



Your true nature

ROWAN

Craftsmanship & Intentional Function

Interiors	A considered and holistic approach to the living experience through craftsmanship, natural materiality, lighting design, and human-centred spatial design. Top-line fixtures and distinct colour palettes reflect Vancouver Island's natural beauty.
Views, Patios & Balconies	Rowan Residences feature large windows and expansive glass sliding doors to maximize natural light, framing panoramic views that fluidly connect the interior and exterior spaces.
Bathrooms	Featuring porcelain matte finish floors and walls with an integrated Ditra Heat system, floating Duravit toilets, floating vanities, and medicine cabinets with integrated lighting.
Wood Floors	Engineered wide plank hardwood flooring spans living areas and bedrooms.
Roller Blinds	Hunter Douglas roller blinds for privacy and comfort.

Bosch	Full Bosch integrated kitchen appliances and LG laundry are included in all residences.
Brizo	The minimal, clean design of Brizo faucet fixtures in bathrooms and kitchens offers pull-out spouts and a single lever mixer with spray function.
Arredo3 Cucine	Kitchen cabinetry by Arredo3 Cucine features precision Italian construction, high-quality material finishes, and integrated soft-close hardware.
Custom Entry & Media Console	Italian-made entry millwork with integrated functionality. A built-in media console serves as a central element in the modern living room.
Dallagnese Wardrobes	Made in Italy with contemporary refinement, the built-in wardrobes are seamlessly integrated into the bedroom, with clean lines and timeless elegance.
Caesarstone Porcelain	Refined and sleek 12 mm porcelain countertops with a fortified texture finish provide a scratch-resistant and high-heat surface impervious to stains.

Outdoor Ecology & Amenities

Board Walk	Evoking a nature-park sensibility, a boardwalk passes by a common sitting area and pergola, offering an overlook into the riparian restoration area.	Common Sitting Area & Pergola	A simple timber and steel structure moderates the architectural scale, supports climbing vines, and forms a shaded pergola that defines and articulates a common sitting area for social gatherings.
Wellness	Expansive glass doors promote wellness by inviting natural light, fresh air, and soothing nature's sights and sounds into the home, creating a calming connection.	Elevators	Two elevators that reduce wait times are artfully finished with wood, tile and metal accents.
Bird Towers	A series of bird towers provide a habitat function, offering perch sites for birds while adding a whimsical element for people to enjoy.	Parcel Delivery Lockers	Automated parcel delivery lockers via web app.
Carey Creek Enhancement	An enriching creek ecosystem intentionally cultivated for residents, the future of the land and community wellbeing.	Bikes & Storage	Secure bike room, scooter parking and storage lockers.

Premium Appliances

Appliances	One & Two Bedrooms	Penthouses
Fridge	Bosch 30 Inch	Bosch 36 Inch
Oven	Bosch 30 Inch Convection	Bosch 30 Inch Convection/Air Fryer
Additional Oven	Bosch 30 Inch -Speed	Bosch 30 Inch - Speed
Cooktop	Bosch 30 Inch Induction	Bosch 36 Inch Induction
Hoodfan	Bosch 30 Inch	Bosch 36 Inch
Dishwasher	Bosch 24 Inch	Bosch 24 Inch
Laundry	LG Front Loading (vented)	LG Front Loading (vented)

Enduring Design & Integrity

- Energy Efficiency

Heating and cooling efficiency is achieved through a Panasonic heat pump, complemented by an Energy Recovery Ventilator (ERV) that provides superior filtration and a continuous supply of fresh air.
- Efficient Hot Water System

A centralized domestic hot water system ensures consistent performance and optimized energy efficiency, with individual suite metering enabling fair usage billing.
- Parking

Secure parking, with all stalls, roughed in for Level 2 EV Charging.

- Security

CCTV surveillance throughout the building and secure FOB-controlled entry provide enhanced safety, controlled access, and peace of mind.
- Warranty

Radcliffe Customer Care Warranty is included with every home.

A home warranty covers one year on materials and labour, two years on material and labour supplied for electrical, plumbing, heating, ventilation & air conditioning, five years on building envelope and a ten-year structural warranty.

The Developer reserves the right to make changes and any modifications to the information contained herein without prior notice.