

# 4 9 R O Y A L D O R N O C H



## 25-49 ROYAL DORNOCH

LUXURY CONDO LIVING IN ST. THOMAS

### THE DETAILS

PRICE	\$ 650,000
CLOSING DATE	AVAILABLE NOW
UNIT NUMBER	13
BEDROOMS	3+1
BATHS	3.5
SQFT	2483
GARAGE	1
MODEL	SEMI

**CONDO FEE: \$220 / MONTH**

**HAYHOE™  
— HOMES —**



**SALES PROFESSIONAL**

DAVE MATTHEWS

519.633.9215

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**ROYAL  
DORNOCH**

**PREMIUM FEATURES**

- Quartz counters
- To ceiling kitchen cabinetry
- Hardwood floors
- Air conditioning
- Electric fireplace
- Basement finishing
- Deck (and some units patio)
- Decorator exterior colours
- 9' ceilings
- Custom shower

**ELITE FEATURES**

- All Premium features
- Heated ensuite floor
- Hardwood stairs to second floor
- Hardwood stairs to basement
- Additional hardwood flooring
- Luxury vinyl plank flooring in basement

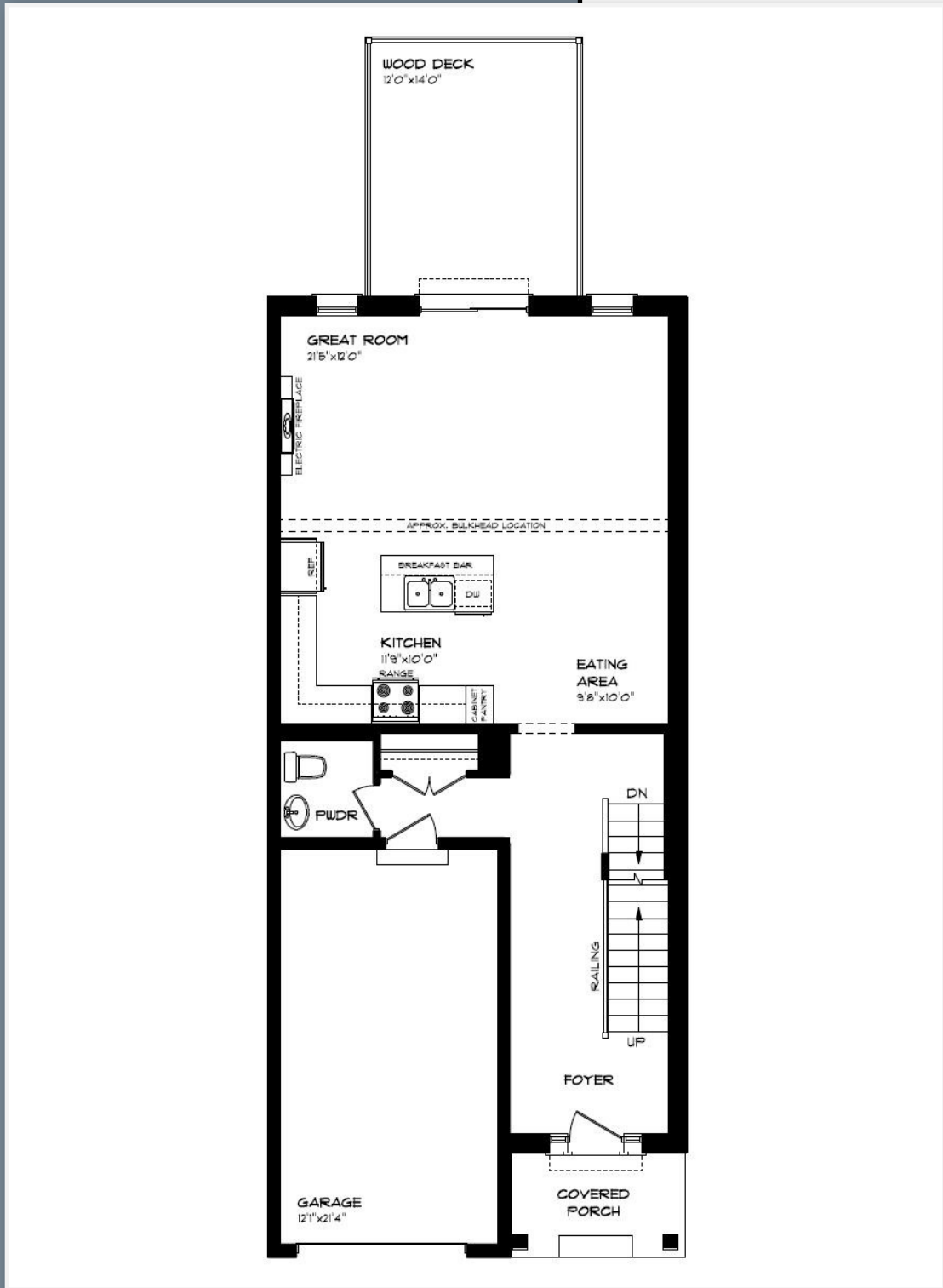
**HAYHOE  
-HOMES-**

[www.hayhoehomes.com](http://www.hayhoehomes.com)

All dimensions, easements, utility locations, street furniture, and any other item of information on this plan is approximate and subject to change without notice. E. & O.E. December 2023.

# MAIN FLOOR

25-49 ROYAL DORNOCH, ST. THOMAS



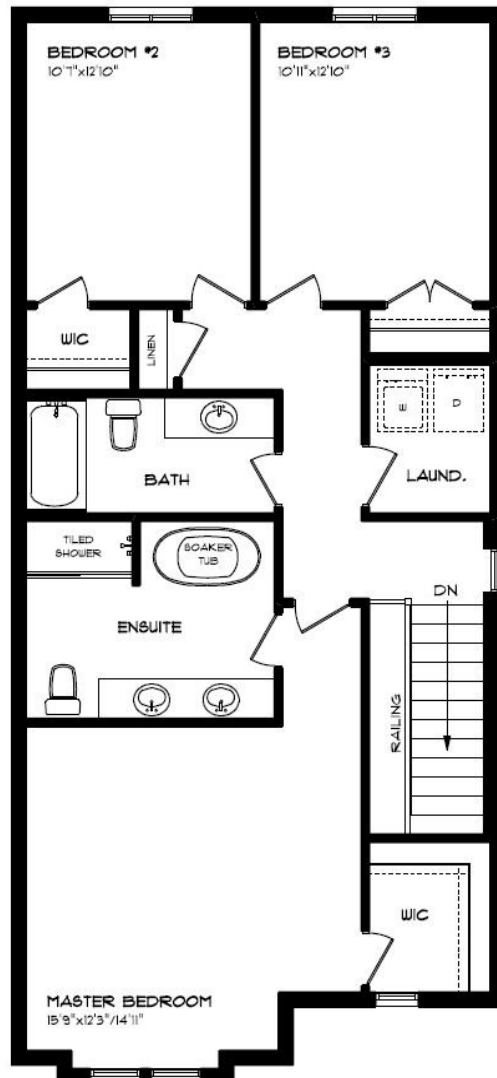
- SINGLE CAR GARAGE
- KITCHEN ISLAND
- HARDWOOD STAIRS
- HARDWOOD FLOORING
- ELECTRIC FIREPLACE
- QUARTZ COUNTERTOPS
- KITCHEN BACKSPLASH

MAIN FLOOR:  
APPROX 852 SQFT

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# SECOND FLOOR

25-49 ROYAL DORNOCH, ST. THOMAS



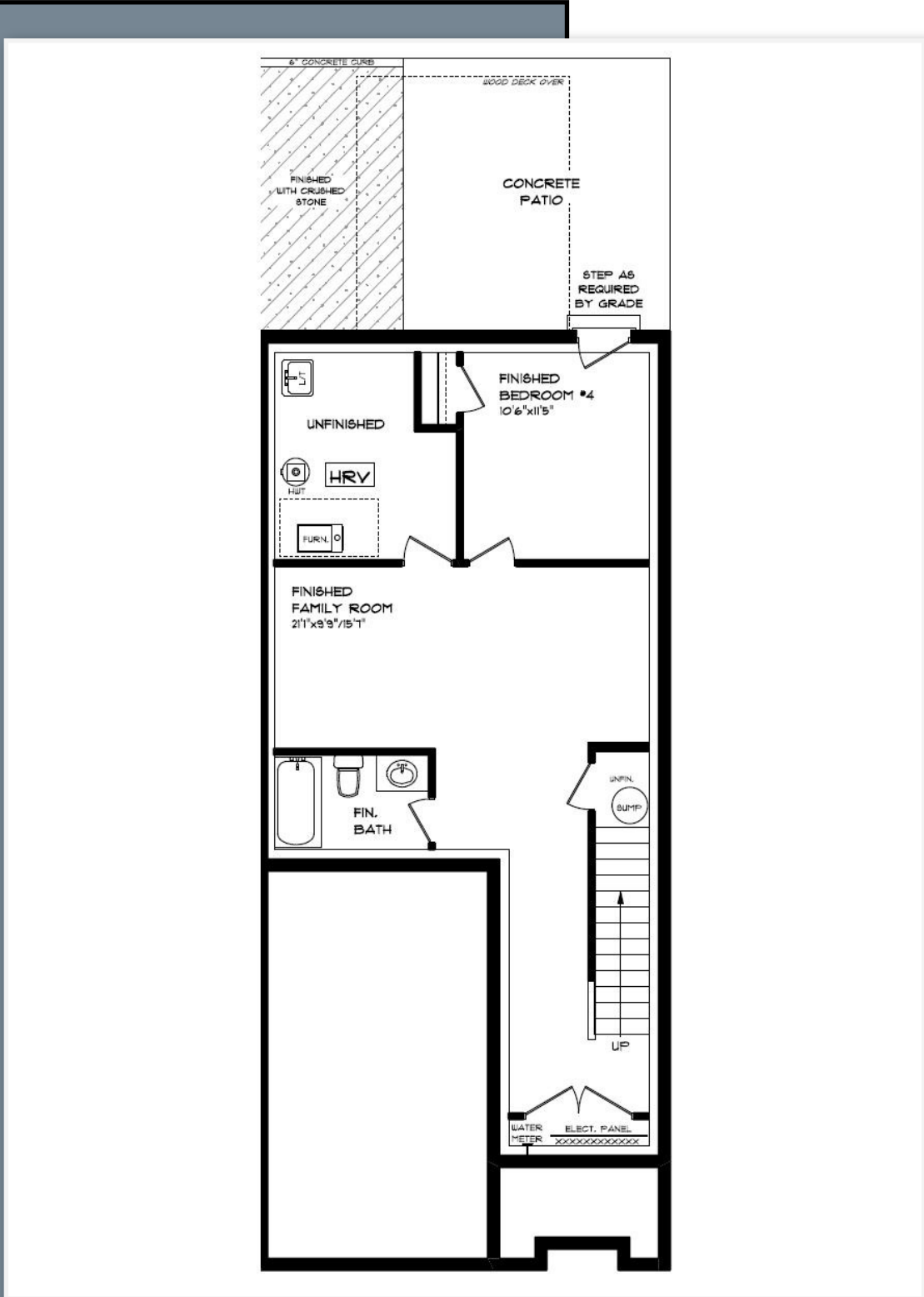
SECOND FLOOR LAUNDRY  
LUXURY ENSUITE  
HEATED ENSUITE FLOORS  
PROFESSIONALLY DESIGNED  
HARDWOOD FLOORING  
CARPET FLOORING  
WALK-IN CLOSET

SECOND FLOOR:  
APPROX 1,032 SQFT

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# BASEMENT

25-49 ROYAL DORNOCH, ST. THOMAS



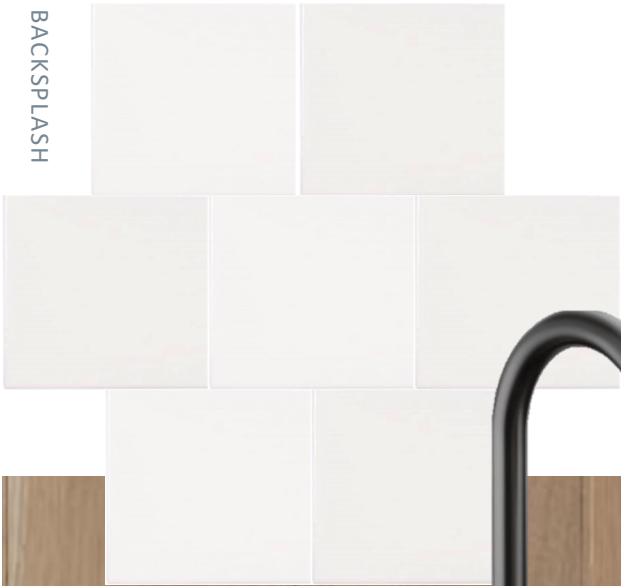
- WALK OUT BASEMENT
- HARDWOOD STAIRS
- AIR CONDITIONING
- GAS FURNACE WITH HRV
- HUMIDIFIER
- NEW HOME WARRANTY
- CARPET FLOORING

BASEMENT:  
APPROX 599 SQFT

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— HOMES —

# INTERIOR FINISHES

KITCHEN BACKSPLASH



FOYER LIGHTING

ISLAND LIGHTING



QUARTZ KITCHEN COUNTERTOPS



TILE FLOORING



WALL COLOUR



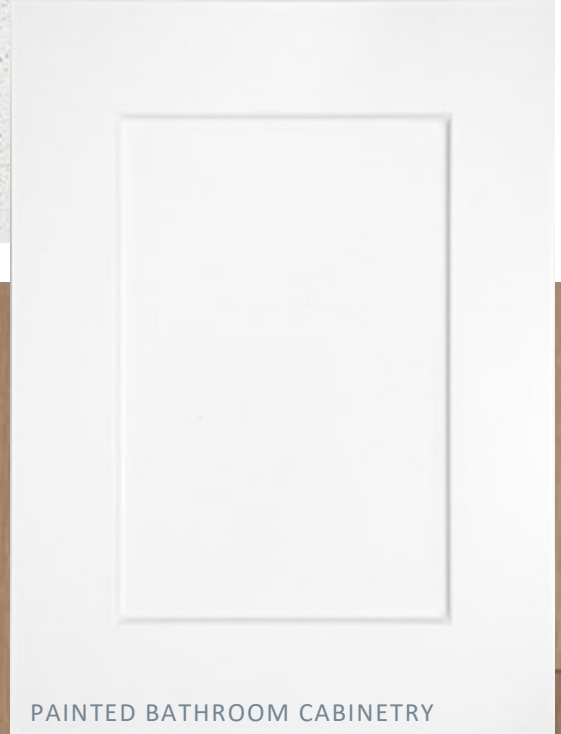
PAINTED KITCHEN CABINETRY

# INTERIOR FINISHES

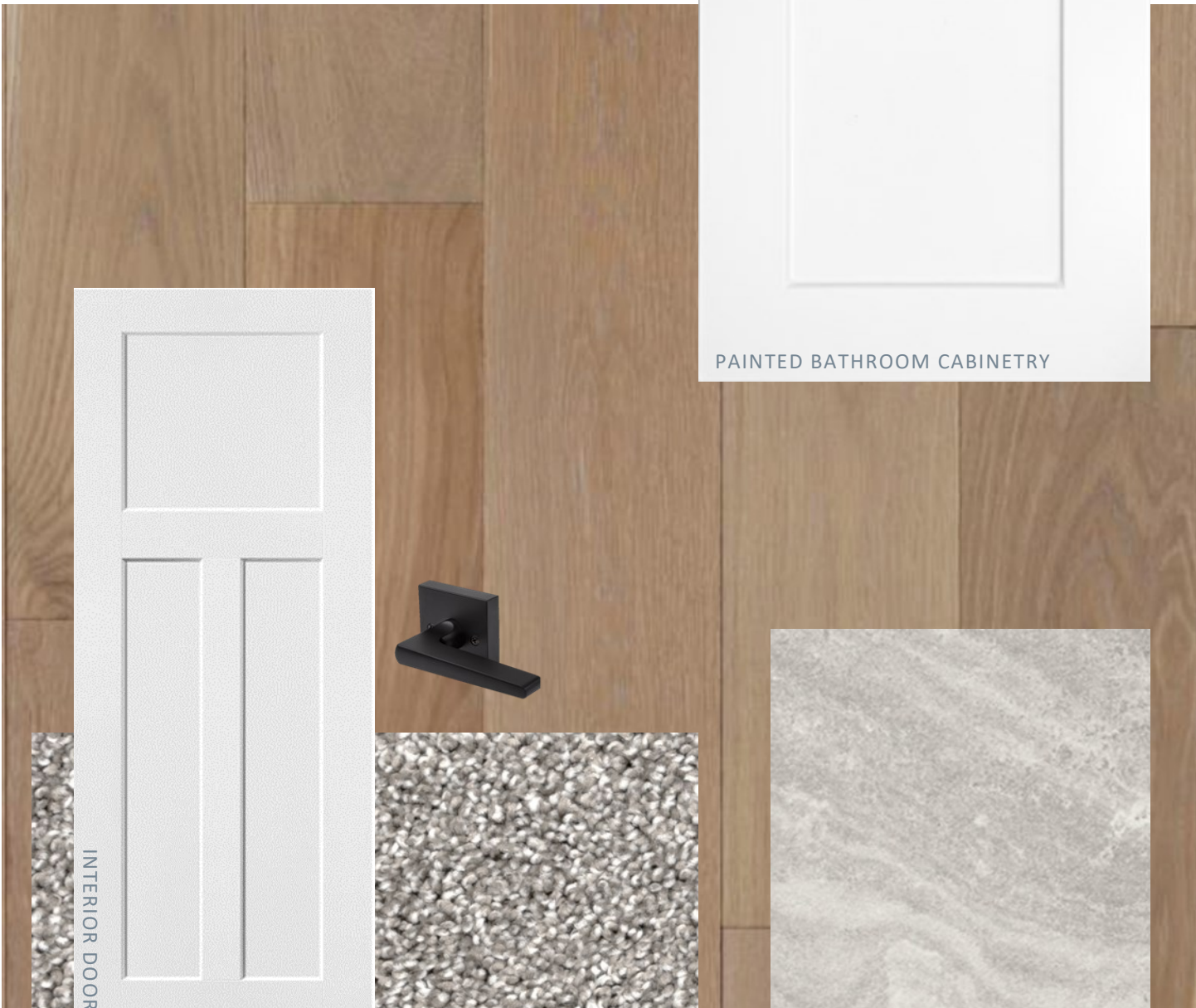
QUARTZ BATHROOM COUNTERTOPS



VANITY LIGHTING



PAINTED BATHROOM CABINTRY



INTERIOR DOOR STYLE



PAINTED BATHROOM CABINTRY



CARPET FLOORING



TILE FLOORING