



**BROADVIEW HOMES**

Broadview Homes has been building new family homes in the Winnipeg market for over 30 years. Choosing a Broadview Home is a great fit for homebuyers who are looking for affordability without any sacrifice of quality. We are committed to providing a great experience for our customers throughout the selection and building process continuing

after moving into the home. Our experts are here to answer your questions and make your new home process as quick and easy as possible at every stage. Our homes are available in many family friendly communities throughout Winnipeg for you to choose from. Start your next move now with Broadview Homes!

# THE COTTONWOOD



Elevation B: Concept Only

Photos shown are of the DG 18 model with upgraded features.

As part of the new home building process, Broadview Homes offers every home buyer a three-hour personal consultation with a Certified Interior Decorator in the 4,000 square foot design centre, designQ.

design **Q**



Plans and prices are subject to change without notice. Exterior renderings are for marketing purposes and may vary from actual standards included. The builder reserves the right to change material or specifications without notice, but guarantees that change will be of equal or greater value. Room dimensions are approximate. Windows in cantilevers and size of cantilevers are subject to side yard restrictions. Garage dimensions are exterior. Illustrations are artist concepts and may vary. (08/23)

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**HOME FEATURES**

Bedroom: 3 or 4 Total: 1,864 Sq. Ft.  
Bath: 2.5

Elevation B C D - Concept Only  
DG 18 - 2023

# THE COTTONWOOD

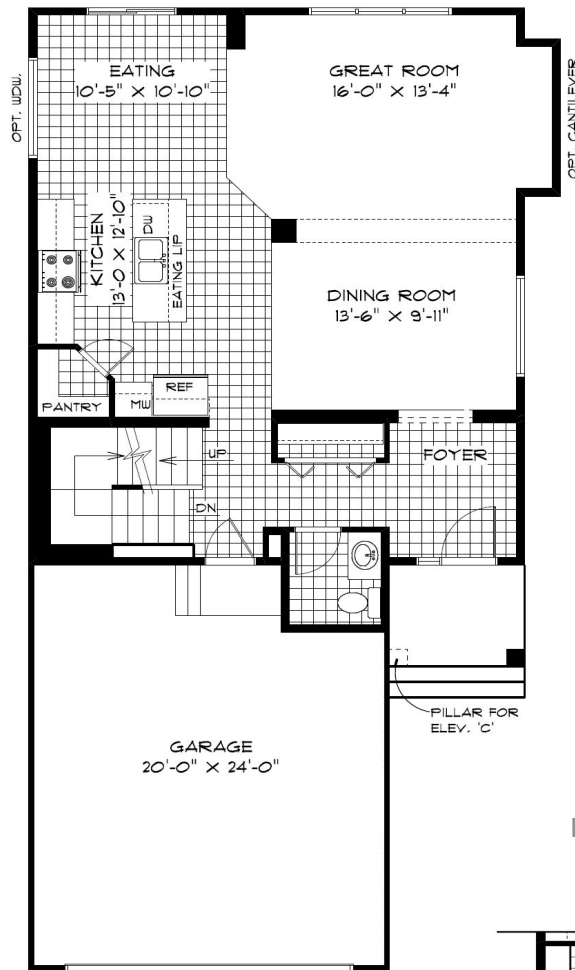
## HOME FEATURES

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Bath: 2.5

Total: 1,864 Sq. Ft.

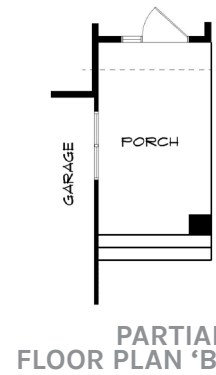
Elevation B C D – Concept Only  
DG 18 - 23

- Front Attached Garage & Covered Entrance
- Eating Area & Separate Dining Room
- Main Floor Powder Room
- Optional Private Side Entrance to Home
- Spacious Corner Kitchen with Walk-in Pantry & Island with Eating Lip
- Optional Cantilever available in Great Room
- Private Ensuite and WIC in Primary Bedroom
- Versatile Second Floor Loft or Optional 4th Bedroom
- Lower Level Optional to Develop Adding an Additional Bedroom, 3rd Bath, and Rec. Room

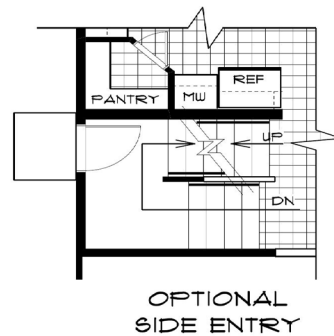


**MAIN FLOOR PLAN**

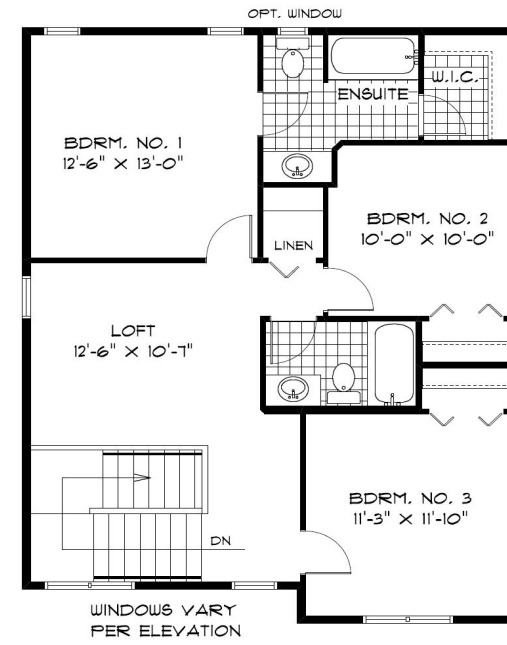
932 Sq. Ft.



**PARTIAL FLOOR PLAN 'B'**

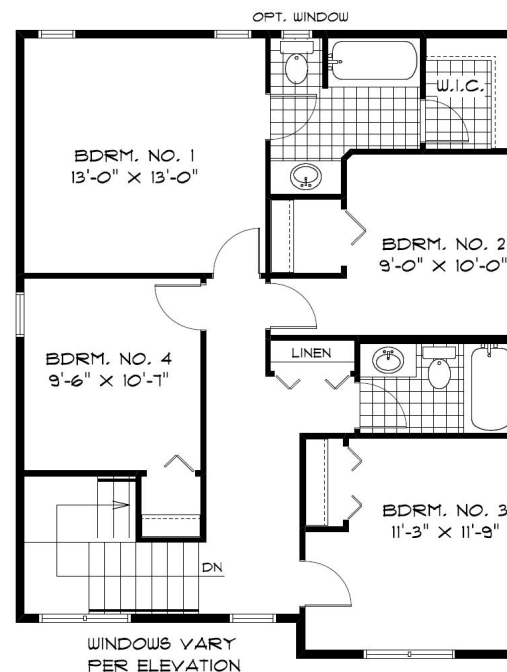


**OPTIONAL SIDE ENTRY**



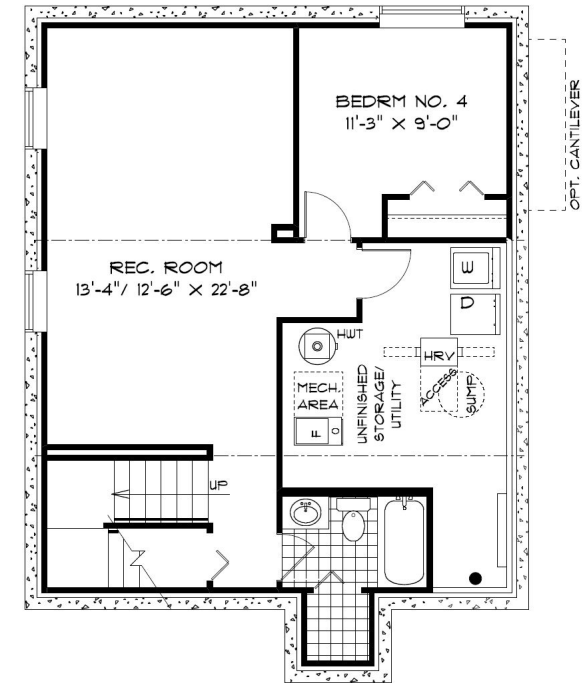
**SECOND FLOOR PLAN WITH LOFT**

932 Sq. Ft.



**SECOND FLOOR PLAN WITH OPTIONAL BEDROOM**

932 Sq. Ft.



**OPTIONAL LOWER LEVEL FLOOR PLAN**

Finished Area: 554 Sq. Ft.



### ELEVATIONS:

Elevations Shown are Concept Only and May Vary from Standard.

Shown with Optional Exterior Lighting & Features

PURCHASER INITIALS: \_\_\_\_\_