

# NOVERA HOMES

CUSTOM DESIGNED. QUALITY BUILT.

IT'S A HOUSE IN A PARK.

*ARCHITECT COLIZZA BRUNI'S VISION FOR THE HOME*



## 580 MARIPOSA AVENUE ROCKCLIFFE PARK

APPROXIMATELY 5,000 SQ. FT. OF LUXURY SPACE

INCLUDING A FINISHED LOWER LEVEL

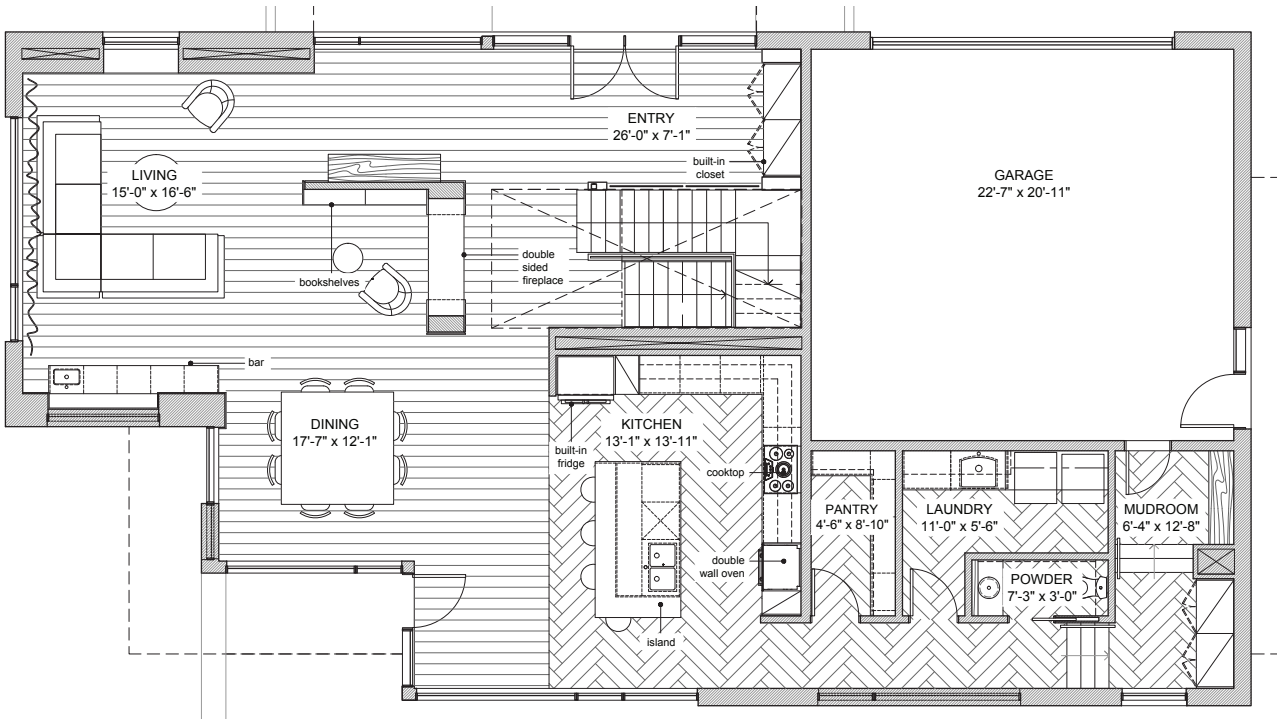
**OCCUPANCY:** SUMMER 2018

580 MARIPOSA AVENUE | APPROX. 5,000 SQ. FT. LUXURY SPACE



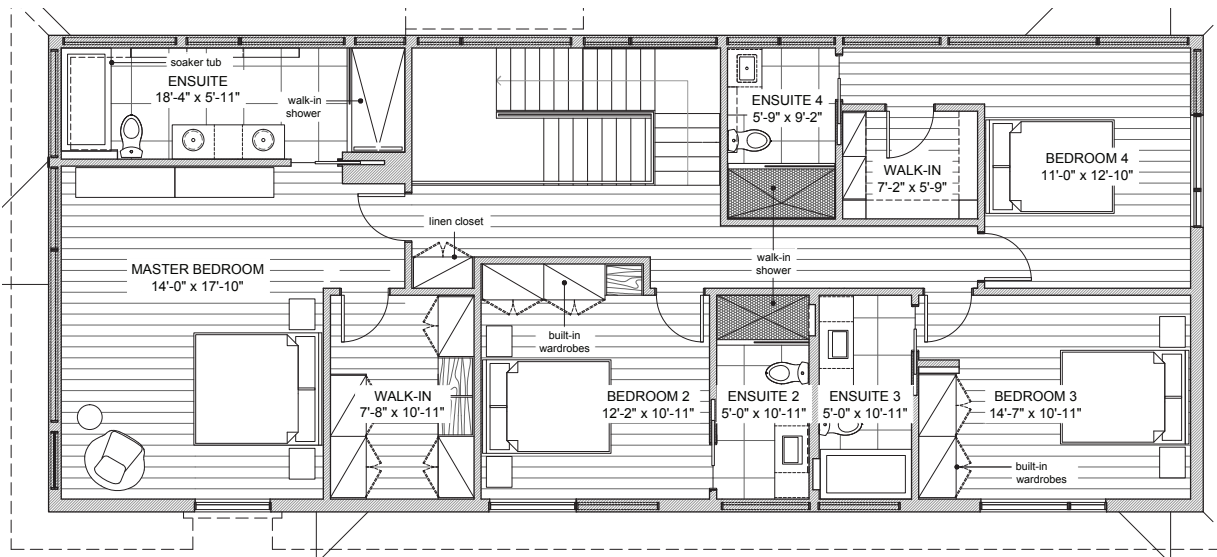
# 580 MARIPOSA AVENUE

## ROCKCLIFFE PARK



E&OE Floorplans are subject to change.

**MAIN FLOOR**

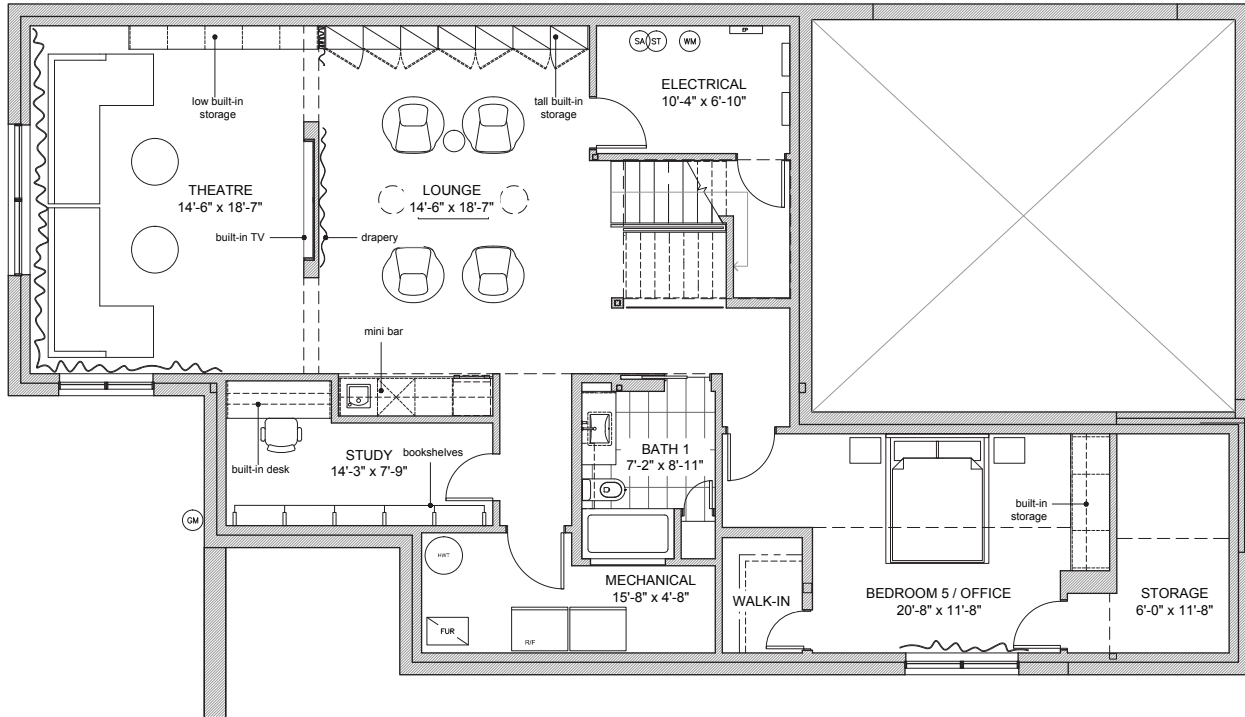


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**SECOND FLOOR**

APPROXIMATELY 5,000 SQ. FT.  
OF LUXURY SPACE  
INCLUDING A FINISHED LOWER LEVEL

OCCUPANCY: SUMMER 2018



BASEMENT

E&OE Floorplans are subject to change.

## — FEATURES —

- > Large, 100 ft. x 100 ft. property on prime lot in the exclusive Rockcliffe neighbourhood
- > Two-storey, 4-bedroom (each with ensuite)
- > Additional bedroom in basement
- > 10 foot ceilings on main floor + 9 foot ceilings on second floor and basement
- > Designed by award-winning Colitzza Bruni Architects
- > Spectacular interior design package by Clear Design
- > Stunning entrance with custom wall features
- > Breathtaking custom stair case with glass partitions
- > Home automation system including lighting and window coverings
- > Town and County fireplace
- > Custom millwork
- > Wet bar in living room + basement great room
- > Finished lower level with home theatre, office, nanny suite, bathroom and great room
- > Radiant floor heating in basement and garage
- > Double garage
- > Private back terrace
- > Fully landscaped lot with mature trees
- > Low maintenance exterior



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## 580 MARIPOSA AVENUE ROCKCLIFFE PARK

76 Chamberlain Avenue  
Ottawa, ON K1S 1V9  
P 613 723 7772

[noverahomes.com](http://noverahomes.com)

