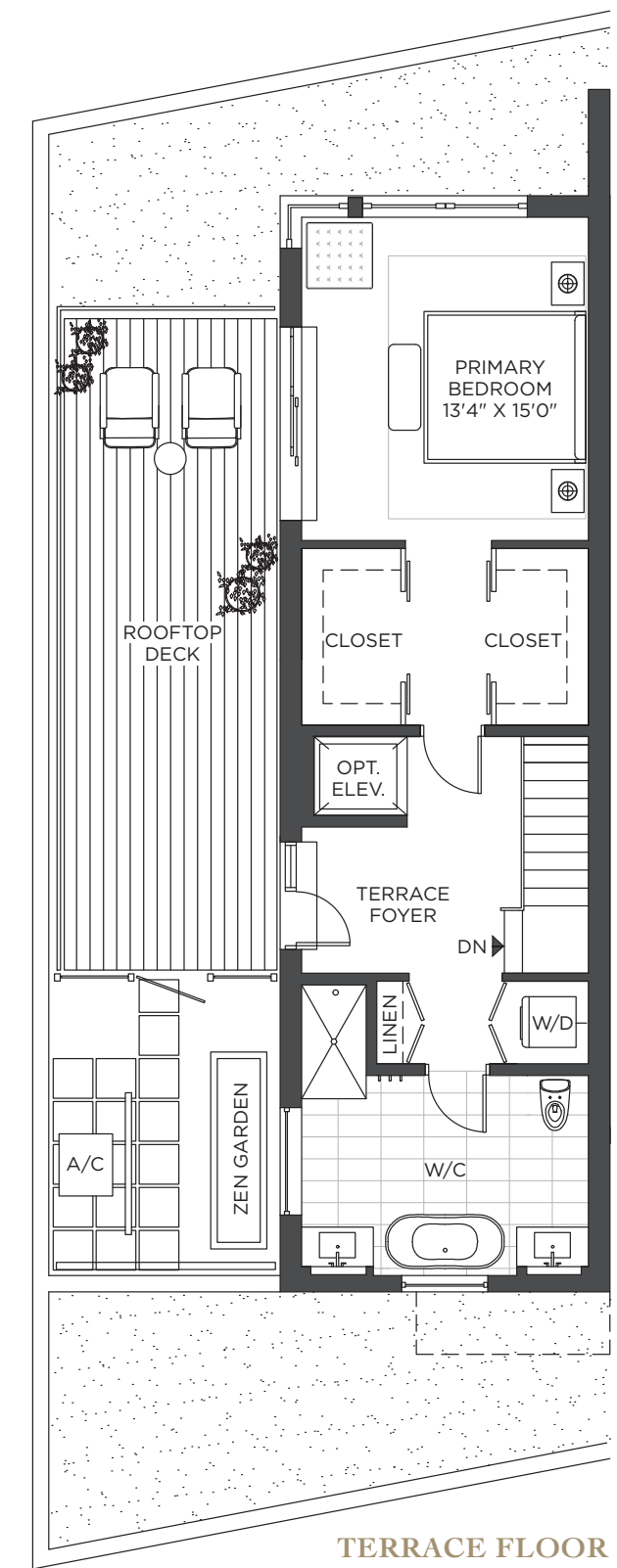
3+1 BED 2.5 BATH



WALKOUT FLOOR



MAIN FLOOR



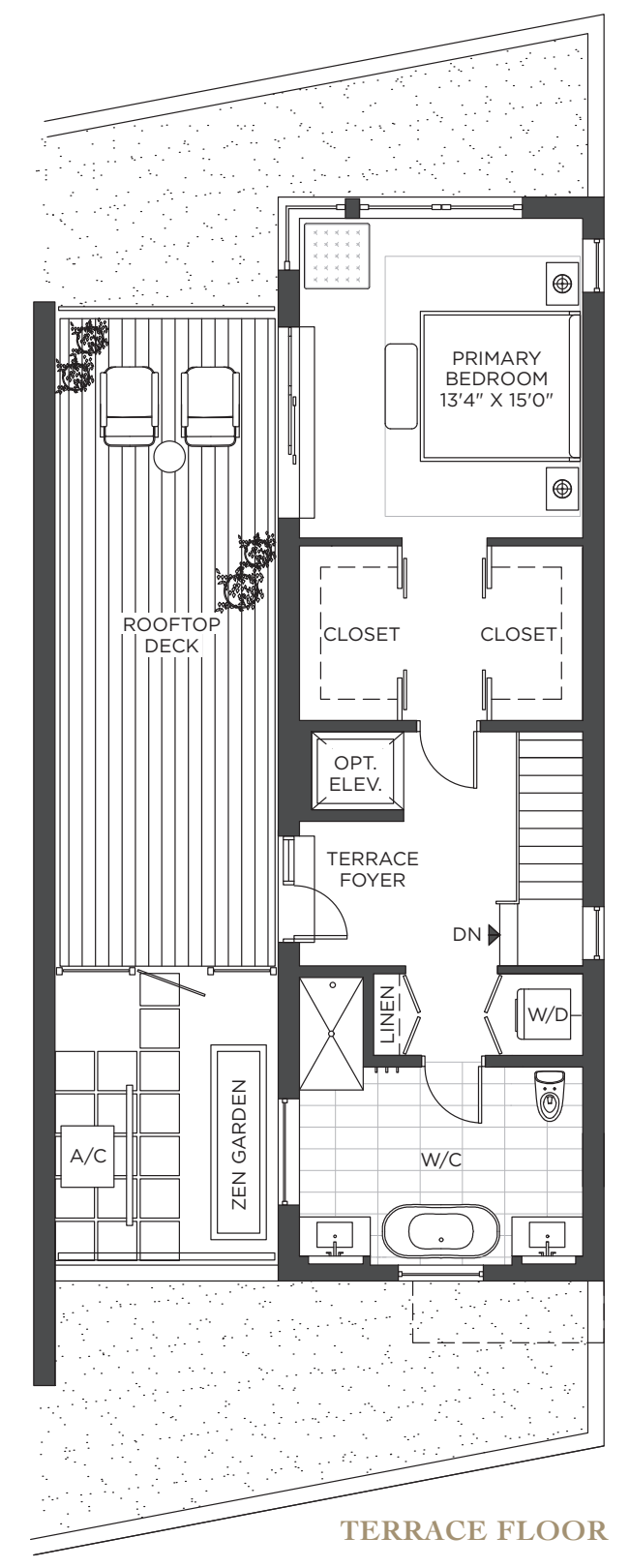
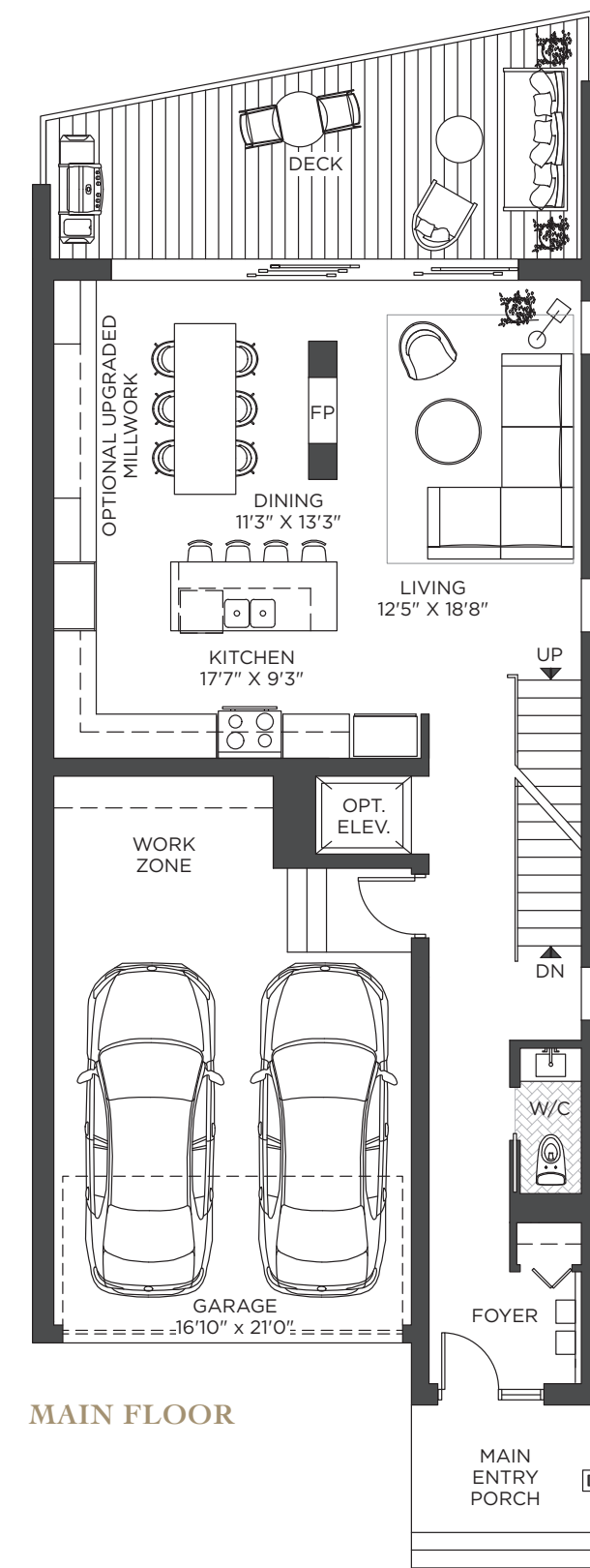
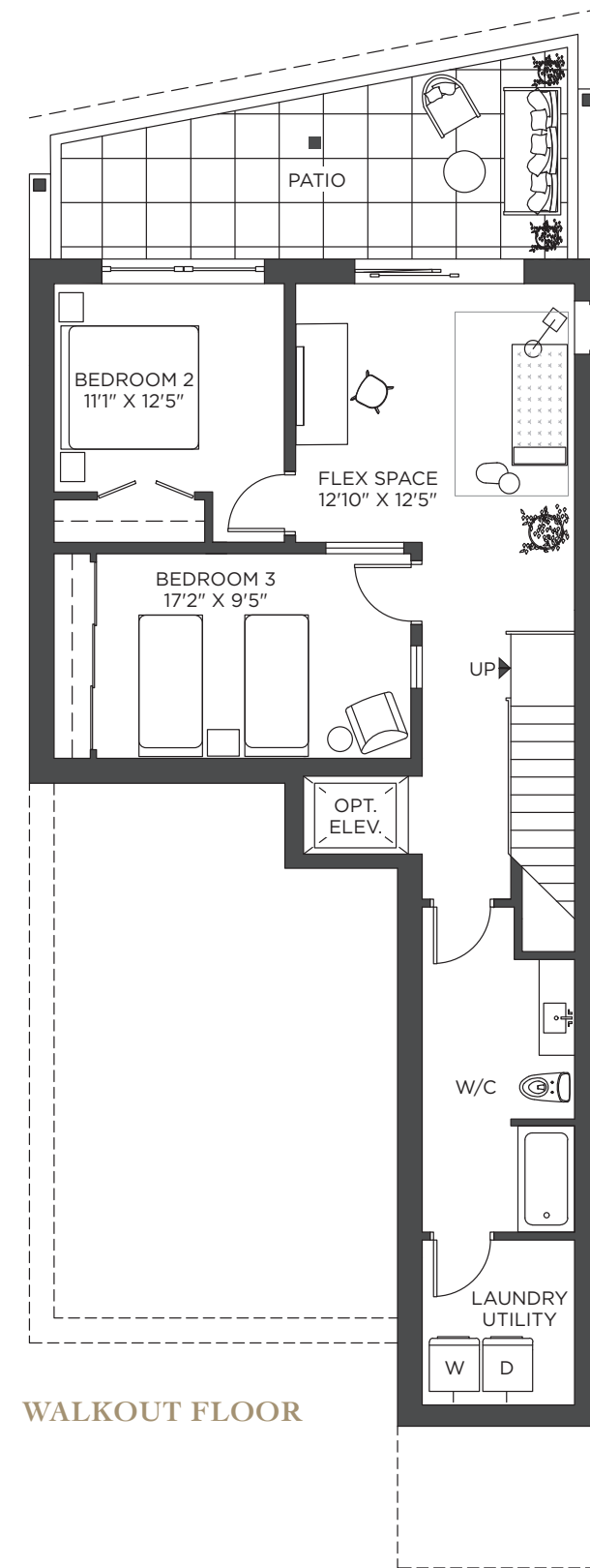
TERRACE FLOOR

All measurements are calculated in accordance with industry accepted standards. Room dimensions, window in exterior space configurations, number of steps and overall floor specifications may vary with final construction documents and site conditions. All images and dimensions are not intended to form part of any agreement. Suites are sold unfurnished. All specifications and materials are subject to change without notice. All illustrations and renderings are artist's concept. Map not to scale. Prices and specifications subject to change without notice. E.&O.E. July 2022.

The Cameron

2,644 SQ. FT. INTERIOR LIVING
814 SQ. FT. OUTDOOR LIVING

3+1 BED 2.5 BATH





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Drawn maps and renderings are Artist's concept only and not to scale. Construction of dwelling may not be exactly as shown. Exterior elevations, renderings or sketches are subject to architectural controls, the availability of materials to the Builder during the construction of the building and suites, and site conditions. Accordingly, all details, dimensions, treatments, specifications and features shown may be changed by the Builder, the Municipality, the Developer or the Builder's control architect, in their sole and unfettered discretion at any time without notice.

Site plan generally depicts a draft plan submitted to the Municipality for development approvals. Aerial photographs were taken from various angles and heights in order to generally illustrate the relative location of the condo and surrounding features. Renderings are not to scale and may not reflect the actual buildings, businesses and structures in existence at the time of development. The developer makes no representation or warranty with respect to the actual views or locations of such features from the suites once fully constructed. Listed travel times are general in nature and may vary depending upon traffic and personal variables such as fitness and mobility level. E.&O.E. July 2022.