

# A NATURAL CHOICE



**SPRINGWATER**  
MARKHAM

**SINGLE CAR GARAGE DETACHED HOMES**

# DOING WHAT COMES NATURALLY

In 1978, our founder had an innovative vision of building thoughtfully designed homes – homes that would reflect what modern families truly want and need.

Since then, we've built over 100,000 homes in hundreds of communities across the continent, becoming North America's largest privately owned homebuilder and earning countless awards and accolades along the way.

Now, we're pushing ourselves even further by bringing our innovative vision and trusted reputation back to Markham.

And with its impressive status as Canada's high-tech capital and a champion of sustainability, we believe that this is a perfect fit for a new landmark community.

A community that fuses beauty and innovation, ambition and grace.

A community called Springwater.





# AN INSPIRING NEIGHBOURHOOD

Settling down in Springwater means never having to settle for less. As one of the most culturally diverse cities in Canada, Markham also offers an incredibly diverse range of activities and amenities for you to enjoy.

A wealth of green space surrounds this prized location at Elgin Mills Rd. E. and Woodbine Ave., connecting you with nature more than ever before. Enjoy nearby community parks and trails or discover plenty of recreational programs offered by the Richmond Green Sports Centre and Park.

Your day-to-day routine is made easy with quick access to Highways 404 and 407, as well as the Richmond Hill GO Station. Local schools, shopping, dining and grocery stores are all at your doorstep in this vibrant community – a community that blends modern convenience with the inviting local spirit that continues to make this fast-growing city feel like home.



# A FORCE OF NATURE

Our elegant Springwater community reflects the growth mindset that Markham and its residents have embodied. As a leader in energy conservation, the city is pursuing the ambitious goal of producing Net Zero emissions by 2050. And we want to be a part of achieving this goal. That's why we're proud to announce through our partnership with Fernsby, our Springwater homes will achieve Net Zero Ready performance standards.

Fernsby believes in making sustainable options affordable and available to

everyone. Using sustainable and renewable technologies, we're working together to drastically reduce emissions while developing communities where it's easy for homeowners to make eco-friendly choices.

Be at the cutting edge of technology in this stunning community, which integrates inspiration and efficiency with luxury and prestige. A community dedicated to designing a sustainable future for your family.



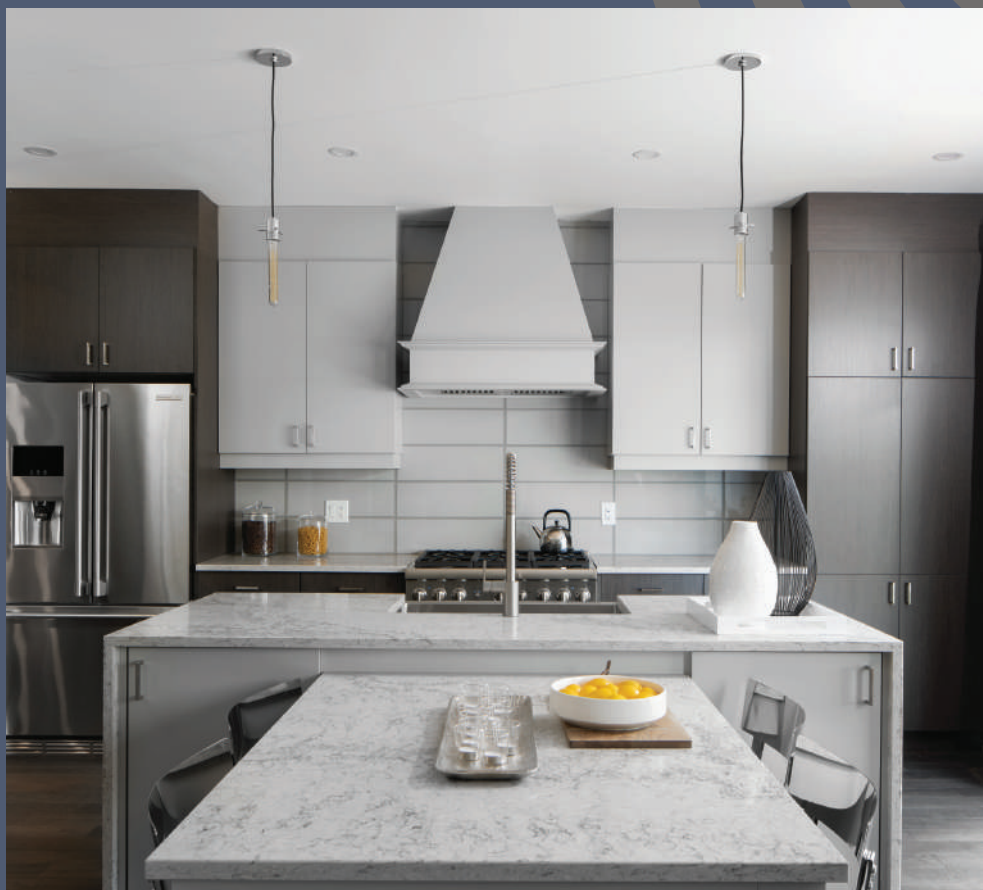
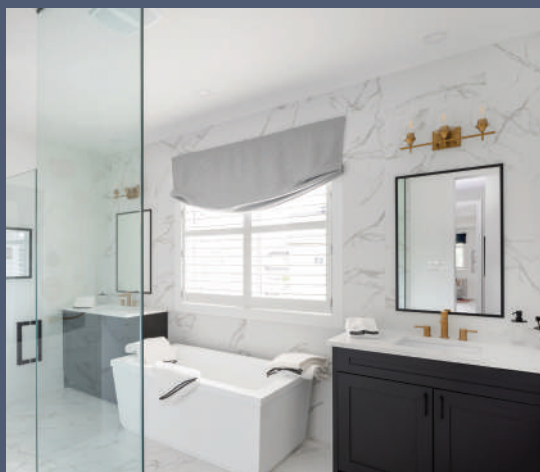


# POWERED BY YOU

Part of what makes a Mattamy home so sought-after is our commitment to the thoughtful design that maximizes the functionality and feel of your space. Our Architect's Choice Options let you select from a wide variety of structural changes that best fit your lifestyle. Choose from architectural features such as a chef's kitchen for hosting family get-togethers or a bath oasis to settle your mind after a long day.

Your personal Design Consultant will help guide you through the countless interior home selections available in our Design Studio.

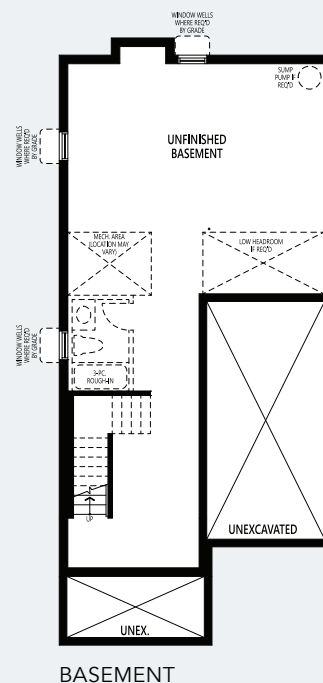
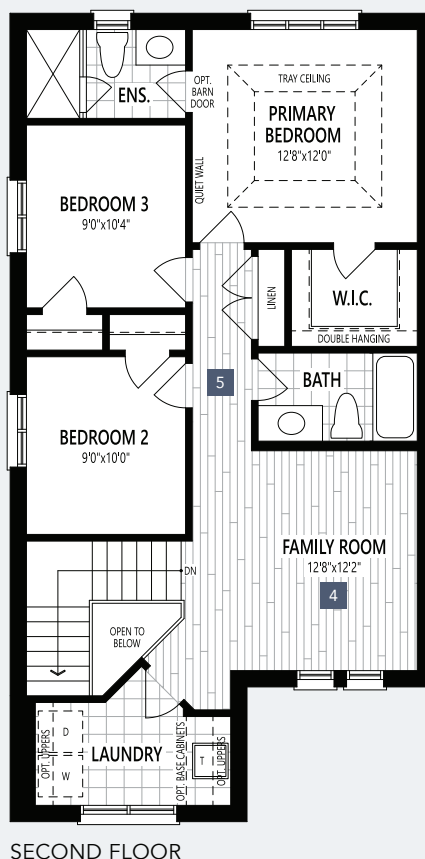
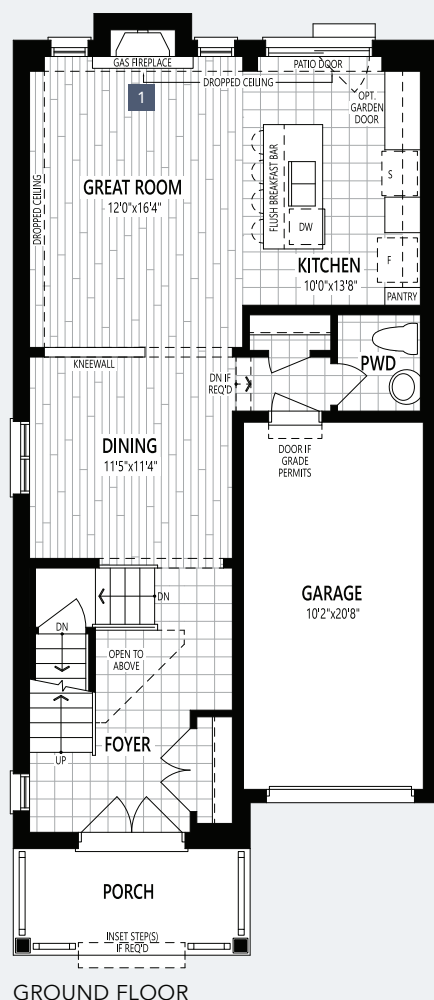
Feature your personal style and make your new house feel like home before you settle in. A home that complements your family's unique needs and offers room to grow. A home in Springwater.



SINGLE CAR GARAGE DETACHED HOME

# THE NAVY

1,830 SQ. FT.  
(INCL. 16 SQ. FT. OPEN TO ABOVE)

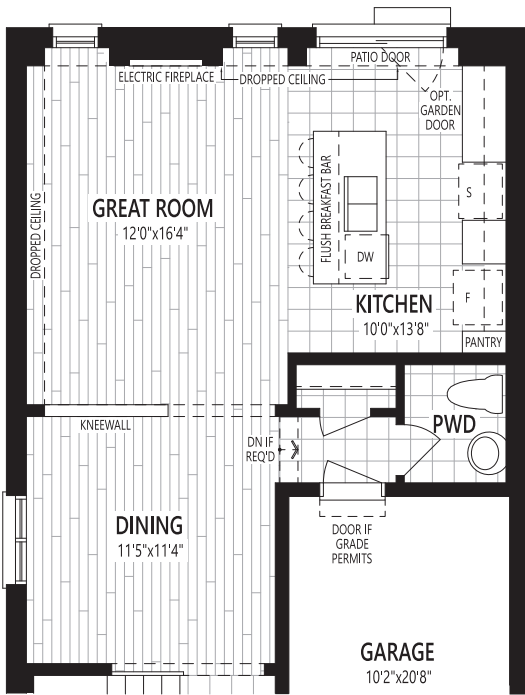


Home Office Package Available in Select Bedrooms & Dens.  
Please speak to your Design Consultant for more information.

# ARCHITECT'S CHOICE OPTIONS

## GROUND FLOOR OPTION

### 1 ELECTRIC FIREPLACE

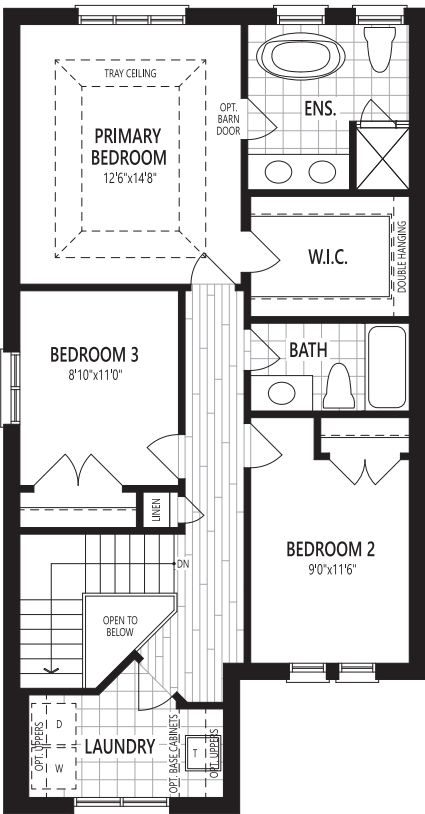


## SECOND FLOOR OPTIONS

### 4 BEDROOM 4 IN LIEU OF FAMILY ROOM



### 5 ALTERNATE SECOND FLOOR W/BATH OASIS



G30H All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to the 'Traditional' elevation of this model type. Note that plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. October 2023. Copyright 2023 – Mattamy Homes Limited.

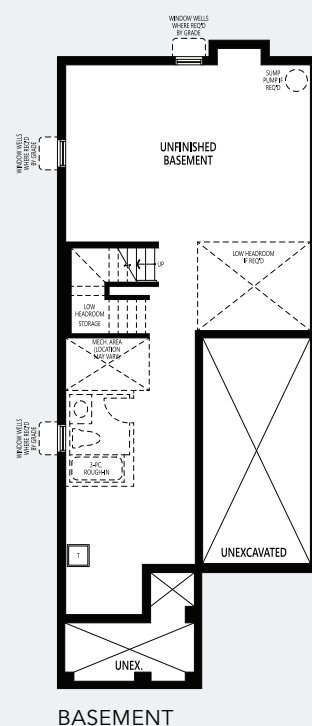
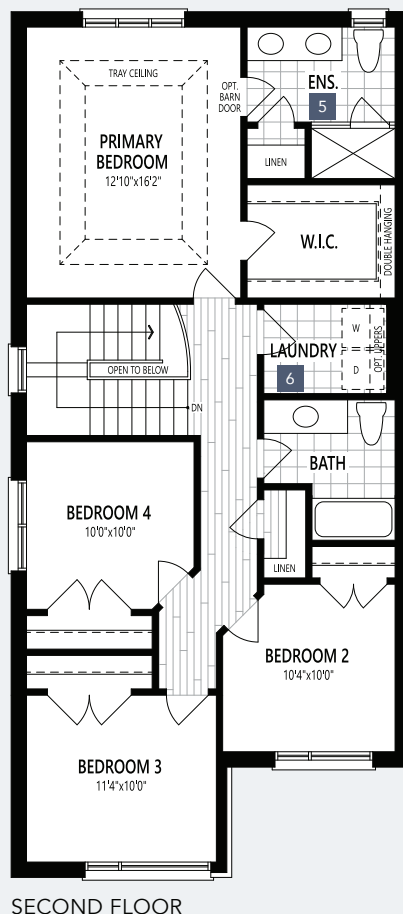
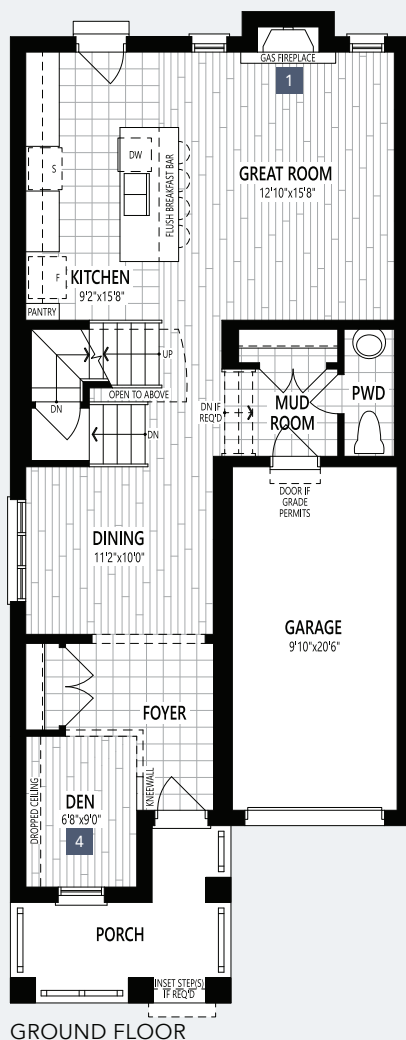


SINGLE CAR GARAGE DETACHED HOME

# THE OCEAN

2,096 SQ. FT.

(INCL. 16 SQ. FT. OPEN TO ABOVE)



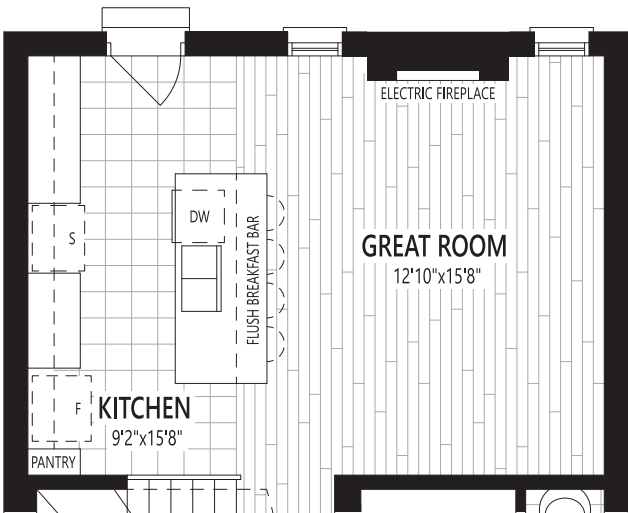
Home Office Package Available in Select Bedrooms & Dens.  
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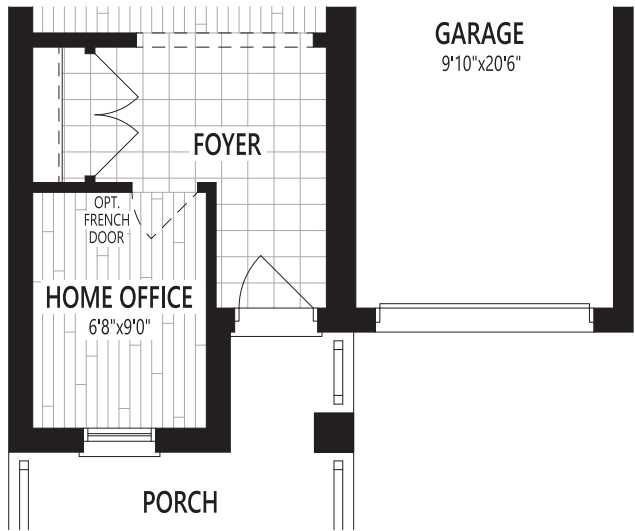
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## GROUND FLOOR OPTIONS

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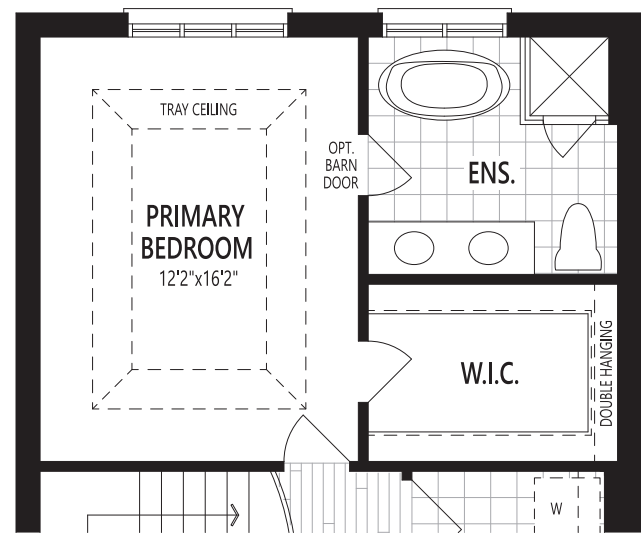


### 4 ENCLOSED HOME OFFICE

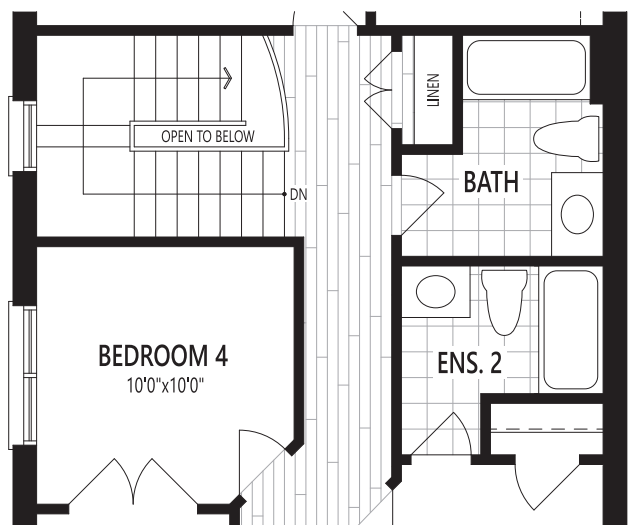


## SECOND FLOOR OPTIONS

### 5 BATH OASIS



### 6 THIRD BATH (LAUNDRY RELOCATED TO BASEMENT)

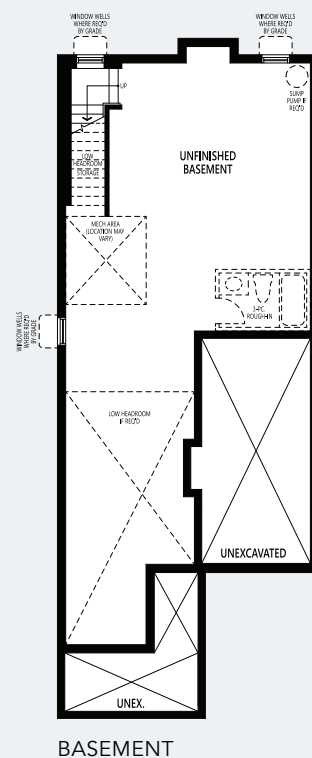
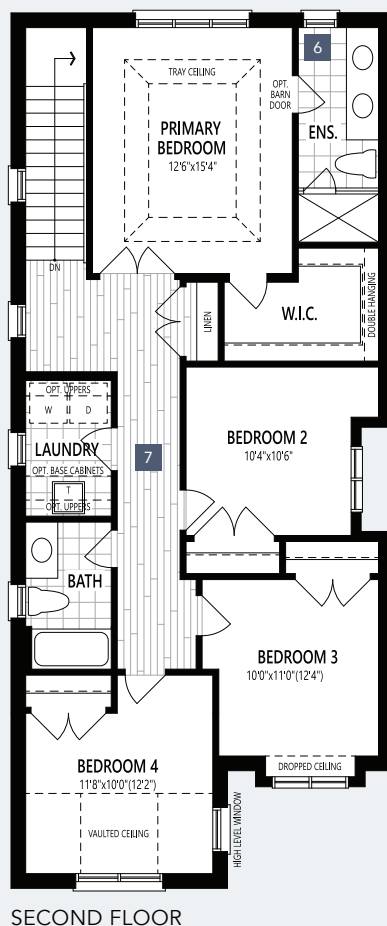
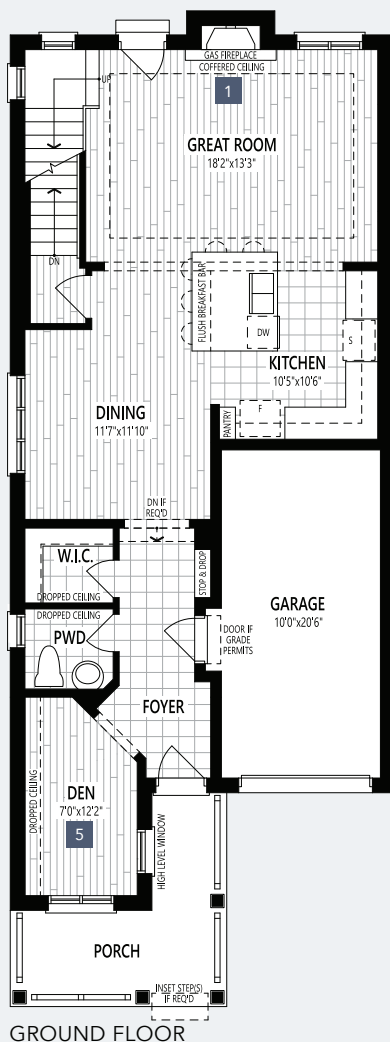


**G301** All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to the 'Modern' elevation of this model type. Note that plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. October 2023. Copyright 2023 – Mattamy Homes Limited.

SINGLE CAR GARAGE DETACHED HOME

# THE SKY

2,170 SQ. FT.

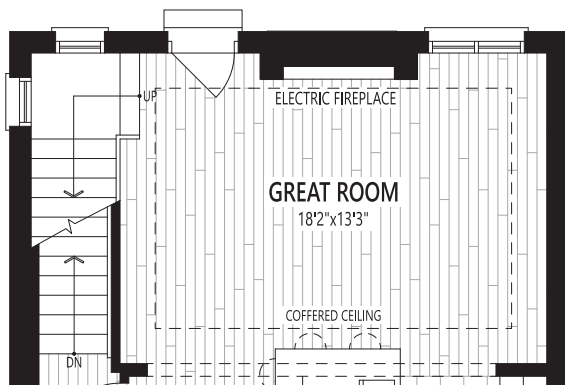


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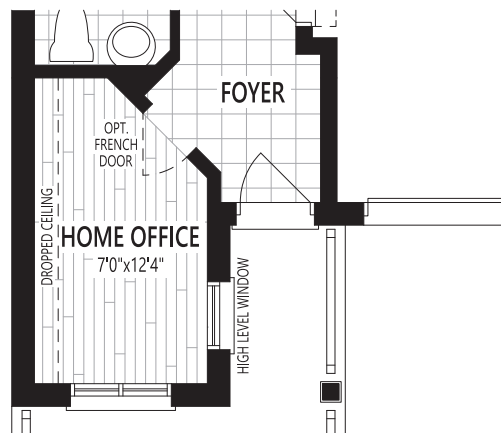
# ARCHITECT'S CHOICE OPTIONS

## GROUND FLOOR OPTIONS

### 1 ELECTRIC FIREPLACE

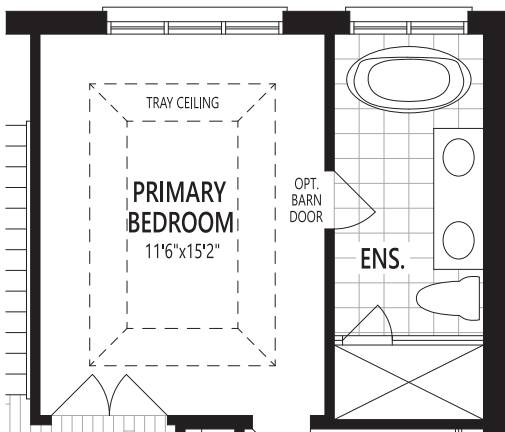


### 5 ENCLOSED HOME OFFICE

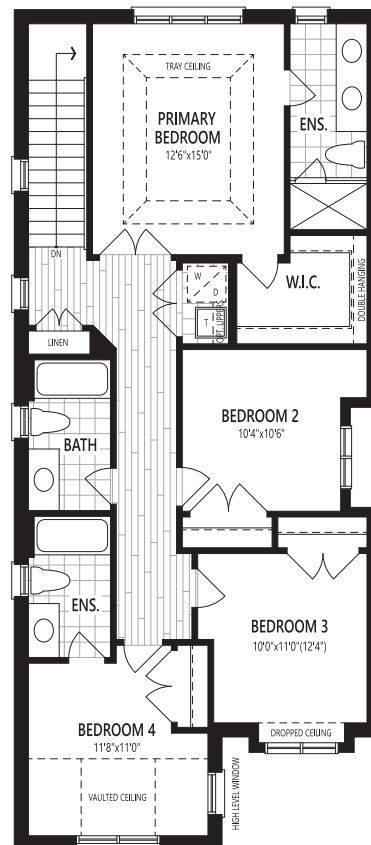


## SECOND FLOOR OPTIONS

### 6 BATH OASIS



### 7 THIRD BATH



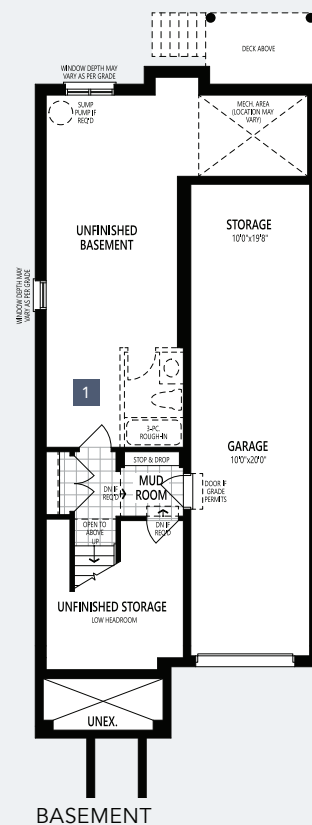
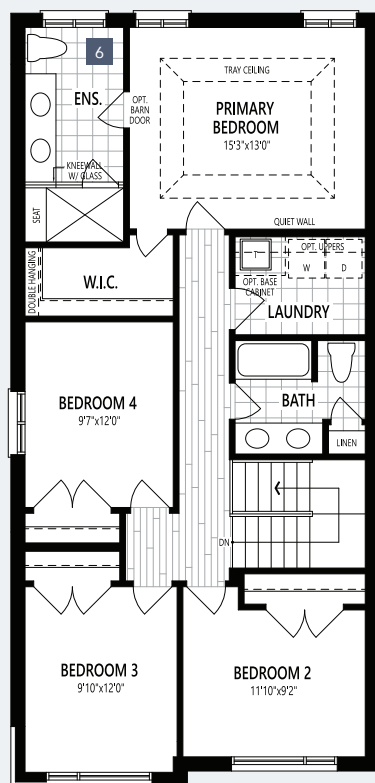
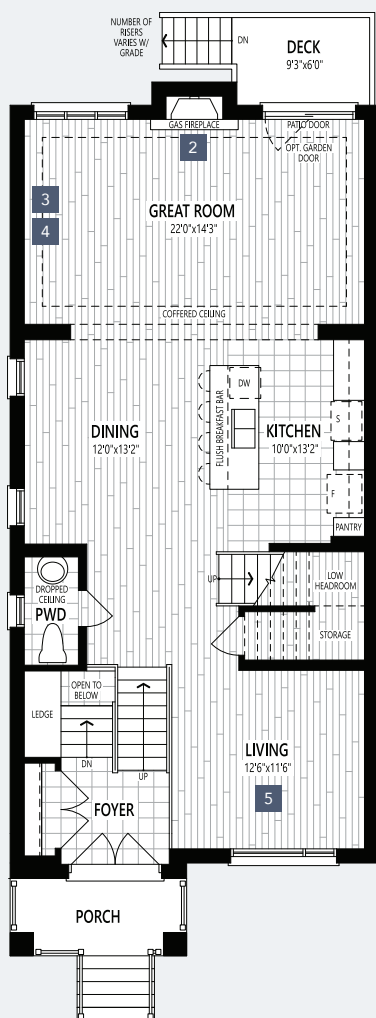
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SINGLE CAR GARAGE DETACHED HOME

# THE TEAL

2,358 SQ. FT.

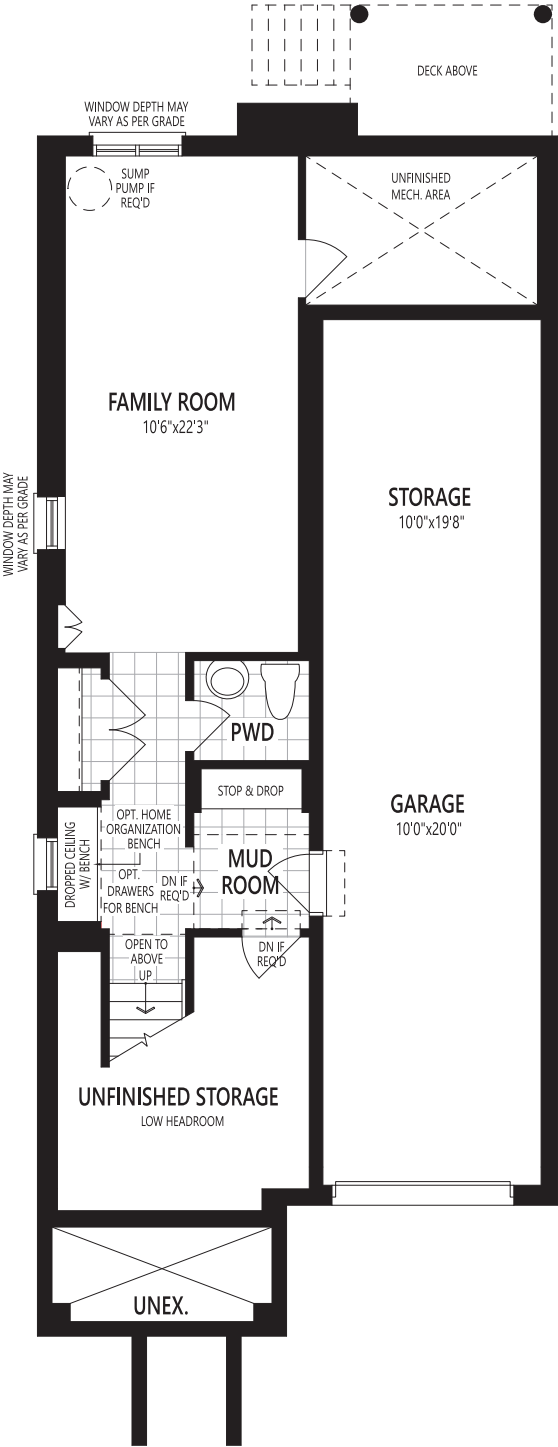


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# ARCHITECT'S CHOICE OPTIONS

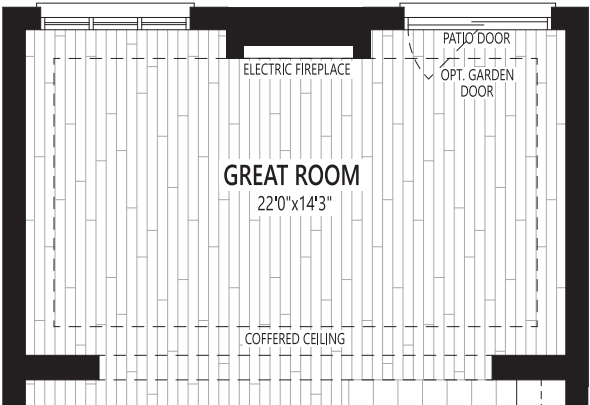
## BASEMENT OPTION

- 1 FINISHED BASEMENT  
(ADDITIONAL 398 SQ. FT.)

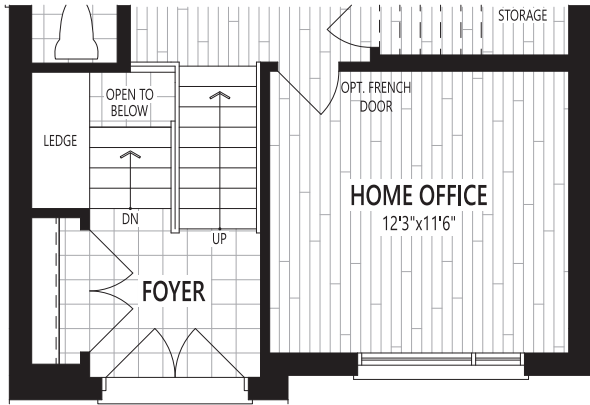


## GROUND FLOOR OPTIONS

- 2 ELECTRIC FIREPLACE

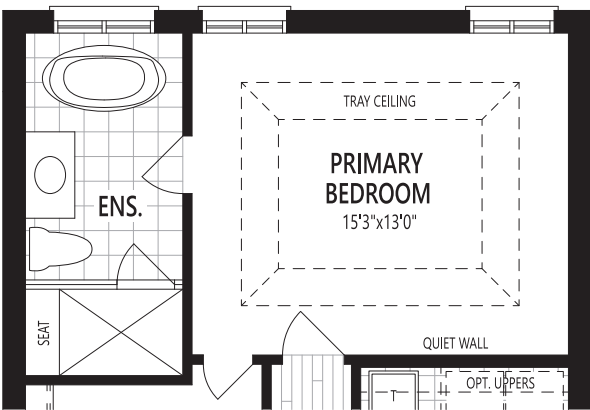


- 5 ENCLOSED HOME OFFICE



## SECOND FLOOR OPTION

- 6 BATH OASIS



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A COMMUNITY  
FLOWING  
WITH LIFE







## A COMMUNITY INVESTED IN YOU

Live well and dream big in Springwater, featuring homes built with enhanced features to lower your carbon emissions, reduce energy usage and integrate smart technology.

