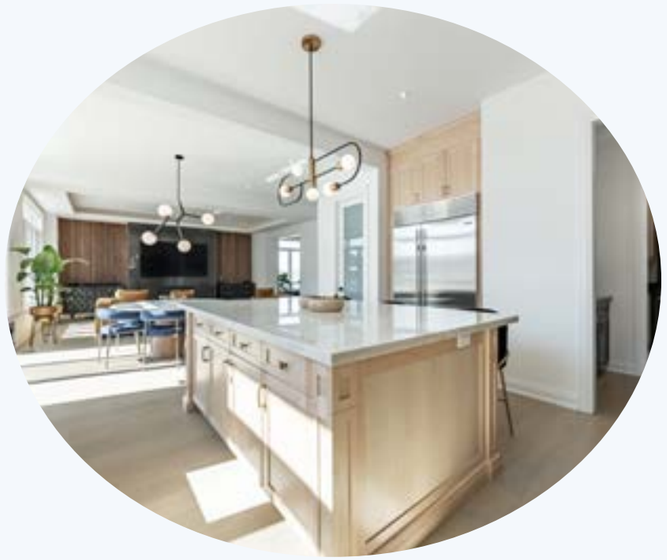




For more than 50 years, Losani Homes has been building more than houses, we've been shaping the places where life unfolds. From first keys to forever memories, we believe a home should feel deeply personal, designed to reflect the people who live within its walls.

That belief is woven into every award-winning neighbourhood and community we create across Ontario. Our thoughtfully designed homes offer flexibility, inspired layouts, and timeless architecture, giving homeowners the freedom to personalize their space while enjoying the confidence that comes from enduring craftsmanship and care.

With a commitment to quality, livability, and design that stands the test of time, we create homes that maximize space, enhance everyday living, and belong naturally in both new and established communities.

Discover what 50 years of homebuilding excellence feels like, and find a Losani home that truly feels like yours.

comfortably

CONNECTED

toronto
oakville
burlington
lake ontario
niagara
QEW
QEW
QEW
RHVP
LINC
king's forest golf club
glendale golf club
bruce trail
heritage green sports park
bestbuy
indigo
home depot
cineplex
sobey's
lcbo
mount albion public school
maplewood park
eramosa karst conservation area
waterstone upper centennial
saltfleet district high school
upper centennial parkway
highland rd. w.
rymal rd. e.
winners
canadian tire
walmart
fortinos
beer store

everything RIGHT HERE





find them all

HAMILTON'S WATERFALLS



Hamilton is known as the waterfall capital for a reason. Trails wind through the city to take you to some of the most beautiful cascades in the country, 17 of which are right here in Stoney Creek.

Here you can find:

- 6 Major Trail Systems
- 17 Waterfalls
- 3 Conservation Areas
- 30+ Parks

Major Trails & Falls Close by:

- Bruce Trail
- Trans-Canada Trail
- Devil's Punchbowl
- Albion Falls

back-to-backs

18′ collection

- winslow
- regis
- plaza
- mercer

traditional towns

- abbotsford end
- abbotsford interior
- whitehaven end
- whitehaven interior

site features

- proposed postal box
- proposed retaining wall
- proposed metal fence
- proposed wooden fence
- enhanced end
- proposed mui sign
- proposed deck
- proposed bicycle parking

Marketing Site Plan: This site plan generally depicts a draft plan submitted to the municipality for development approvals. All details, dimensions, adjacent land uses and features shown on this plan are intended to display the pre-liminary lot plan of the lot purchased herein only. The lot and surrounding lots or other features shown on this plan such as driveway locations, sidewalks, grading, retaining walls, depth measurements, fencing detail, and landscaping features are subject to approval by the municipality, the Vendors consulting engineers, and developer. Accordingly the lot, adjacent lots, and all such surrounding features shown on this plan are subject to change without notice and may differ. E & OE May 29, 2026 .



architecture



Our modern farmhouse designs, combine straightforward massing with carefully balanced materials. Horizontal siding is layered with vertical wood accents and a brick and stone base, creating depth and visual weight at the street level. Clean rooflines and strong gable forms give the homes a clear, recognizable silhouette, while modern black-framed windows and recessed balconies introduce a modern rhythm across the façade. The composition feels orderly and well-proportioned, offering a contemporary interpretation of familiar residential forms.

1. Fresh Light & Dark Palettes
2. Light Stone & Brick
3. Wooden Treatment Façades
4. Modern Glass Doors
5. Offset Windows Panes
6. Modern Garage Doors

back-to-backs

18′ COLLECTION



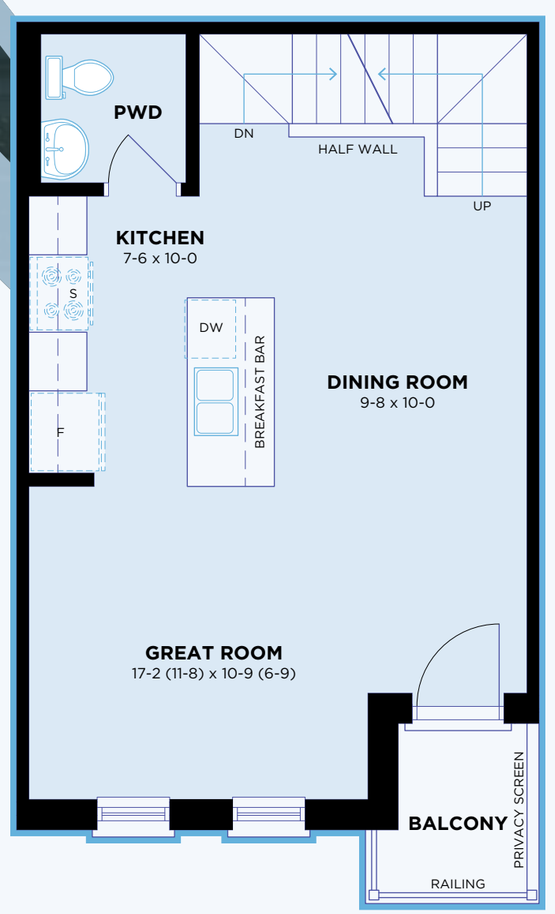
These 18′ Modern Farmhouse back-to-back town homes make a bold statement with clean horizontal lines and distinctive window and garage transom details that create a dynamic, modern rhythm. Large patio doors on main and second-floor balconies invite natural light into every corner, offering bright, airy living spaces. With eye-catching design and smart features, these homes deliver comfort and style in equal measure.



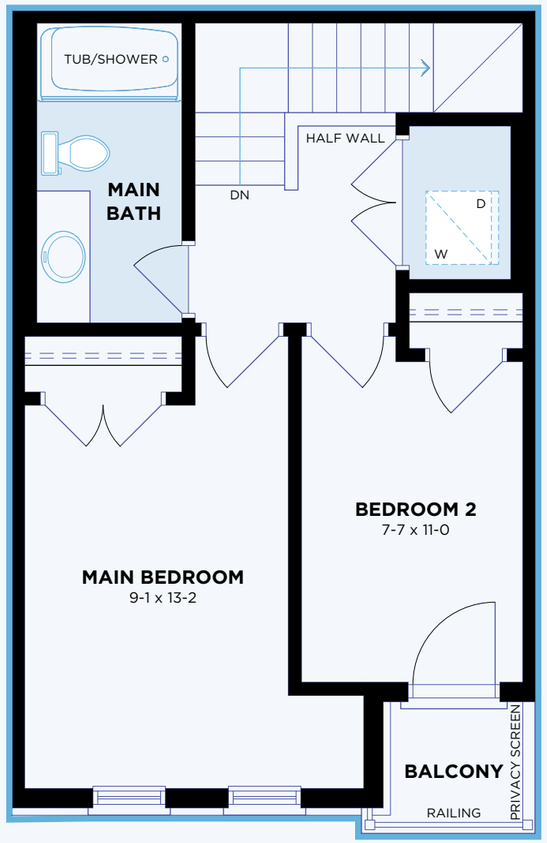
winslow

END UNIT | **2 BED** | **1.5 BATH** | **1,143** SQ.FT.

ground floor



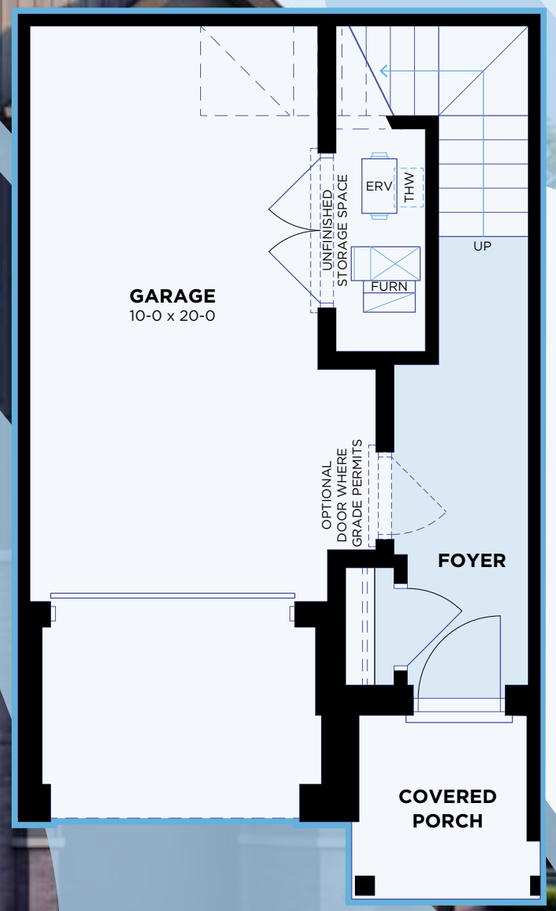
main floor



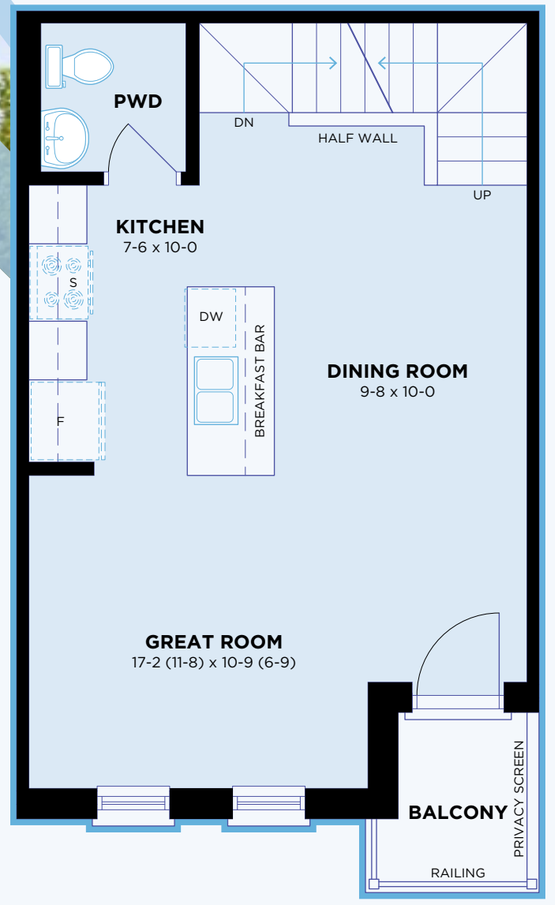
second floor

regis

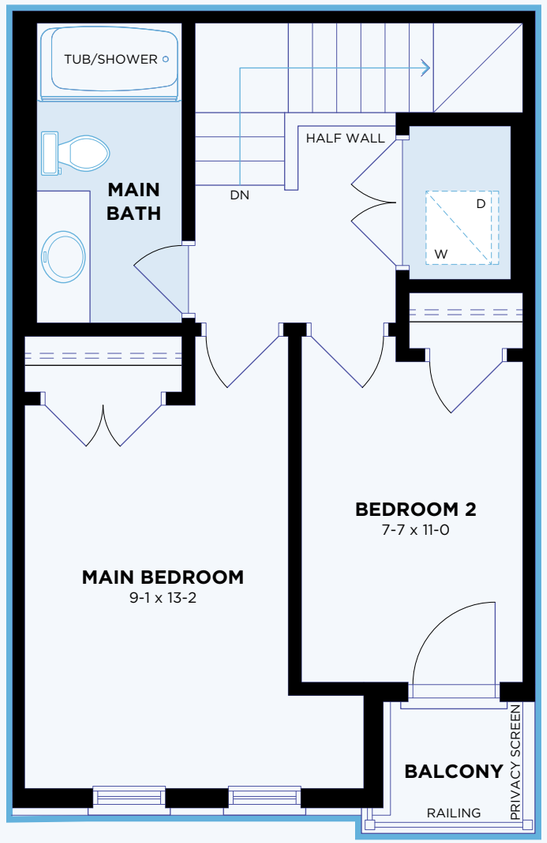
INTERIOR **2 BED | 1.5 BATH | 1,085** SQ.FT.



ground floor



main floor



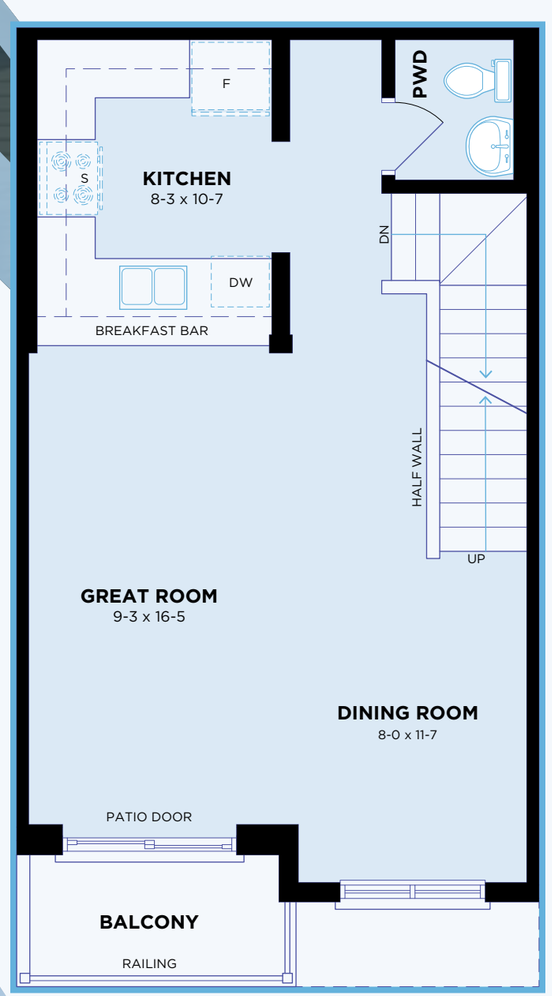
second floor

the plaza

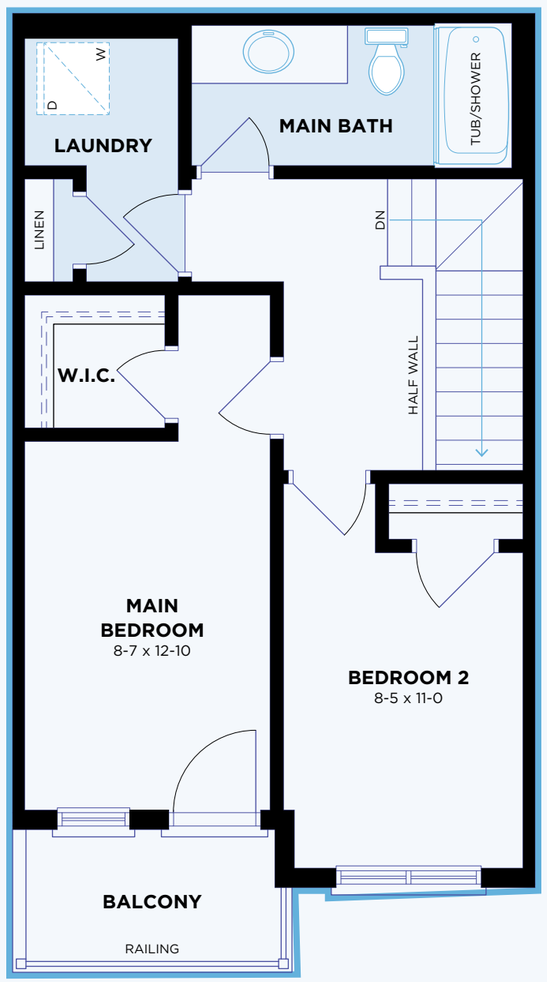
INTERIOR | **2 BED** **1.5 BATH** | **1,161** SQ.FT.



ground floor



main floor



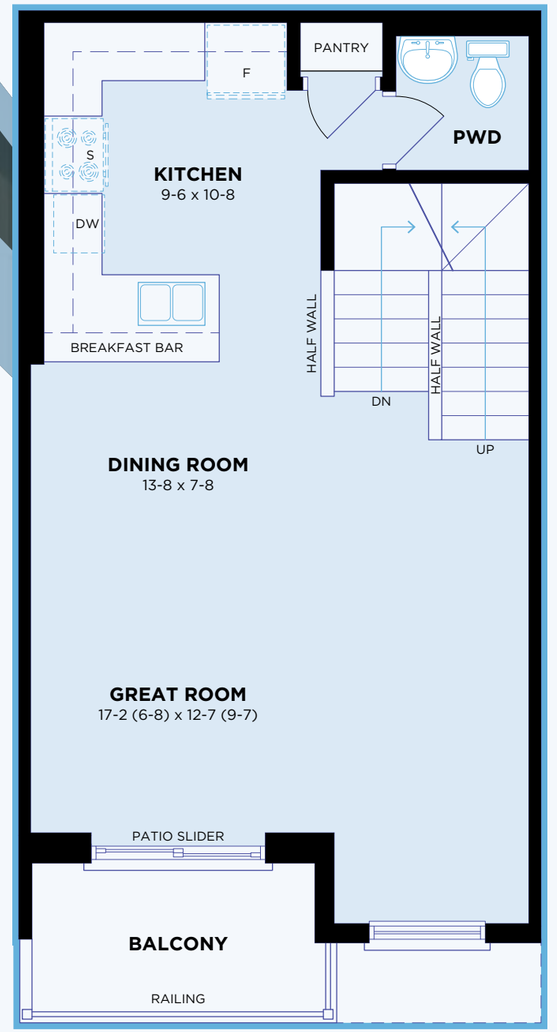
second floor



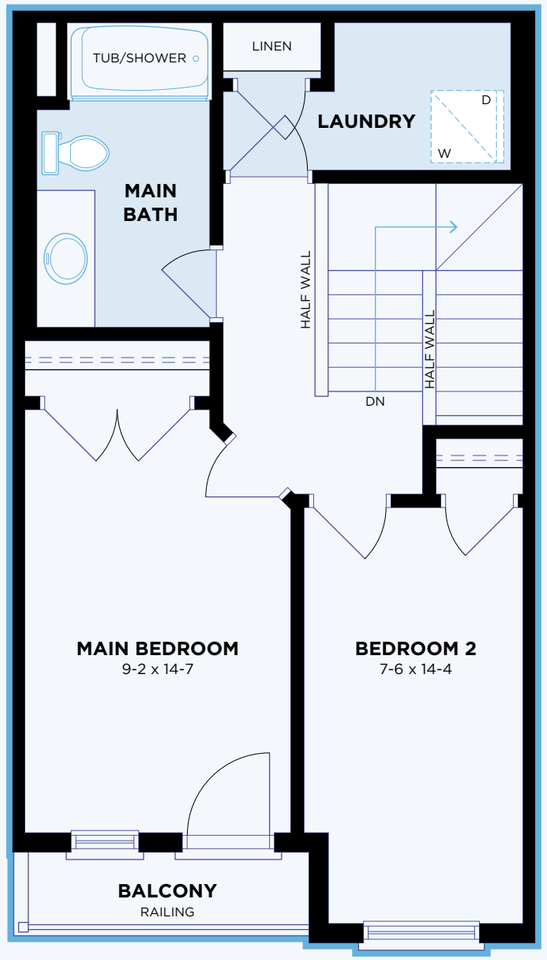
mercer

INTERIOR | 2 BED | 1.5 BATH | 1,285 SQ.FT.

ground floor



main floor



second floor

Abbotsford

18′ COLLECTION



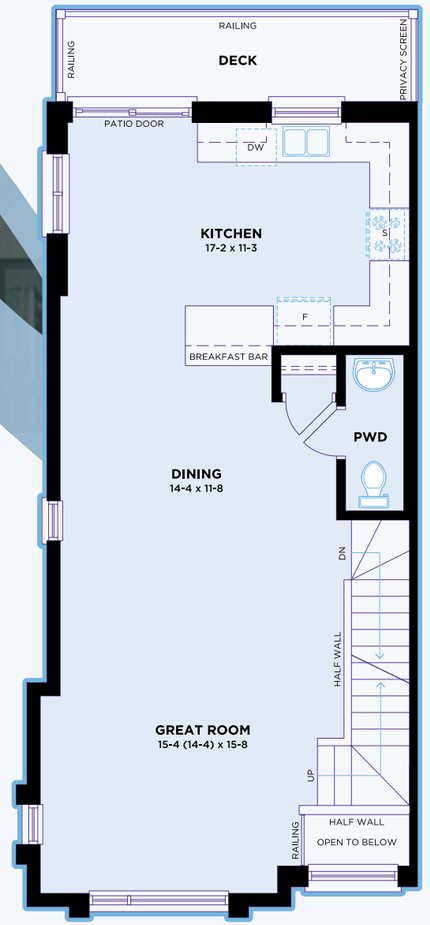
The Abbotsford is a blend of modern comfort meets timeless charm. Featuring bold farmhouse elegance with contemporary design, striking dual-front exteriors accented by clean lines and rich textures that create undeniable curb appeal. Inside, natural light floods through expansive windows and large patio doors, illuminating open-concept spaces designed for effortless living. Enjoy the convenience of a two-car garage and the luxury of a main-floor terrace perfect for lounging.

abbotsford

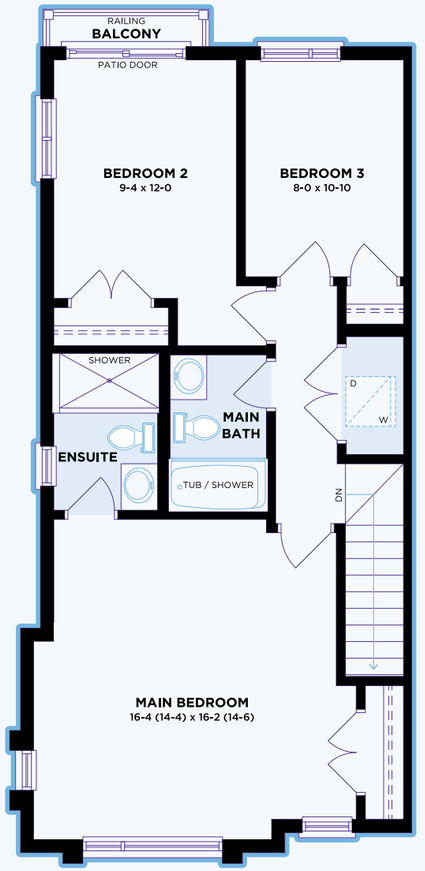
END UNIT | **3 BED** | **2.5 BATH** | **1,783**SQ.FT.



ground floor



main floor

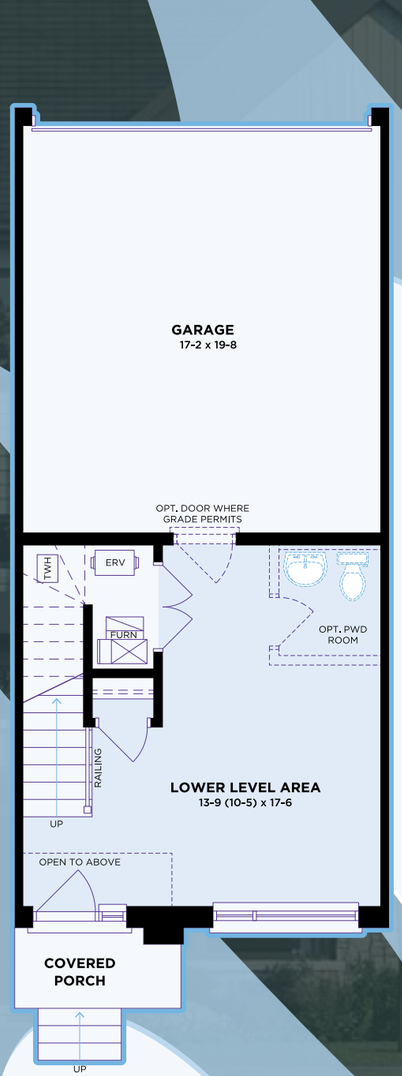


second floor

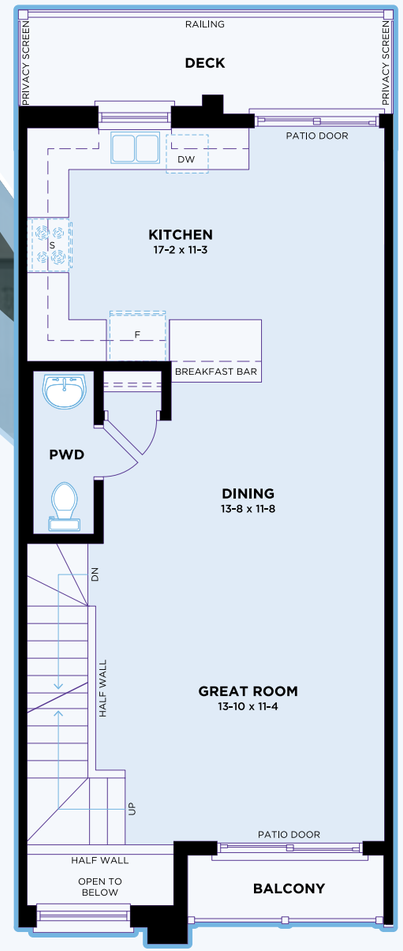


abbotsford

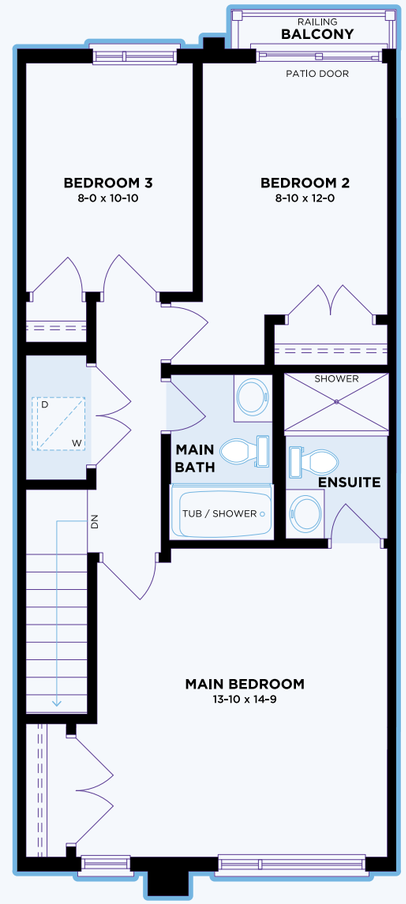
INTERIOR F1 | 3 BED | 2.5 BATH | 1,647SQ.FT.



ground floor



main floor



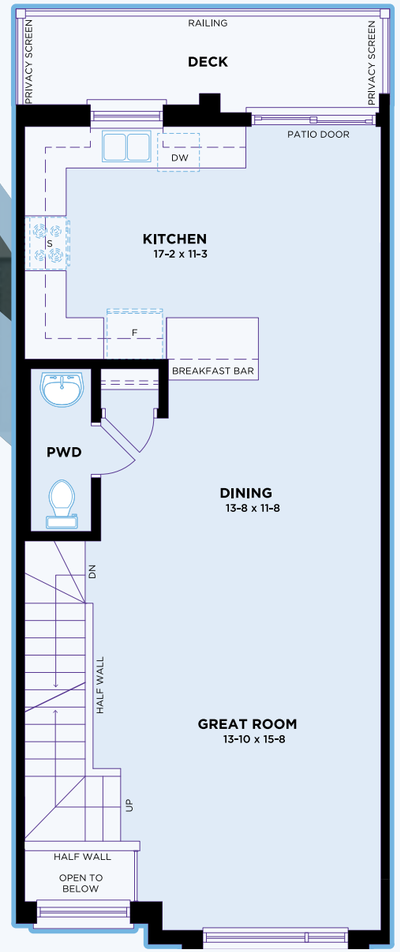
second floor



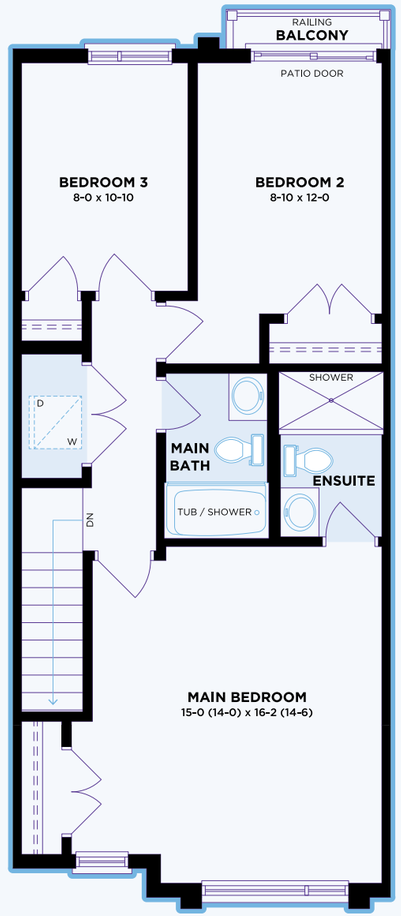
abbotsford

INTERIOR F2 | 3 BED | 2.5 BATH | 1,710SQ.FT.

ground floor



main floor



second floor



whitehaven

18′ COLLECTION

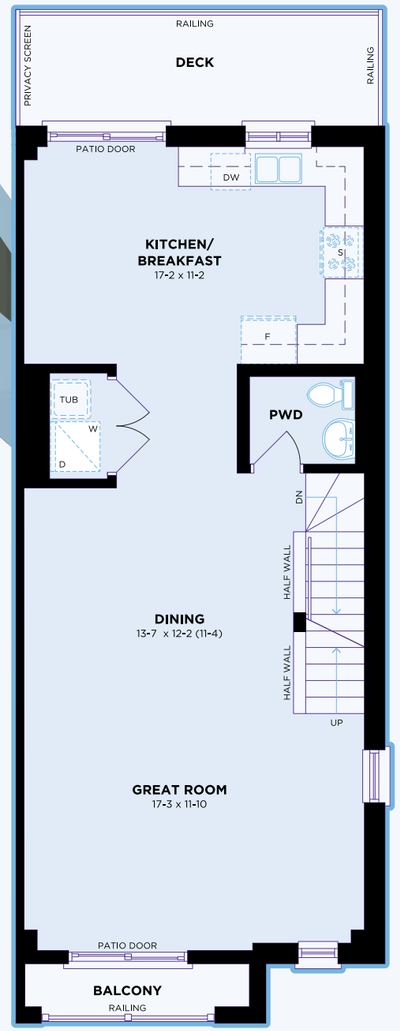
The 21′ back-to-back townhomes are organized around repeated gable forms that create a clear rhythm along the street. Alternating light cladding and vertical wood accents break up the elevation and add visual interest while maintaining a cohesive design. Black-framed windows and simple balcony elements add modern contrast and reinforce clean proportions. The overall composition feels well balanced, offering a contemporary take on familiar residential forms.



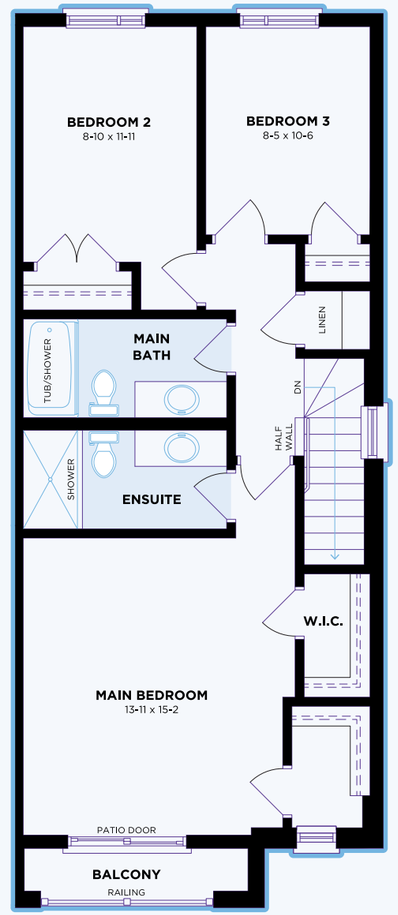
whitehaven

END UNIT | 3 BED | 2.5 BATH | 1,700SQ.FT.

ground floor



main floor



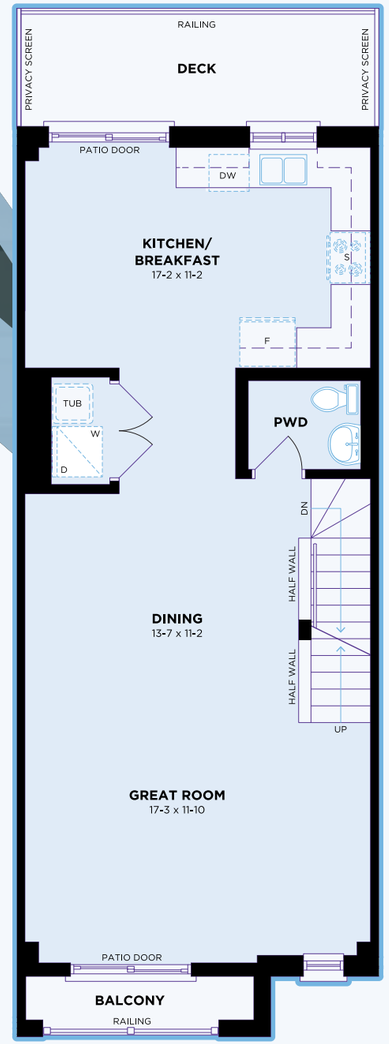
second floor



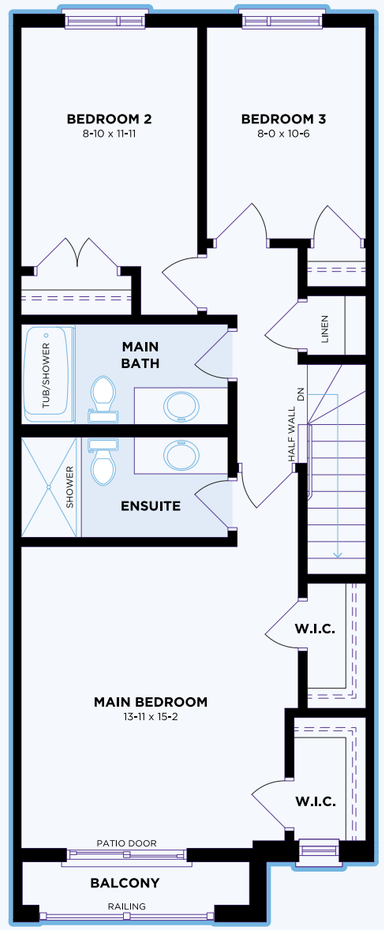
whitehaven

INTERIOR F1 | **3 BED** | **2.5 BATH** | **1,655** SQ.FT.

ground floor



main floor



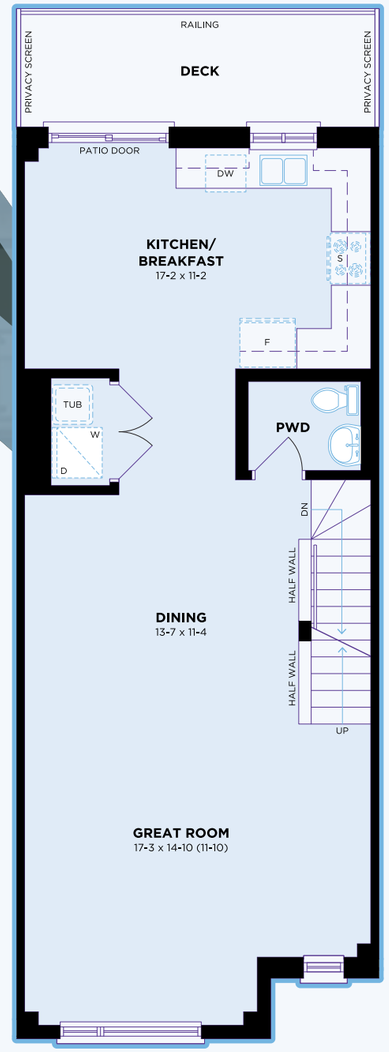
second floor



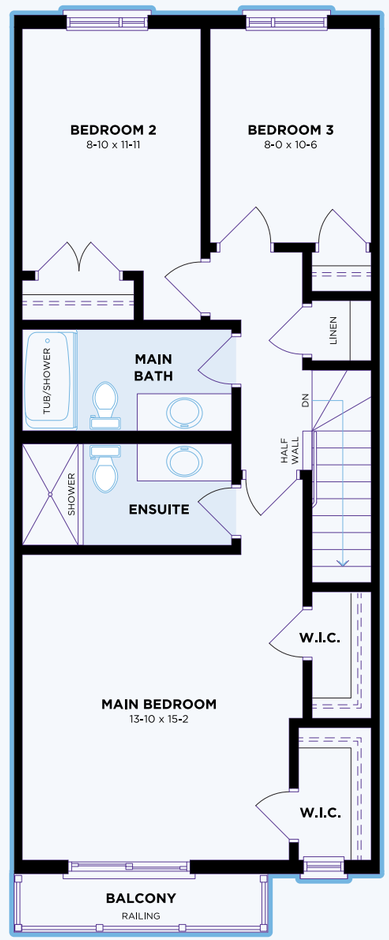
whitehaven

INTERIOR F2 | 3 BED | 2.5 BATH | 1,645 SQ.FT.

ground floor



main floor



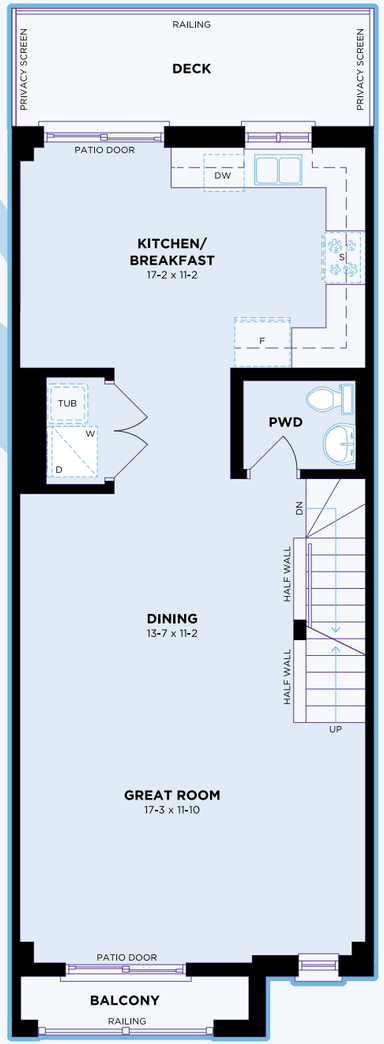
second floor



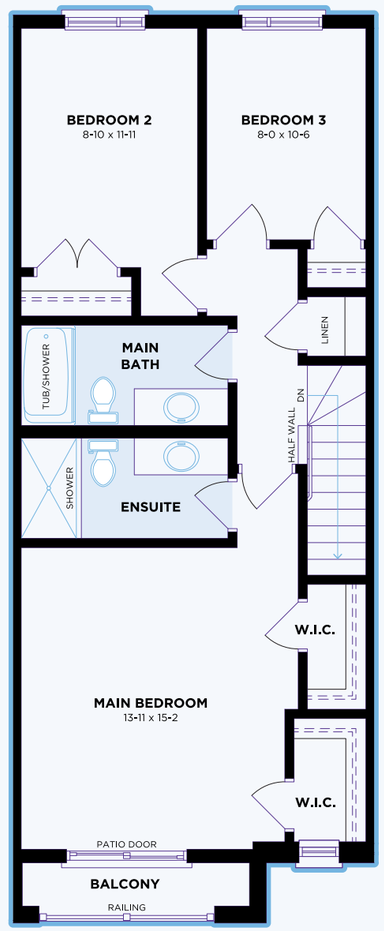
whitehaven

INTERIOR F3 | 3 BED | 2.5 BATH | 1,655SQ.FT.

ground floor



main floor



second floor

modern interiors

LIFESTYLE INSPIRED



These 18’ Modern Farmhouse back-to-back town homes make a bold statement with clean horizontal lines and distinctive window and garage transom details that create a dynamic, modern rhythm. Large patio doors on main and second-floor balconies invite natural light into every corner, offering bright, airy living spaces. With eye-catching design and smart features, these homes deliver comfort and style in equal measure.

distinctive construction & exterior features

- Siding, or other accents as per plans and elevations.
- All homes feature eight-foot ceilings on the main and second level, except where dropped ceilings are required.
- Sub-floors shall be sanded at joints and screwed and glued.
- All windows except basement to be vinyl clad casement windows with pre-finished sealed decorative grills on front elevations only, as per plan and elevation.
- Dark casement windows as per plan (Does not apply to below grade windows)
- Pre-finished vinyl sliding patio door as per plans.
- Pre-finished soffits, fascia, eavestroughs and downspouts.
- All exterior woodwork to be painted to match exterior colour package.
- Front entry swing door(s) will be thermal insulated fibreglass, may include sidelites or transoms as per plans and will be painted as per exterior colour package.
- Front entry doors feature grip set and deadbolt with black finish
- All exterior doors feature exterior lights.
- Poured concrete foundation.
- Exterior foundation walls are damp-proofed with a spray tar sealant and wrapped in a solid plastic drainage membrane.
- All exterior walls of habitable rooms above foundation to be 2" x 6" construction.
- Foam spray insulation in the garage ceiling to the extent of the finished area above to help prevent air infiltration.
- All interior walls that adjoin the garage will be insulated.
- Garages to be fully drywalled, with first-coat rough tape with electrical receptacle for future garage door opener.
- Prefinished insulated steel sectional garage door may include lites as per plan.
- Saw-cut garage and basement floors.
- Poured concrete garage floors with steel reinforcing.
- Two exterior water taps to be installed, one in garage and one on exterior with separate basement shut off valves. Only one tap on back-to-back units.
- Fully sodded lot as per site plan. The lot will be graded to the requirements of the authority having jurisdiction. Sod completion may occur after occupancy.
- Freehold communities to receive base coat only asphalt paved driveway. Condominium communities to receive one single coat only asphalt paved driveway.
- Self-sealing quality roof shingles with manufacturer's twenty-five-year rating.
- Walkway from the driveway to front doorstep(s) as designated by grade.
- Rear deck to be provided as shown on rear elevations, subject to final grading conditions

superior interior features

- Finished main level staircase with carpeted treads and risers. May include stained oak stringers or painted stringers, railings and spindles or just stained handrail as per plan.
- Interior Modern trim approximately includes 2 ¾" casings and 4" baseboards.
- Black finish, interior door levers and hinges.
- Interior walls to be finished with quality flat paint.
- Interior doors and trim will be finished with semi-gloss Losani white paint.
- Ceilings in all rooms will be "California Knockdown" texture finish, except kitchen, bathrooms, and finished laundry area which will be smooth finish.
- Ceiling drywall is installed over floating metal resilient channels on all trussed ceilings for straighter ceiling finishes.
- All drywall corner beads are square metal beads with paper covering.
- Builder standard Berber carpet on 3/8" chip foam under pad in finished areas as per plans*
- Vinyl floor in foyer, powder room, kitchen, breakfast room, laundry room and all bathrooms, as per plans*.
- High performance engineered subfloor, Where applicable
- Where a laundry area is located on the second floor, the washer area will be supplied with a fiberglass basin complete with drain. Where a laundry tub is not provided, there will be an in-wall housing unit that allows for hot and cold-water supply and waste disposal outlet for future washer
- Wire closet shelving throughout including linen closet(s).
- Closet doors are full doors, either swing, bypass, sliders, bi-fold style, as per plan.
- Interior doors are two panel smooth doors.
- All full swing interior doors feature triple hinge construction and are hung on fully cased jams and fully trimmed.
- All half walls are capped and cased in MDF with painted finish.

kitchen features

- Venting for hood fan to exterior.
- Quality finished cabinets, with laminate countertops.
- Townhomes and multi-units to receive single bank of drawers in kitchen cabinetry as per plan
- Cabinet doors and drawer fronts available in maple, oak or other materials.
- Breakfast bar are optional when specified on plans.
- Stainless steel ledge back sink (50/50) with chrome kitchen faucet with pull out spray.
- Open undercounter area for future dishwasher (cabinet not provided) including electrical and plumbing rough-in (not connected).
- All electrical receptacles in the kitchen counter area are on a dedicated circuit.
- Outlet on island only provided when plumbing, electrical, or HVAC components are located within.
- Under-cabinet wood valance moulding and microwave space-saver provisions provided in kitchen.

bathroom features

- Quality finish cabinets with laminate countertop.
- Cabinet doors and drawer fronts available in maple, oak and other materials.
- Mirror(s) installed above vanity may be glued.
- Premium china sinks used in all bathrooms.
- White bath fixtures throughout.
- Tub/shower combination enclosure to include wall tile or high-quality acrylic wall system, to ceiling (not including ceiling).
- Tension Shower Rod all bathrooms.
- Powder room includes a pedestal sink and lavatory faucet.
- Premium elongated low consumption toilets.
- Single lever faucets (with exception of laundry) and pressure balanced shower controls.
- All bathroom sinks are fitted with mechanical pop-up drains.
- All plumbing fixtures are fitted with shut-off valves.
- Showers to include full-height wall surround in tile or high-quality acrylic wall system, with acrylic base, as per plan.*

electrical & mechanical features

- 100-amp breaker panel installed; location may vary.
- Electrical receptacle with integrated USB port in kitchen.
- Two (2) exterior weatherproof electric outlets connected to a safety ground-fault circuit; one each at rear and front of home. Only one (1) exterior outlet on back-to-back units.
- Early warning smoke detectors including a visual component conforming to National Fire Protection Association standards, installed per Building Code.
- Carbon monoxide detector directly connected to electrical panel.
- Draft resistant electrical boxes at exterior walls.
- Heavy duty wiring and receptacle/outlet for stove and dryer.
- All utility rooms are unfinished.
- White Decora-style switches throughout the home.
- Electric door chime for front entry.
- Lights at front of home will be coach lamps or modern lamps or exterior portlights as per plan and elevation.*
- High efficiency furnace installed on rubber pads rather than concrete floor to reduce vibration, noise, and prevent corrosion, location may vary.
- All heating systems are sized for future installation of air conditioning systems.
- Rental water heaters are tankless high efficiency direct vent water heaters (some homes require power venting), location may vary.
- The Dwelling is supplied with a Energy Recovery Ventilation unit "ERV" supplied on a rental basis through an ERV supplier. The Purchaser acknowledges and agrees to be assume and be bound by the standard terms and conditions of the rental ERV unit supplier and the market rent offered by the supplier as at the time of closing.
- Exhaust fans in all bathrooms and laundry room areas as required.
- Power exhaust override by the main floor thermostat for humidity control.
- Efficient programmable thermostats to be installed.

*From the Vendor's standard sample selection

