

# THE LAKE HOUSE FLOORPLANS

QUEENSCORP®

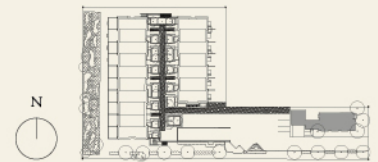
JUNE 2024 | V8

# THE LAKE HOUSE®

WEST MINEOLA

## SINGLE UNIT 18

SINGLE | 4 BEDROOMS | INTERIOR 4,563 SQ.FT. | 4 CAR PARKING



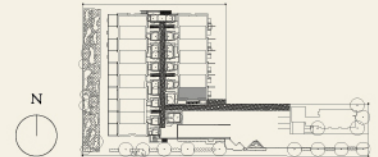
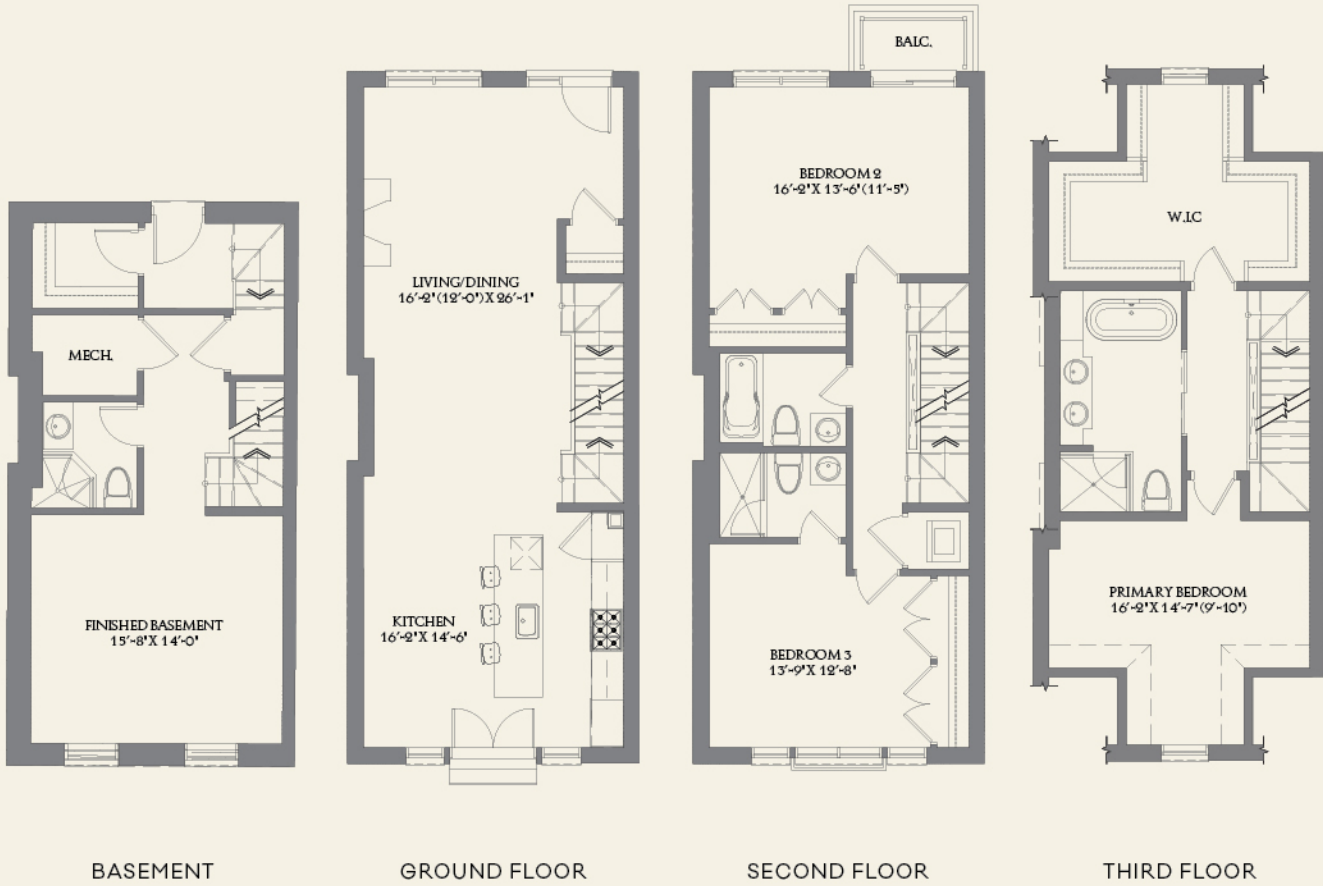
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 1

TOWNHOME | 3 BEDROOMS | 2,719 SQUARE FEET | 2 CAR PARKING



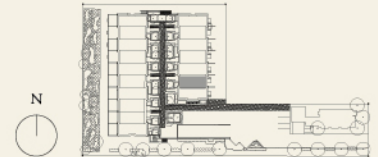
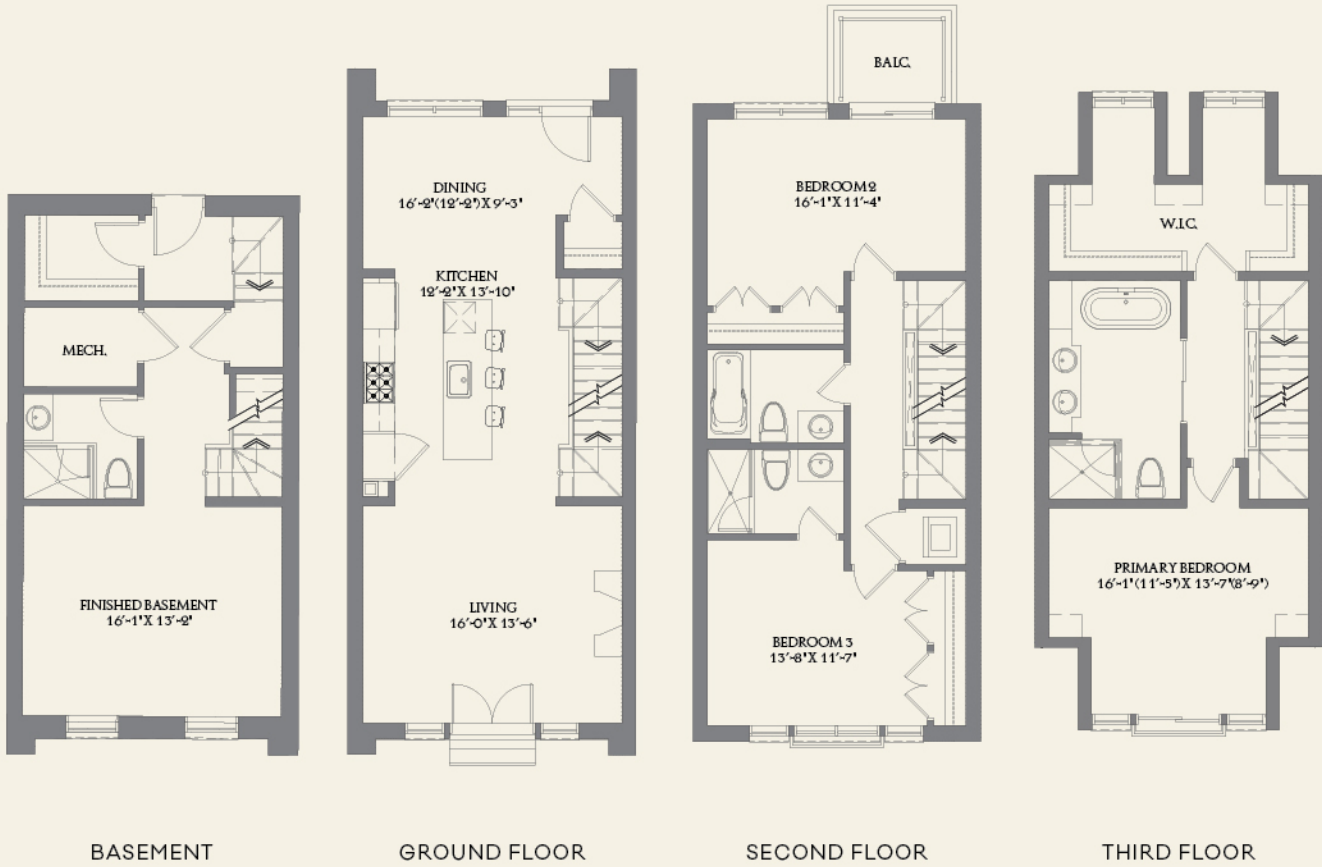
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 2

TOWNHOME | 3 BEDROOMS | 2,550 SQUARE FEET | 2 CAR PARKING



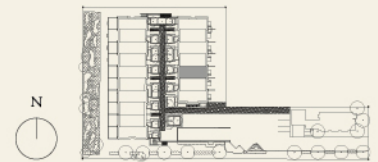
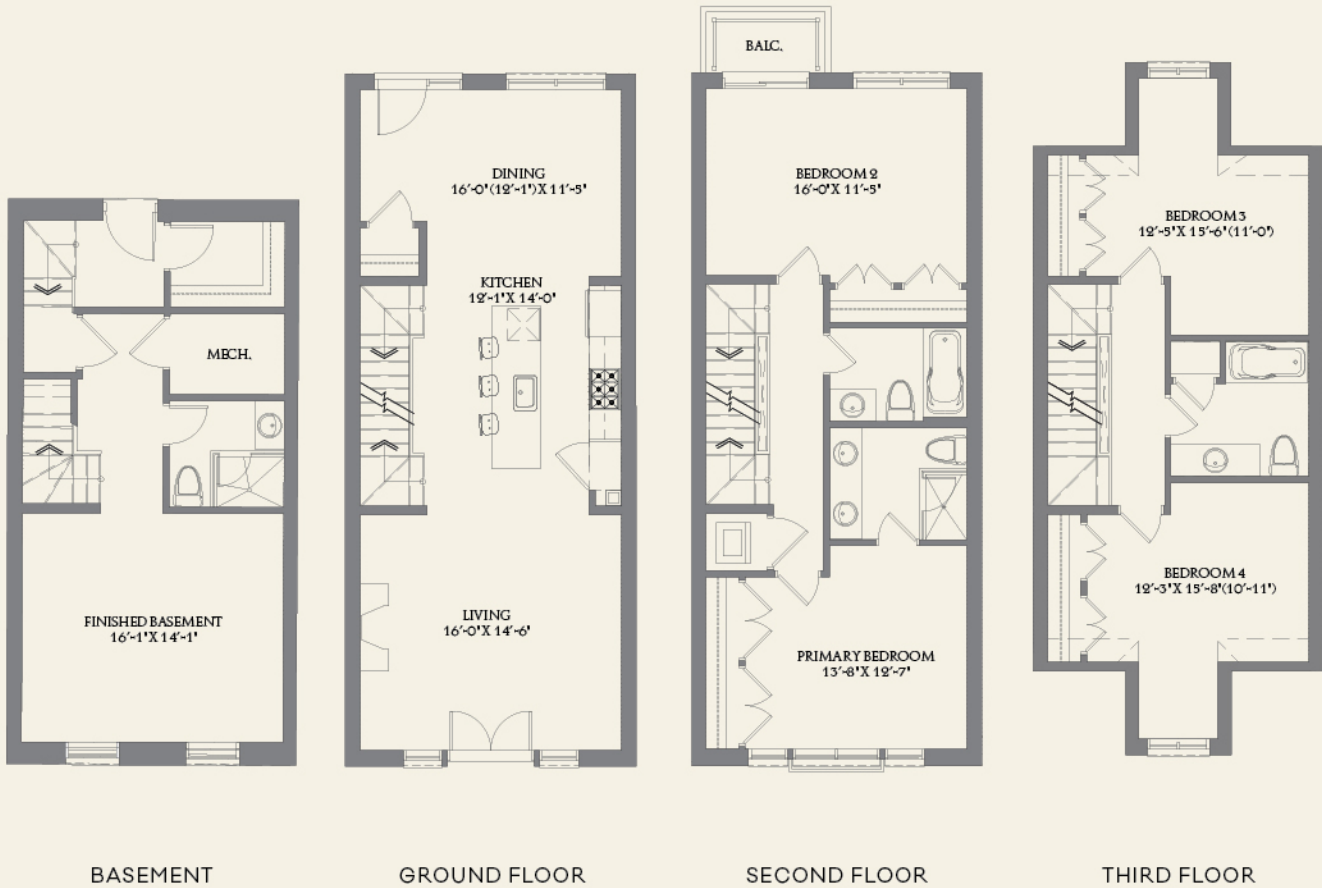
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 3

TOWNHOME | 4 BEDROOMS | 2,649 SQUARE FEET | 2 CAR PARKING



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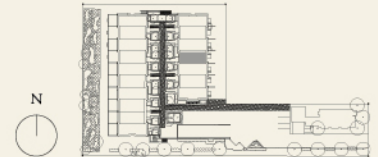
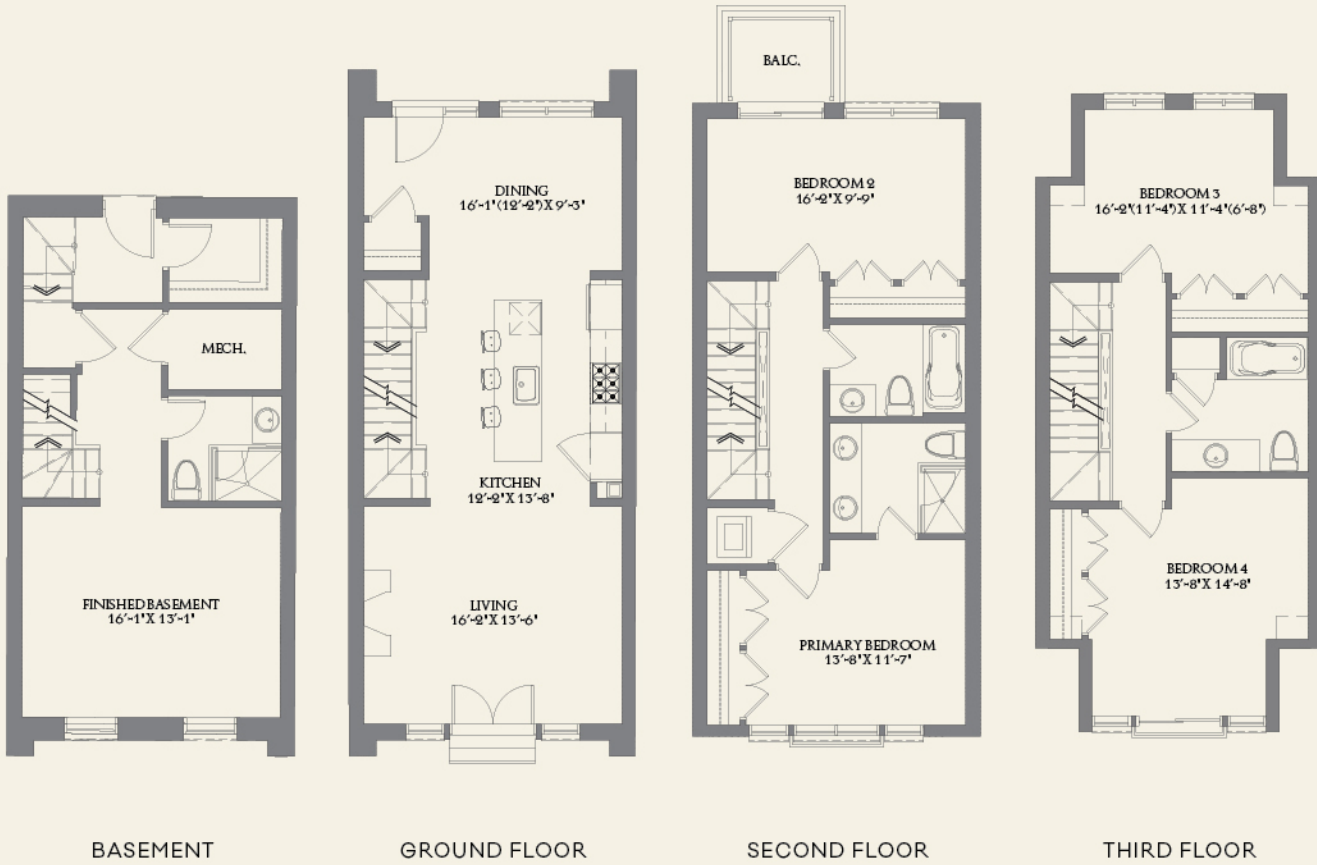
QUEENSCORP®

# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 4

TOWNHOME | 4 BEDROOMS | 2,562 SQUARE FEET | 2 CAR PARKING



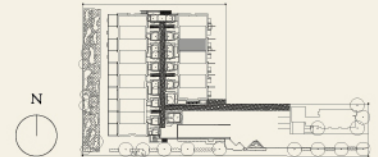
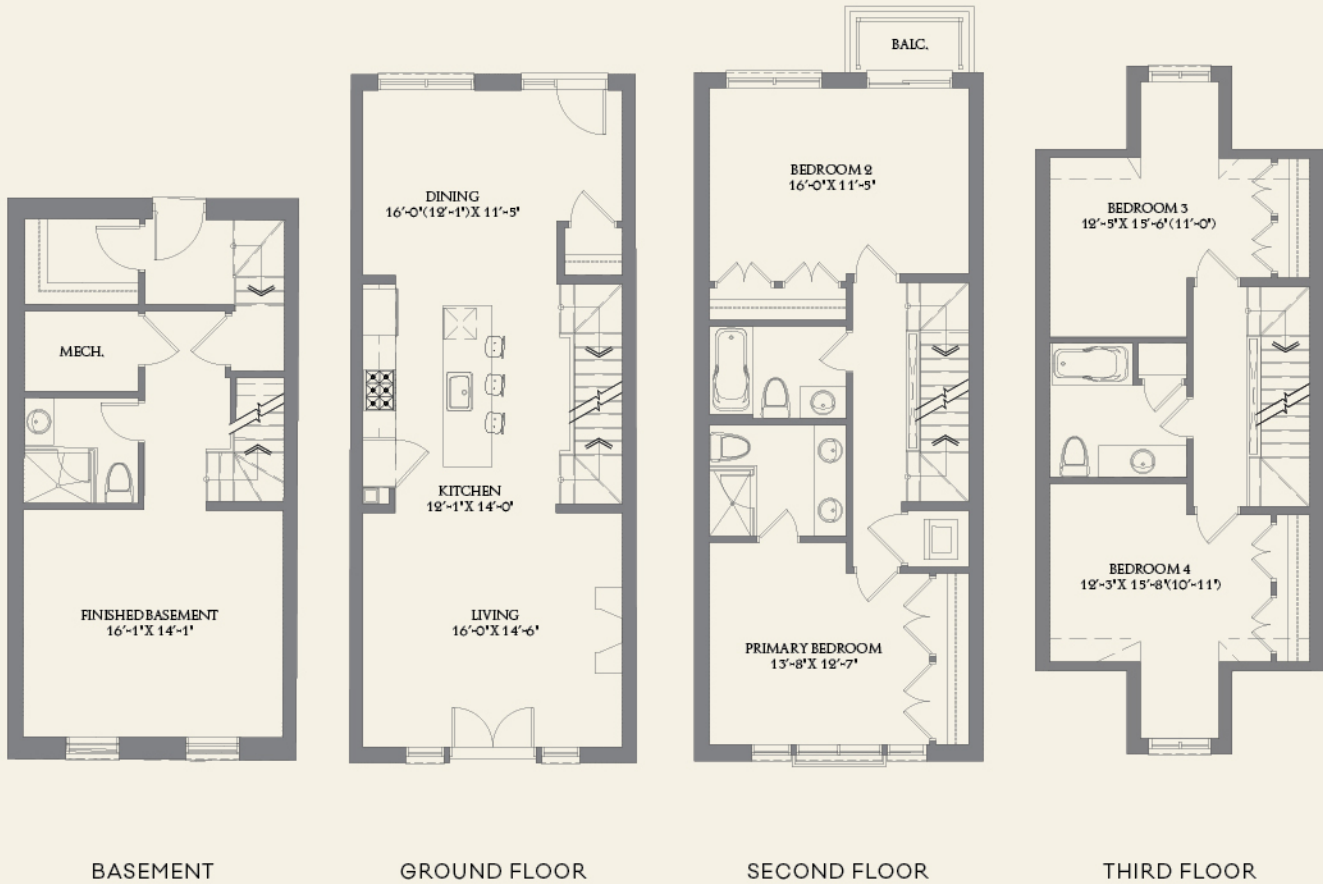
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 5

TOWNHOME | 4 BEDROOMS | 2,649 SQUARE FEET | 2 CAR PARKING



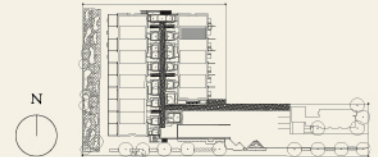
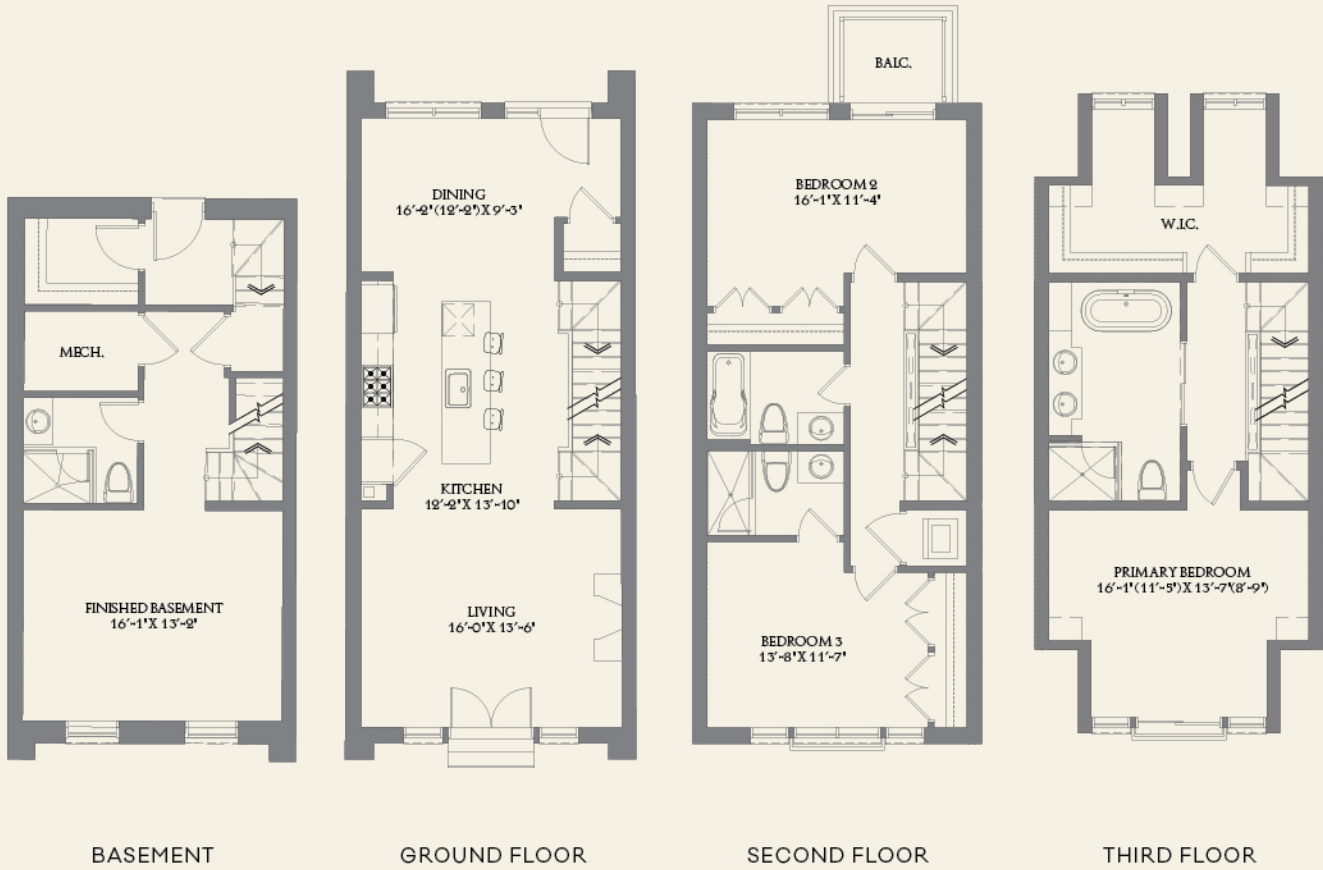
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 6

TOWNHOME | 3 BEDROOMS | 2,550 SQUARE FEET | 2 CAR PARKING



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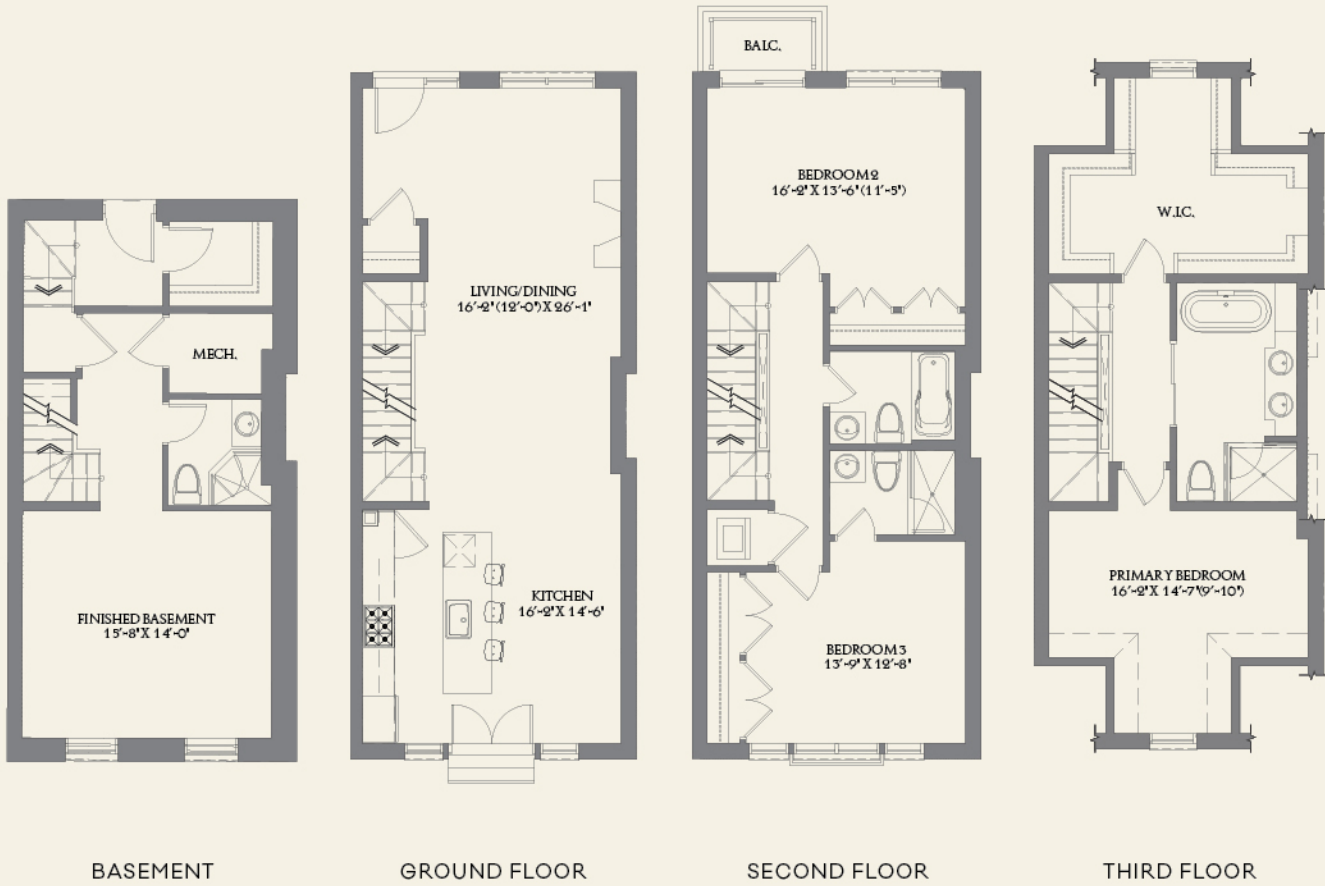


# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 7

TOWNHOME | 3 BEDROOMS | 2,719 SQUARE FEET | 2 CAR PARKING



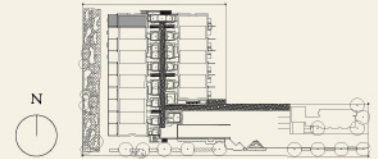
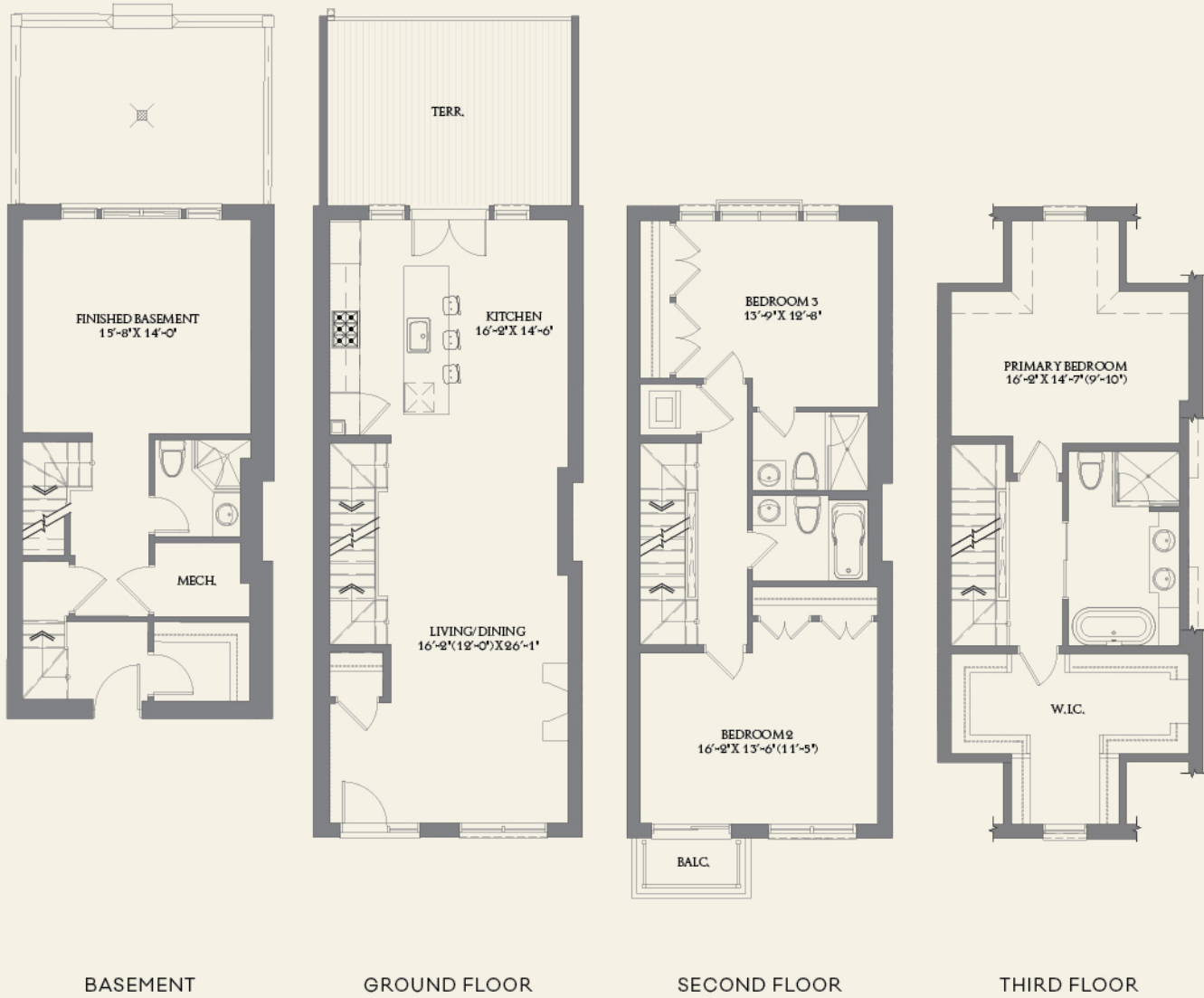
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# THE LAKE HOUSE<sup>®</sup>

WEST MINEOLA

## TOWNHOME UNIT 8

TOWNHOME | 3 BEDROOMS | 2,719 SQUARE FEET | 2 CAR PARKING



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# THE LAKE HOUSE®

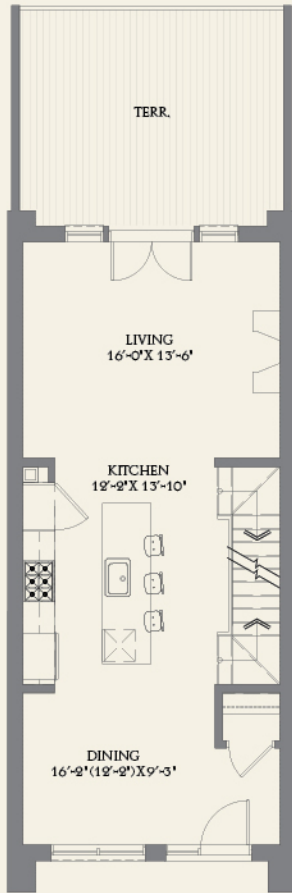
WEST MINEOLA

## TOWNHOME UNIT 9

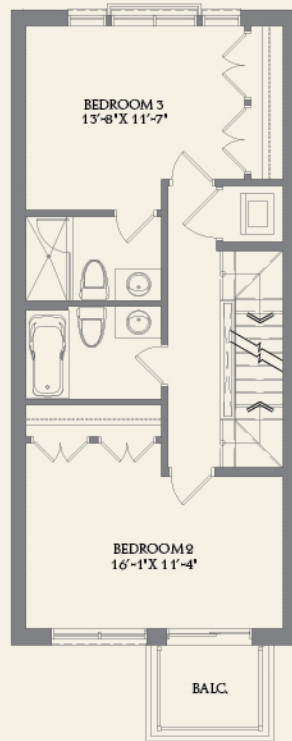
TOWNHOME | 3 BEDROOMS | 2,551 SQUARE FEET | 2 CAR PARKING



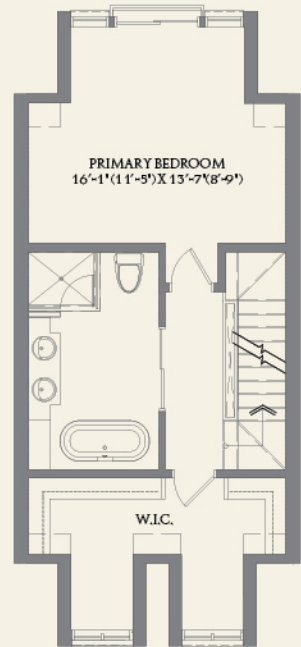
BASEMENT



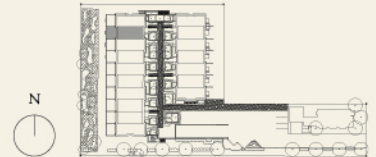
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



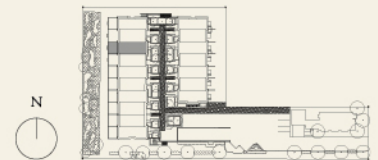
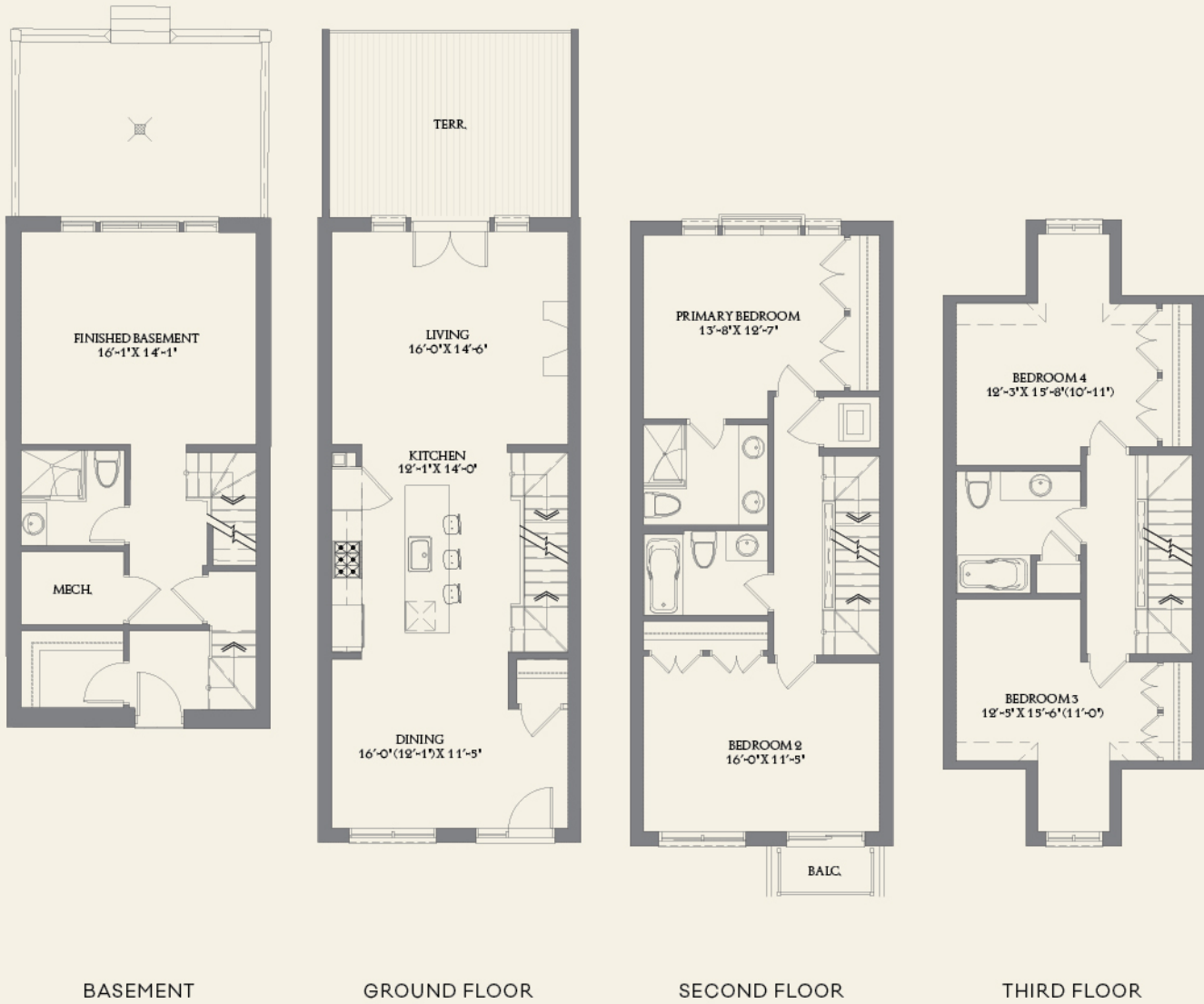
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 10

TOWNHOME | 4 BEDROOMS | 2,650 SQUARE FEET | 2 CAR PARKING



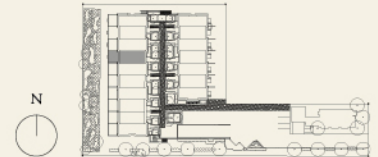
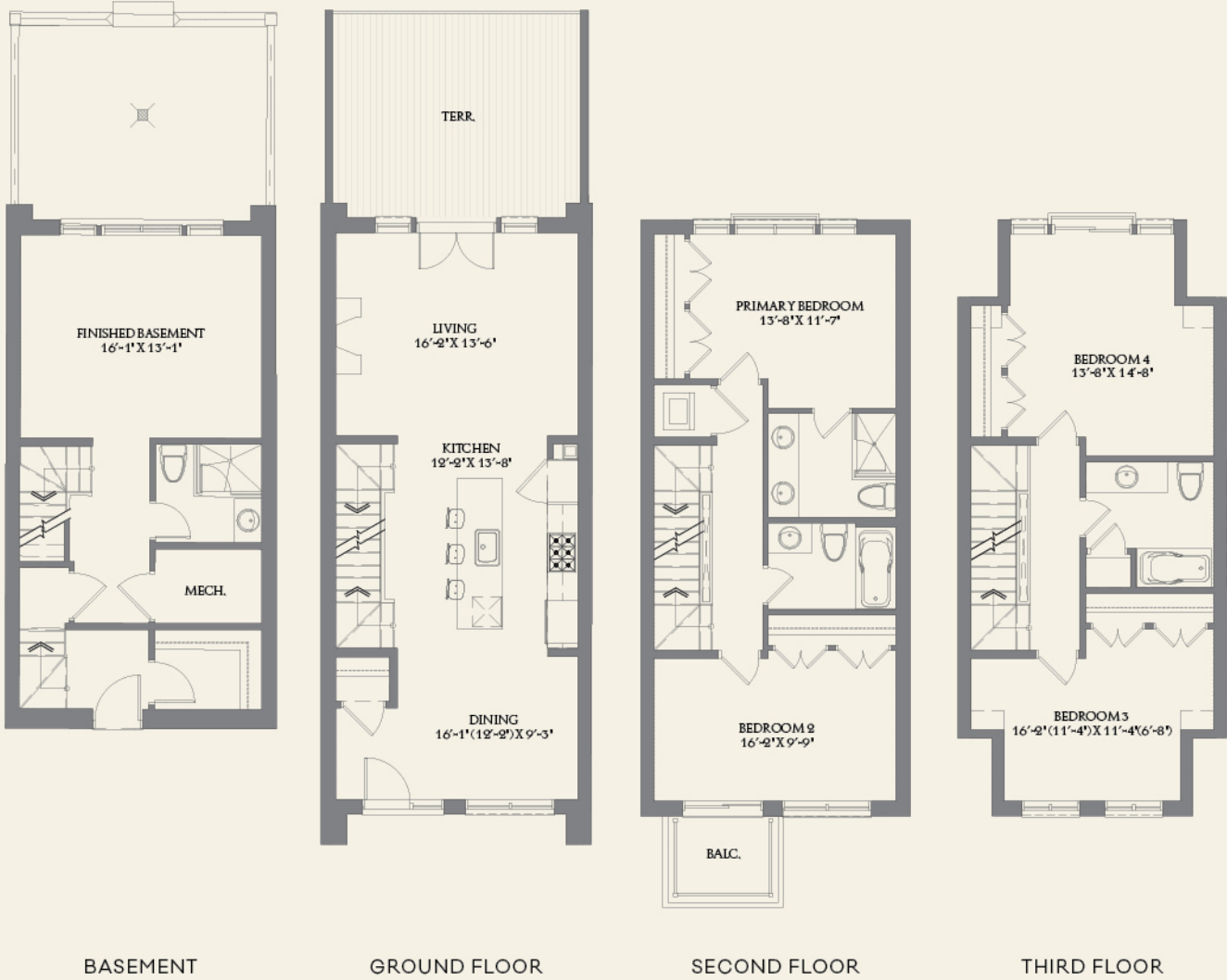
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 11

TOWNHOME | 4 BEDROOMS | 2,563 SQUARE FEET | 2 CAR PARKING



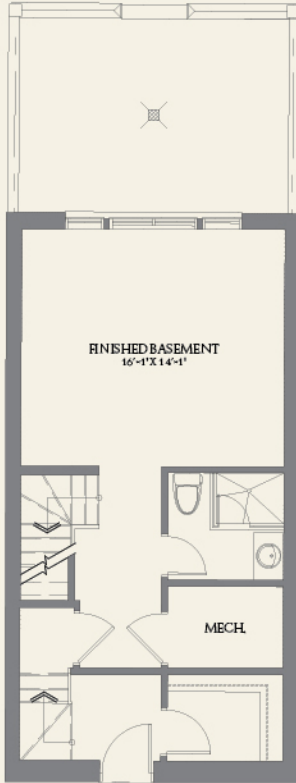
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# THE LAKE HOUSE®

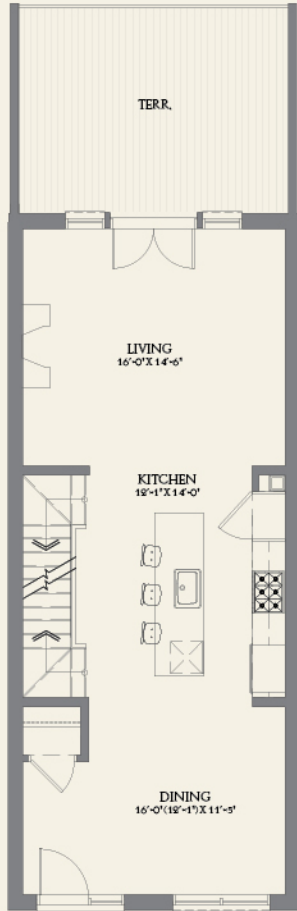
WEST MINEOLA

## TOWNHOME UNIT 12

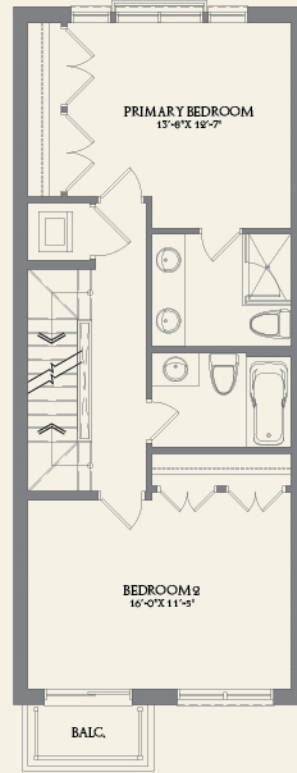
TOWNHOME | 4 BEDROOMS | 2,650 SQUARE FEET | 2 CAR PARKING



BASEMENT



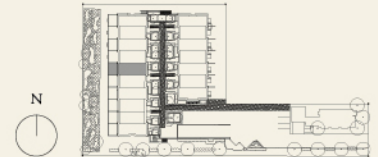
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



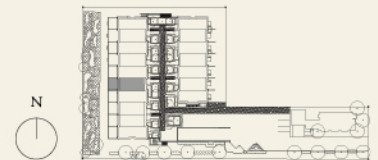
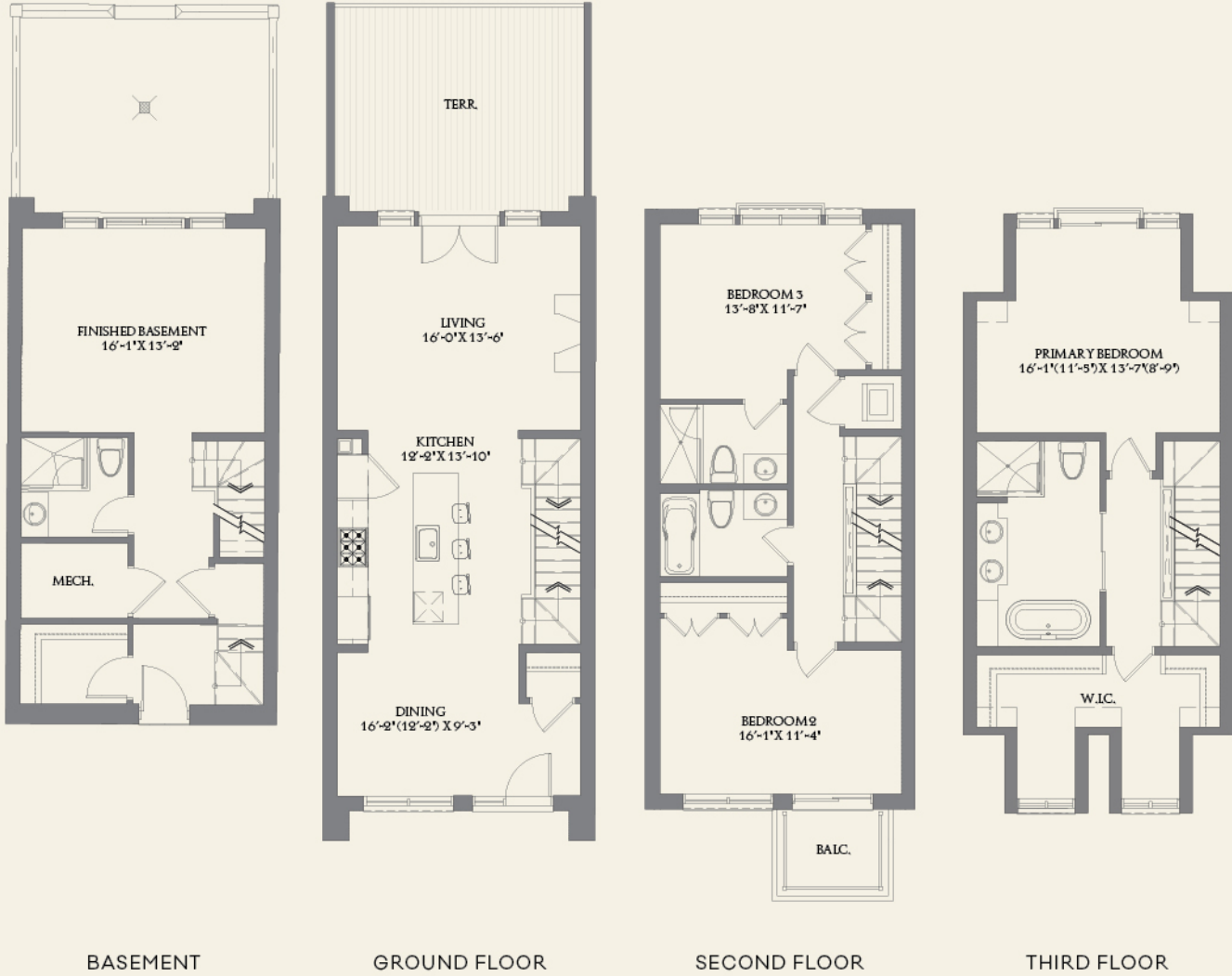
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 13

TOWNHOME | 3 BEDROOMS | 2,551 SQUARE FEET | 2 CAR PARKING



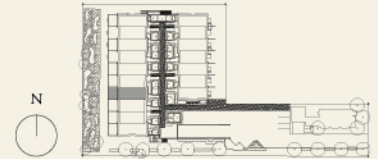
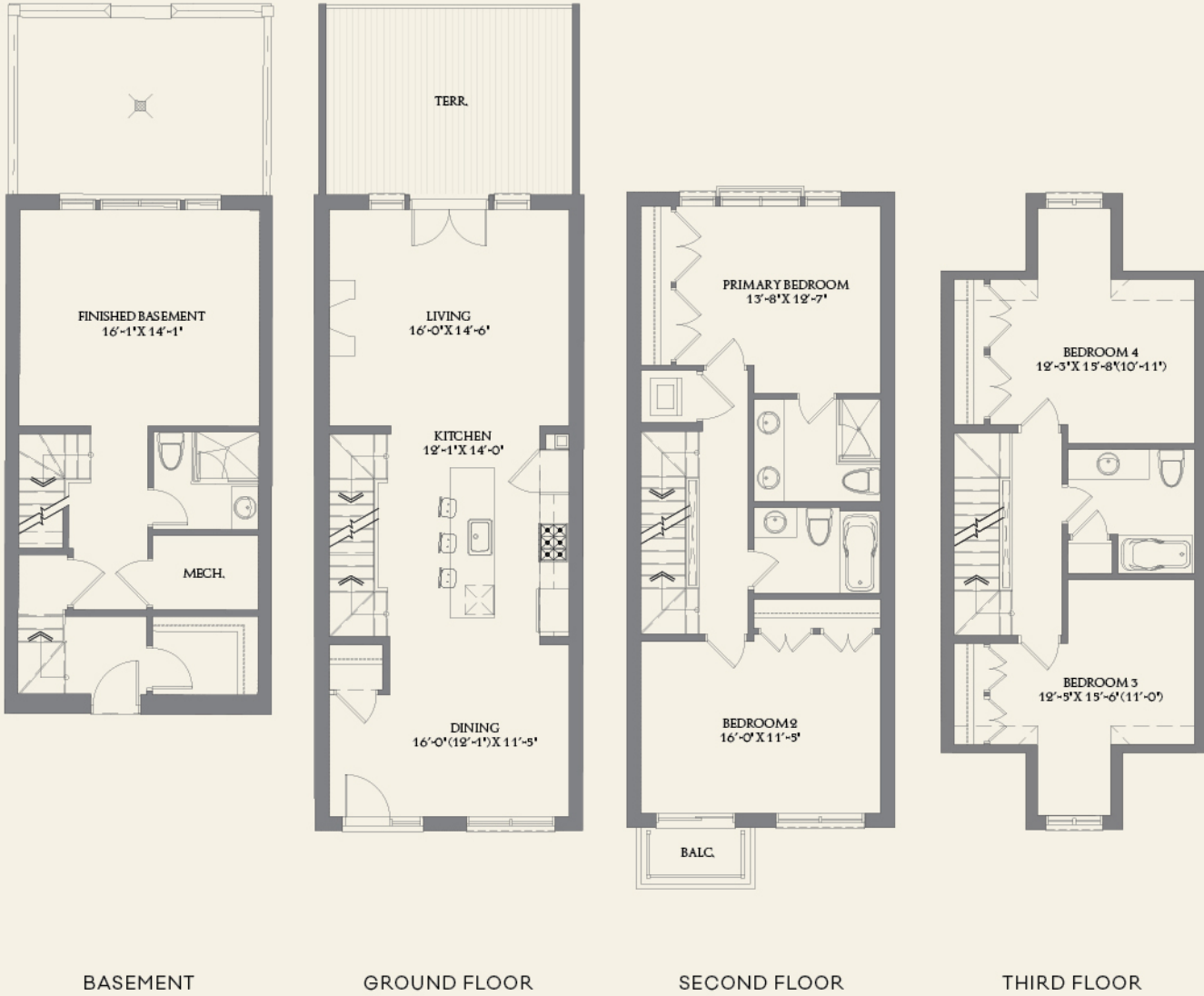
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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 14

TOWNHOME | 4 BEDROOMS | 2,650 SQUARE FEET | 2 CAR PARKING



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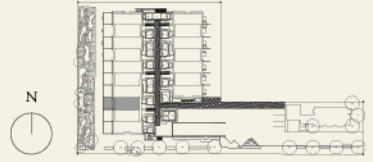
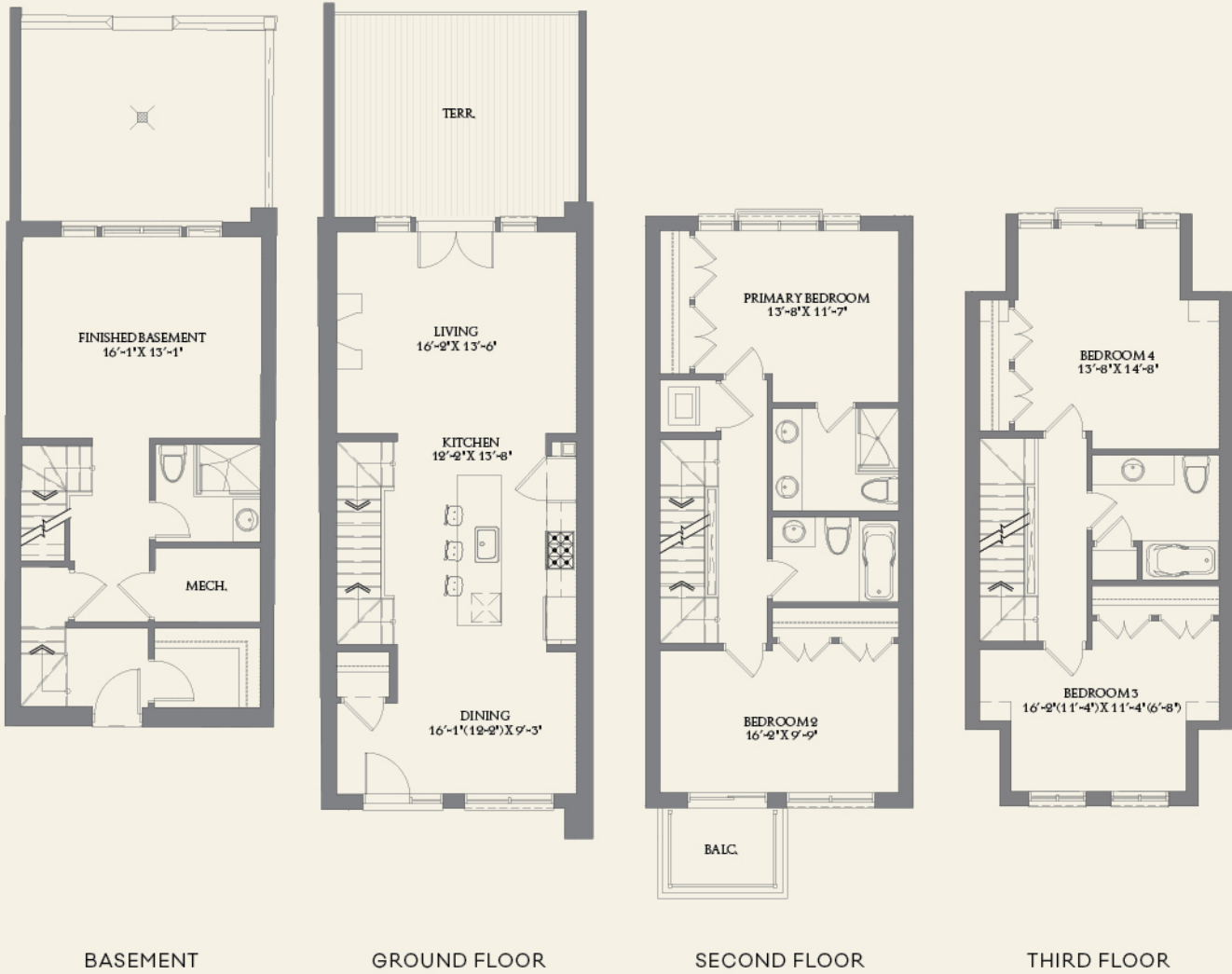


# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 15

TOWNHOME | 4 BEDROOMS | 2,555 SQUARE FEET | 2 CAR PARKING



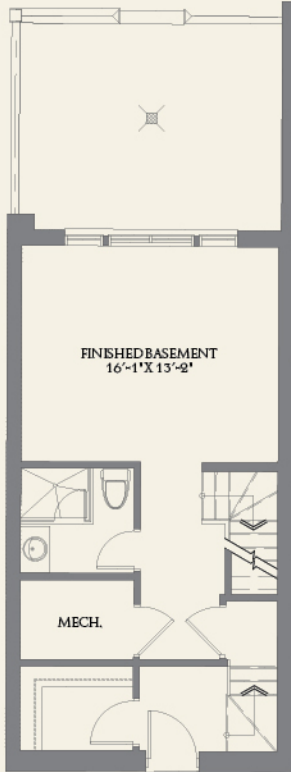
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# THE LAKE HOUSE®

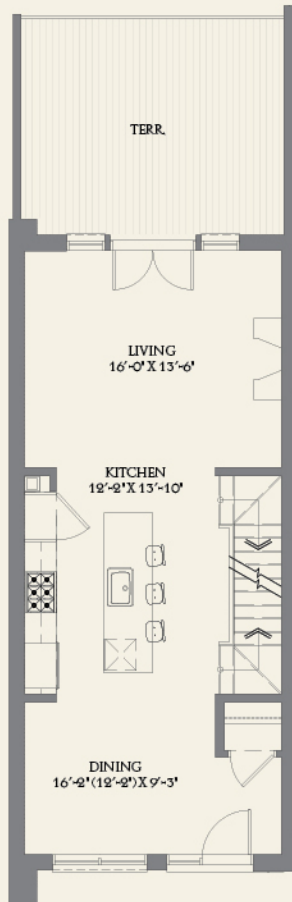
WEST MINEOLA

## TOWNHOME UNIT 16

TOWNHOME | 3 BEDROOMS | 2,542 SQUARE FEET | 2 CAR PARKING



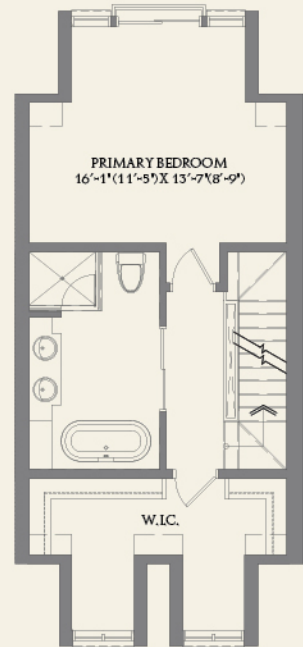
BASEMENT



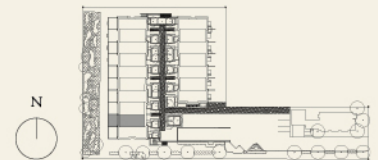
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



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# THE LAKE HOUSE®

WEST MINEOLA

## TOWNHOME UNIT 17

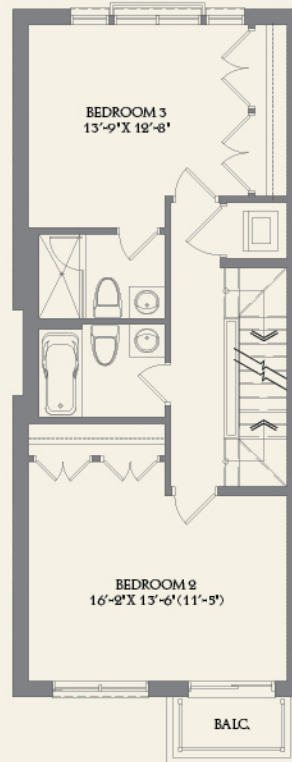
TOWNHOME | 3 BEDROOMS | 2,719 SQUARE FEET | 2 CAR PARKING



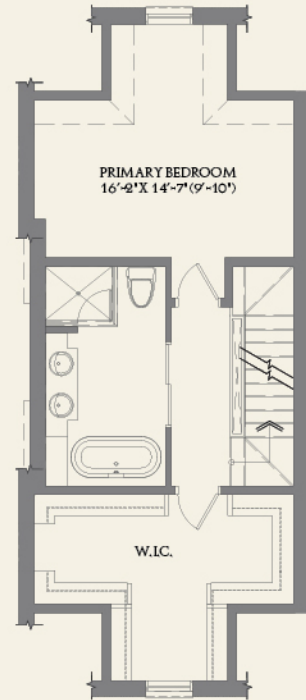
BASEMENT



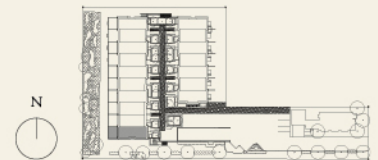
GROUND FLOOR



SECOND FLOOR



THIRD FLOOR



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# FEATURES & FINISHES

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## DISTINCTIVE EXTERIORS

The Lake House's stunning exterior architecture captures the subtle elegance and refinement of West Mineola. Hand-tumbled stone, artisan white brick, expansive windows, and beautiful metal awnings adorn the exterior, while spacious balconies and terraces offer a breathtaking view of the surrounding woodland setting.\*

## A FEELING OF SPACIOUSNESS

Open concept designs are complemented by 9'-6" smooth ceilings on the main level and 9' smooth ceilings on the 2<sup>nd</sup>, 3<sup>rd</sup>, and basement levels (exclusive of bulkheads, dropped ceilings in bathrooms, pitched roofs, etc.).

## STUNNING KITCHEN

The elegant and modern kitchen is crafted with premium quality, custom designed cabinetry\*\* including spacious island, extended height upper cabinets, and under-cabinet lighting. Countertops are finished in beautiful polished granite or engineered quartz\*\*, and the mirror backsplash allows for an enhanced sense of spaciousness and glamour.

## LUXURIOUS BATHROOMS

Bathrooms boast custom crafted cabinetry\*\* including oversized vanity mirror, engineered quartz countertop\*\*, white undermount vanity basin, and polished chrome fixtures. A frameless glass shower enclosure\*, or deep soaker bathtub equipped with chrome shower curtain rod offer spa-like features.

## PREMIUM WOOD FINISHES

Adding touches of natural beauty, premium wide plank engineered hardwood flooring graces the main, 2<sup>nd</sup>, and 3<sup>rd</sup> levels.\*\* Premium oak veneer wood staircases are finished with stained oak handrails and metal pickets throughout.

## PLUSH CARPETING

Upgraded broadloom carpeting, including plush under-pad, in the basement for added comfort.\*\*

## LEADING-EDGE APPLIANCES

Appliances are the latest, energy-efficient models, including high efficiency, stacked front-loading washer and dryer, and high efficiency, built-in fridge and dishwasher, paneled to match cabinetry selection.\*\* The slide-in stove and under the counter drawer-style built-in microwave come in a stainless steel finish.

## TECHNOLOGY & ELECTRICAL

Efficient 100 AMP electrical service with breaker panel and copper wiring installed throughout. The living room and all bedrooms have pre-wired RG-6 coaxial cable outlet(s).\*\*\* For greater peace of mind, rough-in security system wiring for contact installed on ground level exterior doors and windows.\*

## ENERGY-SAVING FEATURES

Gain control of your energy use by having an individual hydro meter and gas meter for enhanced utility consumption control. An individually controlled, on-demand year round, forced air heating and air conditioning system enhances your environment. Adding to the energy savings is a high efficiency water heating appliance vented to the exterior for dual domestic hot water and home heating (rental).

\* \* \* - denotes availability determined by elevation/model type design.

\*\* \* - denotes finishes to be selected from the Vendor's standard samples.

\*\*\* \* - denotes feature to be provided by the service provider.

All renderings, floor plans, and site plans in brochures or sales office displays are artist's conceptions and are not necessarily to scale and the dimensions are approximate and may vary.