

HOMES

Exclusive Estate Communities

A Special Feature Series Showcasing Outstanding Luxury New Home Neighbourhoods In The GTA



GERANIUM HOMES

AN EXCLUSIVE ENCLAVE
OF JUST 14 MANOR HOMES

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GERANIUM HOMES

A new one-of-a-kind estate community at Bloomington Woods

Demand continues for Geranium Homes' superbly designed and well-crafted manor homes at the company's third estate neighbourhood in five years, Bloomington Woods in Stouffville. This latest enclave offers a one-of-a-kind woodland setting minutes from the modern amenities of Stouffville and Aurora. Just 14 estate lots, each measuring approximately three-quarters of an acre, are available.

An exquisite portfolio of 11 two-storey, bungalow and bungalow-loft homes have the living spaces desired by today's discerning homebuyers. These include a ground floor library, open concept great room adjacent to a spacious kitchen with breakfast and/or morning room, plus a formal living and

dining room. A convenient mudroom entry from the three-car garage is a popular feature.

Geranium's signature design element is the inclusion of a covered loggia at the back of the home creating a perfect indoor/outdoor living space with unlimited opportunities for entertaining and relaxing.

Second floors have ensuite bathrooms for all bedrooms, a convenient laundry room, a media loft (as per plan) and a master suite designed with luxury in mind.

Exterior elevations will conform to architectural guidelines creating a varied and attractive streetscape. Colour coordinated materials of genuine clay brick, precast stone, Hardie Board siding and trim, decorative mouldings and accent features such as turrets,

cupolas and covered-porch entries will add to the timeless appeal of Bloomington Woods.

Two-storey homes range in size from 3,165 to 6,006 square feet, while bungalows and bungalow-lofts range from 2,990 to 4,048 square feet.

Bungalow designs have soaring ceilings with open-to-above great rooms. Main and second floors have premium nine-foot ceilings. Other luxury details (all as per plan) are oak stairs; stained oak flooring on main floor; granite tile flooring in front entry foyer; natural gas fireplace with plaster mantle surround; and upgraded kitchens with extended height uppers, granite countertops, valance lighting, pantry and a wonderful servery to the dining room. Elegant details are shown in coffered, tray and waffle ceilings, and trim.

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Geranium Homes is known for superior construction materials and methods. Homes at Bloomington Woods will be built to Geranium Green Plus standards, well above those required by the building code. Closing dates are scheduled for summer 2016.

Home prices start from \$1.3 million. To enjoy the rarefied lifestyle of Bloomington Woods, register today.

Geranium Homes is the recipient of

2014 Places to Grow Community of the Year award, and the 2012 Home Builder of the Year and Canadian Home Builder Associations' Grand Sam Award winner. The Housing Division of Geranium Corporation, one of Ontario's few fully integrated land development and building companies, Geranium has been developing and building family communities across Southern Ontario for more than 38 years.

GERANIUM HOMES Bloomington Woods

Site is located north of Bloomington Road, on the west side of Ninth Line. The Sales Centre is on the west side of Highway 48, north of Bloomington Road in Ballantrae and is open Monday to Wednesday from 1 to 6 p.m., Saturday, Sunday and holidays from noon to 5 p.m.; closed Thursday and Friday; or by appointment.

905.642.1900
GeraniumHomes.com