

COVER STORY

Above: Interior of a Shorelands LEED townhome. Below: Three-storey townhomes and a private garden with "living wall."

First LEED townhomes now open

Two weeks ago, Liza Communities celebrated the preview grand opening of Shorelands and received rave reviews from homebuyers eager to live in Canada's first LEED townhome community.

With preview pricing still in effect, people have the opportunity to get in early and enjoy the terrific value, unique home designs and ideal location of this celebrated Whitby neighbourhood.

"The response to Shorelands has been tremendous, with homebuyers ranging from young professionals and families to empty nesters," says Nargues Mansouri, project manager for Liza Communities.

"The LEED designation is a big

selling feature, but people are equally impressed with the look of the community - its overall design, the architecture of the buildings and the layout of floor plans."

Shorelands is situated next to Whitby Harbour, with picturesque views of Lake Ontario and a lifestyle that accompanies the recreational perks of lakeside living. With the development,

Liza Communities joins a prestigious group of residential developers across Canada that have been chosen to participate in the Canada Green Building Council's LEED for Homes program. In addition to the construction of energy-efficient homes, the LEED standard encompasses a wide range of exacting criteria. The stringent requirements ensure best green practices, both within homes and within the community at large, for greater environmental sustainability.

A total of 227 homes make up this intimate village of walkways and garden vistas. There is a formal garden, an on-site amphitheatre and easy access to the Lynde Shores Conservation area. Streetscapes are thoughtfully arranged to take advantage of lake views and the lush greenery of an adjacent park.

Purchasers at Shorelands can choose from several innovative home designs, including 49 three-storey Street Townhomes. These homes are priced from \$249,990, with floor plans ranging from 1,500 to 1,700 square feet. Stacked Town-



homes are available in studio, two-storey and two-storey-with-loft designs, from 540 to 1,200 square feet, and prices starting at \$169,990.

Stacked Townhomes come with a bonus package of five appliances and \$1,000 in upgrades; and Street Townhomes include five appliances and \$2,500 in upgrades.

At Shorelands, all homes are finished in brick and Hardie board. A design highlight for all units is an emphasis on livable outdoor spaces. Homes come with terraces or balconies with composite deck tiling on floors and railings made of tempered glass with aluminum rails. Stacked Townhomes come with their own private entrances, and all designs have underground parking.

"The underground parking is a LEED feature because it enables us to have a smaller environmental footprint," Mansouri says. "Also, landscaping will include living fences, with greenery growing against interwoven lattice."



Interiors feature large country kitchens and several windows for plenty of natural light. Floors are finished in laminate, imported ceramic tiles and recycled carpet. Homes are built beyond Energy Star standards and include combination high-velocity natural gas heating systems and thermal fixed-glass low-E windows.

"Shorelands is a community that is as beautiful as it is efficient and environmentally responsible," says Mansouri. "With this project, Liza Communities is showcasing the home and community designs of the future."

-Liza Communities

FAST FACTS

Location: Whitby

Builder: Liza Communities

Prices: Three-storey and stacked townhomes starting at \$169,990

Features: Canada's first LEED townhome community built beyond Energy Star standards and featuring high-efficiency systems and fixtures.

To see for yourself: Visit us at our presentation centre or online at www.theshorelands.com. Or call 1-877-540-2543.