



# FEATURES & FINISHINGS



## LIVE MOUNTAINSIDE, MINUTES FROM THE CITY

- Introducing Eminence, a vibrant, recreation-centric community featuring studio, 1, and 2 bed homes on the southeastern slope of Kelowna's iconic Knox Mountain
- Less than a 5-minute drive to downtown Kelowna
- Eminence offers a quiet, amenity-rich community bordering Kelowna's largest natural park area with over 367 acres of hiking and biking trails in your backyard
- Lush, perfectly planned green spaces and picturesque tree-lined pathways link the community's three buildings, encouraging an active lifestyle designed for walking, biking, and social connection
- The Lodge features a mountainside lounge, bar and kitchen, games area, fitness centre, outdoor pool and hot tub. Entertain al fresco poolside with community outdoor kitchenettes, harvest tables, and barbeques
- Connect with neighbours on the rooftop terrace featuring plush loungers with shaded areas and synthetic yoga lawn
- Enjoy more space for your favourite four-legged friends at the Bark Park and convenient onsite dog wash station
- Beyond Knox, you are less than an hour's drive to Big White Ski Resort and SilverStar Mountain Resort, and 15 minutes to the Kelowna International Airport
- 15 minutes to UBC Okanagan main campus and 7 minutes to the future downtown campus

## MODERN MOUNTAINSIDE ARCHITECTURE

- The striking natural backdrop of Knox is the inspiration for Eminence's modern mountainside architecture
- Warm wood elements complement the cultured stone features, bold black details, glass balconies and rooftop patios, showcasing Eminence's sweeping mountain, valley, and city views

## THOUGHTFUL CONVENIENCES

- Keep your bicycle secure and maintained with street parking, underground bike storage and convenient bike tune-up and wash stations in the parkade

- Secure underground parking with built-in storage lockers included with every home
- EV car charging available
- Efficient heating and air conditioning system to keep cool in the summer and warm in the winter
- Covered decks include gas barbeque hookups to enjoy the outdoors all year round

## INSPIRING INTERIORS

- Meticulously designed interiors feature three sophisticated colour palettes; Sky, Earth, and Slate, creating an elegant and inviting canvas awaiting your personal touch
- Stylish entry door with black finish and polished aluminum hardware
- Premium and durable, luxury vinyl flooring throughout main living areas
- Airy 9' ceilings throughout
- Elegant chrome lighting and hardware
- Sleek energy efficient LED lighting
- Stacked front load Whirlpool washer and dryer with wrinkle shield
- Sleek roller shade blinds for optimal lighting
- Oversized triple glaze windows provides energy efficiency while minimizing sound

## GOURMET KITCHENS

- Gourmet kitchens with large islands - perfect for entertaining friends and family
- Polished quartz countertops and backsplash
- Wood grain two tone flat panel cabinetry
- Custom wine shelving
- Undermount sink and polished chrome faucet with pull-down handle
- Under-cabinet kitchen lighting with recessed pot lights
- Sleek chrome hardware

- Well-appointed stainless-steel appliances include:

- 5-burner cooktop with gas range
- Professional low profile over the range microwave / hoodfan
- Energy efficient dishwasher
- French door refrigerator
- Under-counter bar fridge in select units

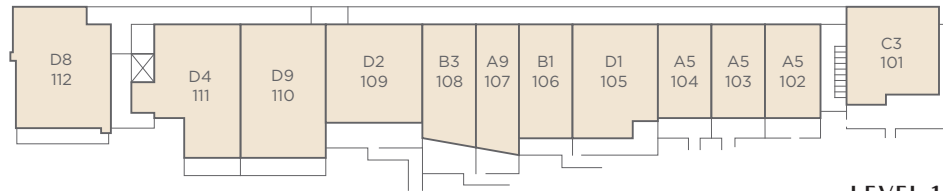
## LUXURIOUS BATHS

- Floating wood grain flat panel vanity
- Polished tile flooring
- Quartz countertops, sink and backsplash
- Decorative backlit LED mirrors add a touch of elegance and ambiance
- Recessed pot lights
- Elegant chrome hardware
- Kohler soaker tubs
- Dual flush toilet with soft close seat

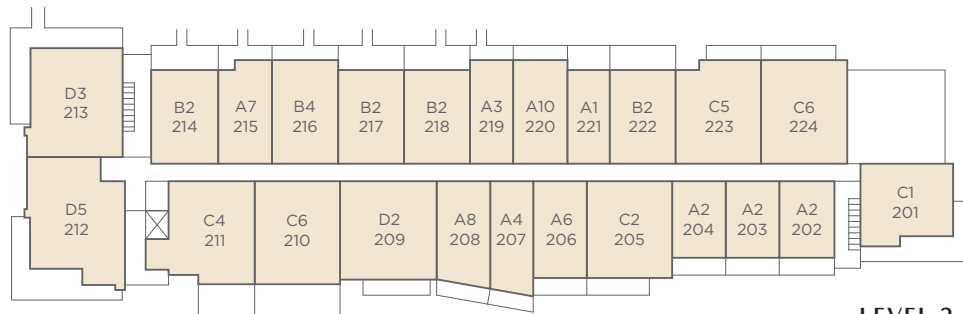
## PEACE OF MIND

- 2-5-10 year new home warranty with Pacific Home Warranty
- Building secured with cameras and FOB access
- The Meridian Advantage:
  - Over 900 points of inspection at 60 separate intervals throughout construction
  - One-on-one communication with service and warranty
  - Pre-possession owner walkthrough and a one year walkthrough with a security guarantee for all service/repairs as required

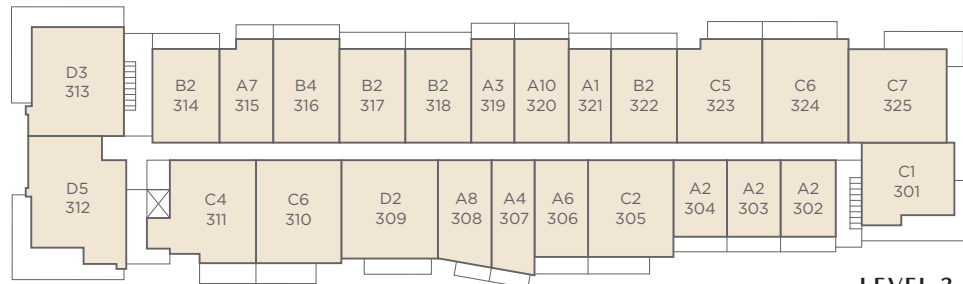
# KEYPLANS



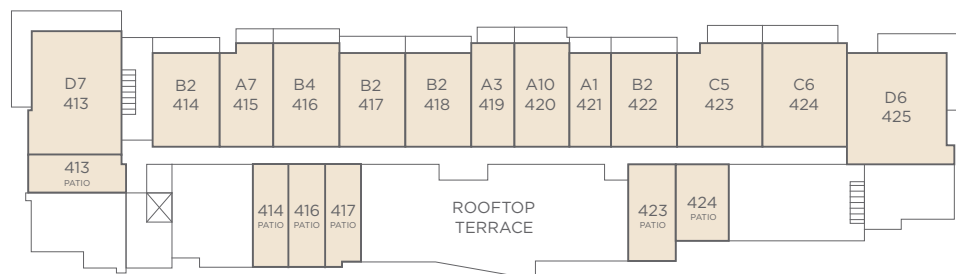
**LEVEL 1**



**LEVEL 2**



**LEVEL 3**



**LEVEL 4**



# C2

## 2 Bedroom, 2 Bath

Interior 849 SF

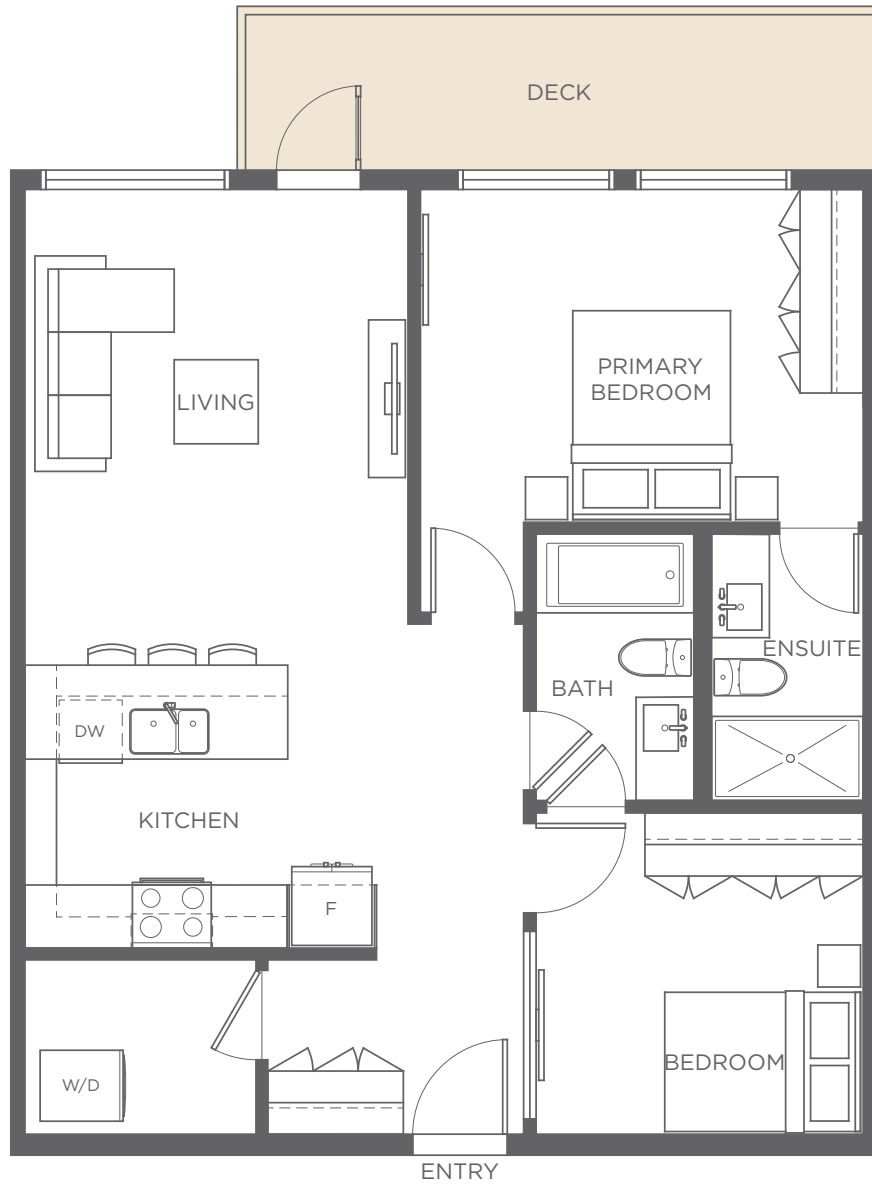
Exterior 108 SF

Total 957 SF



# EMINENCE

AT KNOX MOUNTAIN



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# C3

## 2 Bedroom, 2 Bath

Interior 874 SF

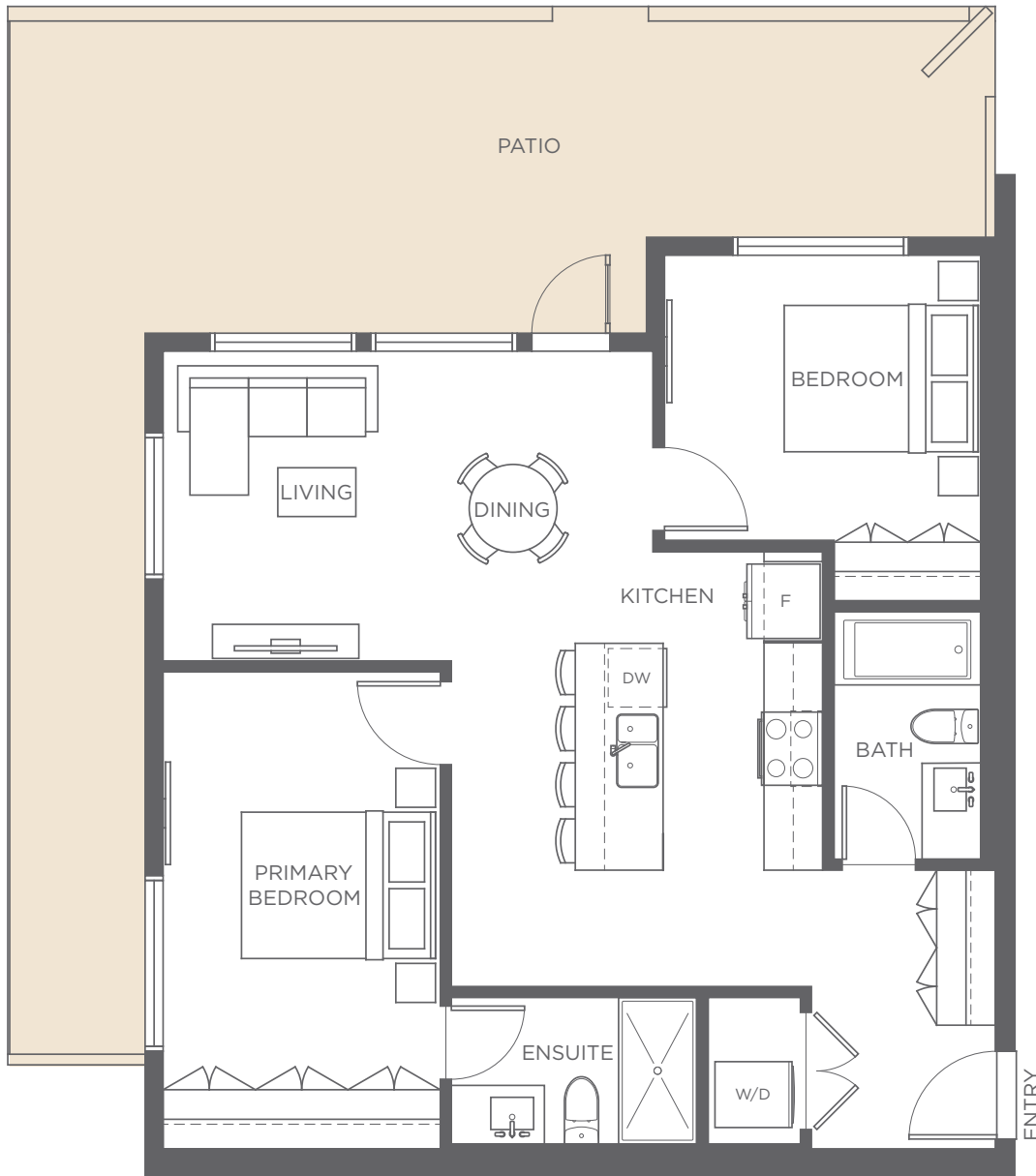
Exterior 426 SF

Total 1,300 SF



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# C4

## 2 Bedroom, 2 Bath

Interior 949 SF

Exterior 115–158 SF

Total 1,064–1,107 SF



# EMINENCE

AT KNOX MOUNTAIN

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please see your sales manager for more information.



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# C5

## 2 Bedroom, 2 Bath

Interior 886 SF

Exterior 86–105 SF

Total 972–991 SF



# EMINENCE

AT KNOX MOUNTAIN

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UNIT 223

UNIT 323 & 423

PATIO

LIVING

DINING

PRIMARY  
BEDROOM

W.I.C.

ENSUITE

W/D

DW

KITCHEN

F

BATH

BEDROOM

ENTRY

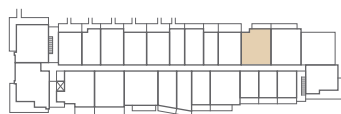
ROOFTOP  
PATIO

UNIT 423 ONLY

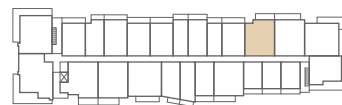
452 SF



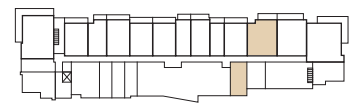
LEVEL 1



LEVEL 2



LEVEL 3



LEVEL 4



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K2

# C6

## 2 Bedroom, 2 Bath

Interior 904 SF

Exterior 117-251 SF

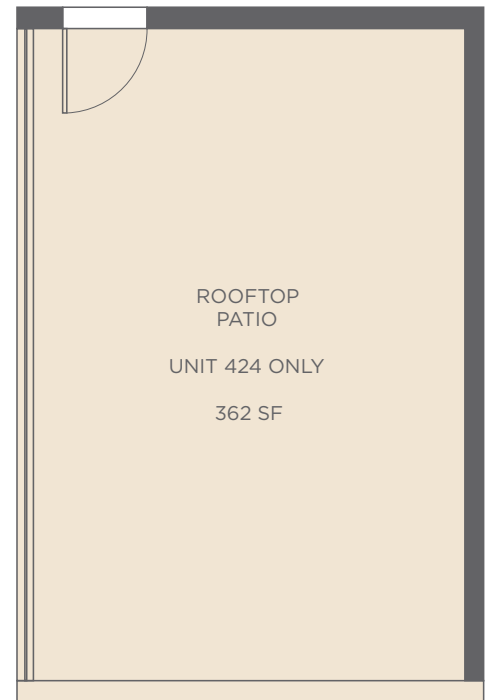
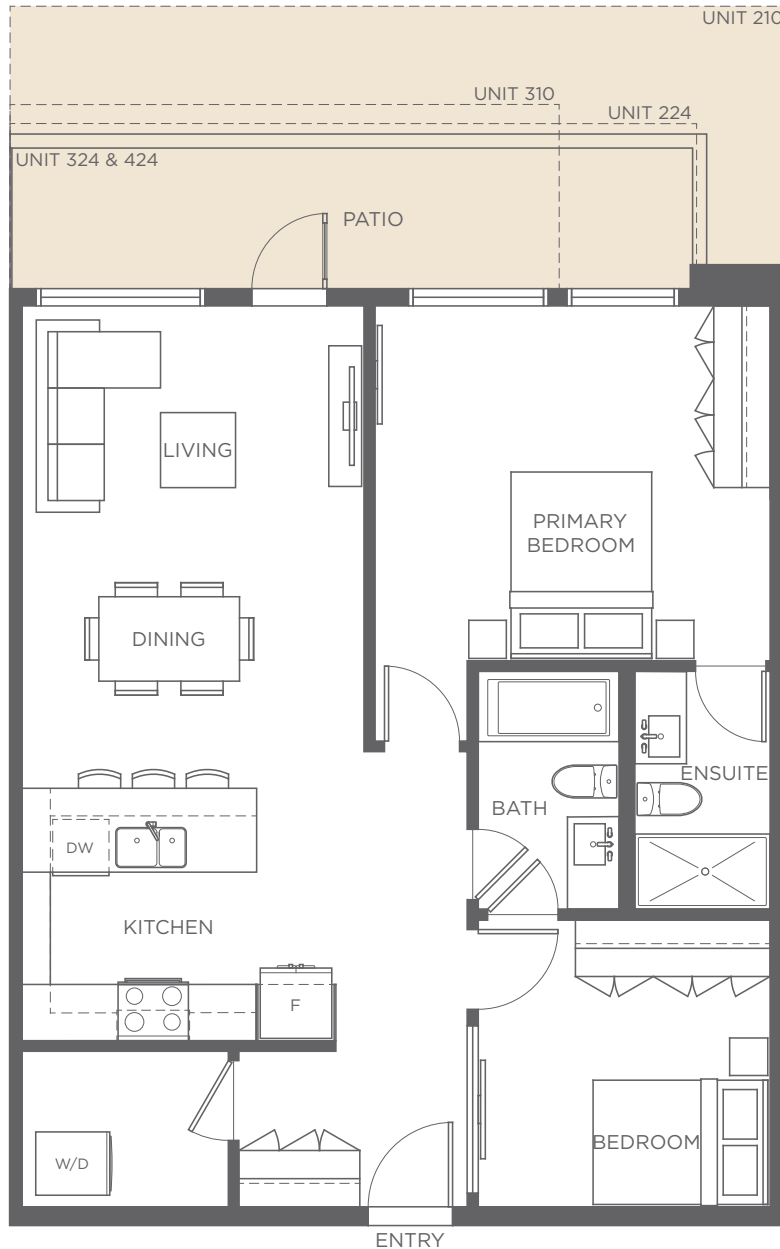
Total 1,021-1,155 SF



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J2, J2 rev



# C7

## 2 Bedroom, 2 Bath

Interior 952 SF

Exterior 177 SF

Total 1,129 SF



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# D1

## 2 Bedroom + Den, 2 Bath

Interior 956 SF

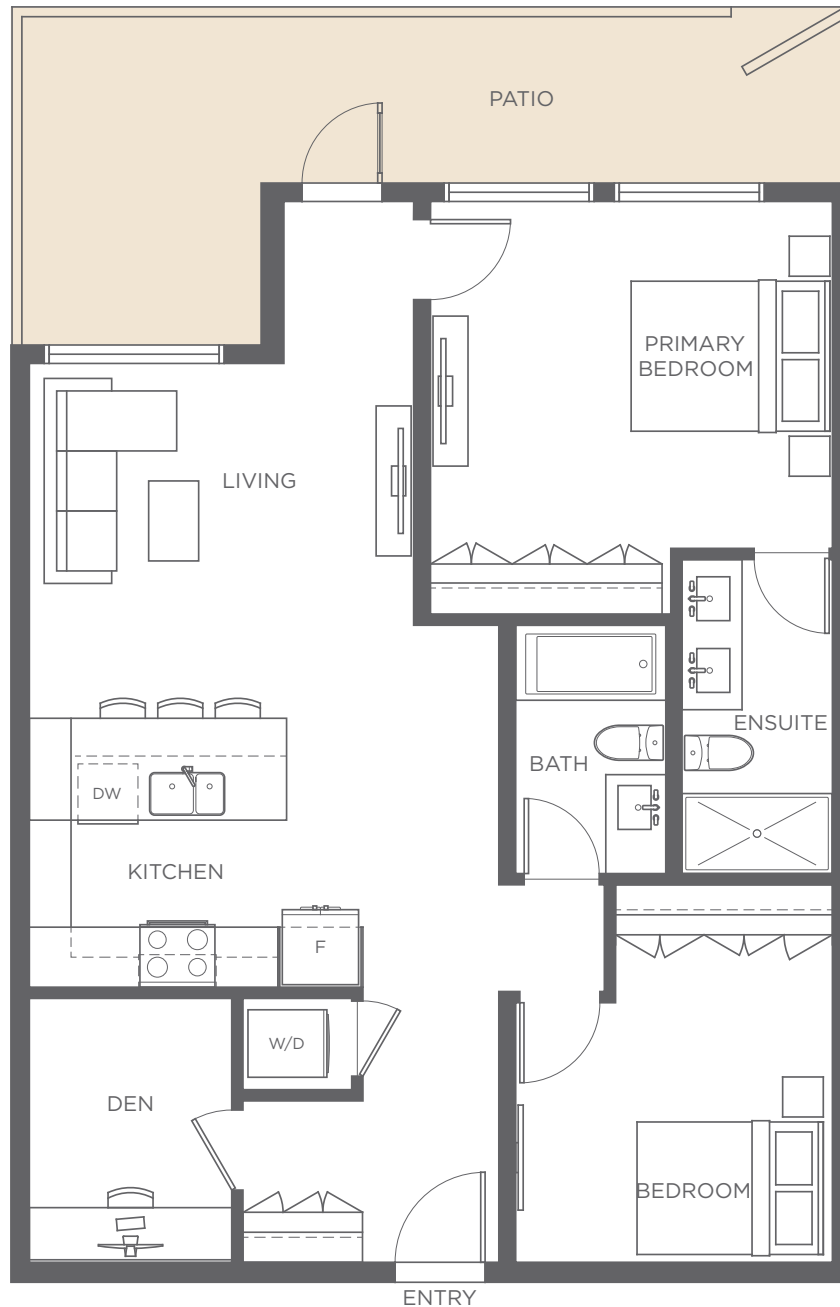
Exterior 205 SF

Total 1,161 SF



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# D2

## 2 Bedroom + Den, 2 Bath

Interior 978 SF

Exterior 110–246 SF

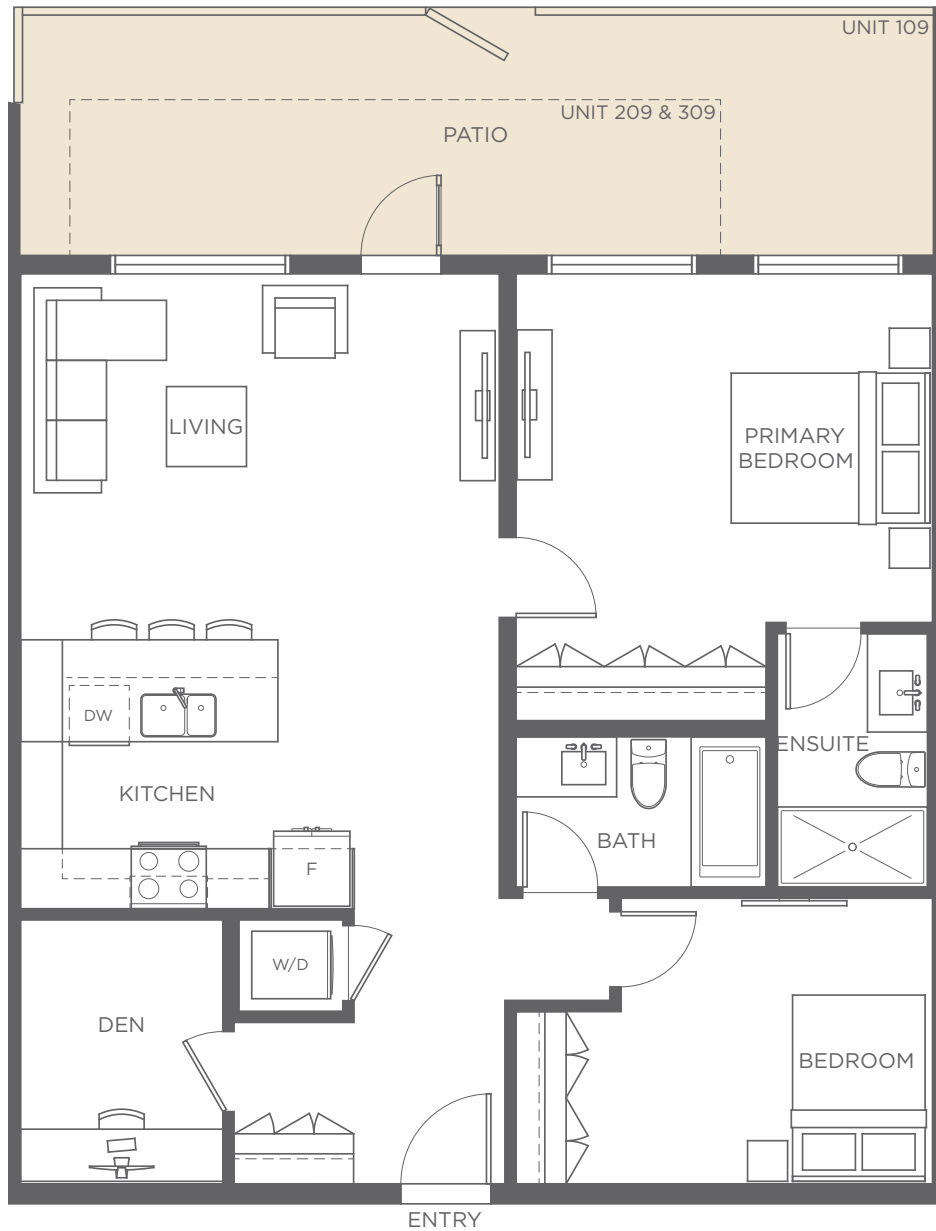
Total 1,088–1,224 SF



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# D3

**2 Bedroom + Den, 2 Bath**  
 Interior 1,003 SF  
 Exterior 387-390 SF  
 Total 1,390-1,393 SF



**EMINENCE**

AT KNOX MOUNTAIN



# D4

## 2 Bedroom + Den, 2 Bath

Interior 1,125 SF

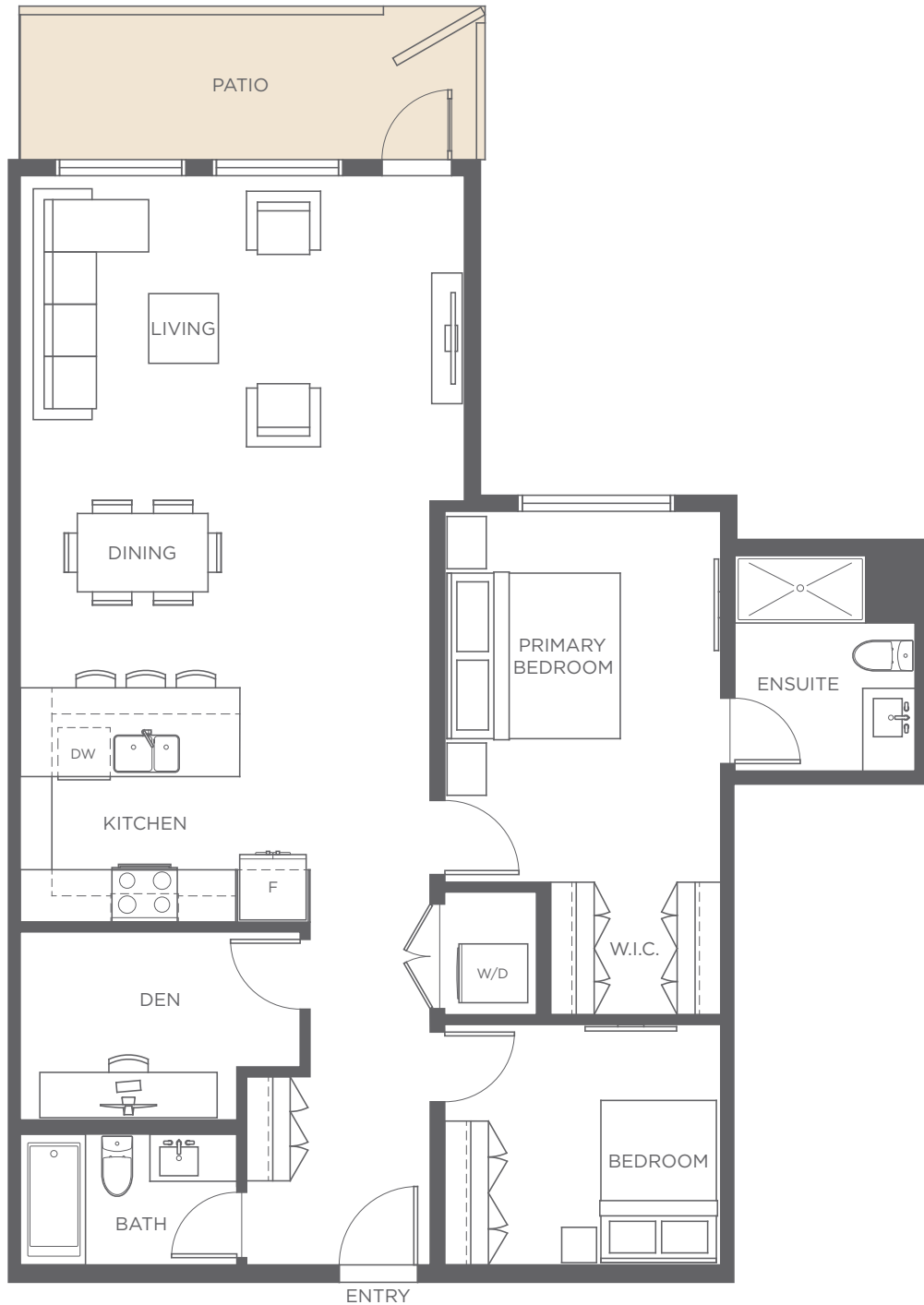
Exterior 105 SF

Total 1,230 SF



# EMINENCE

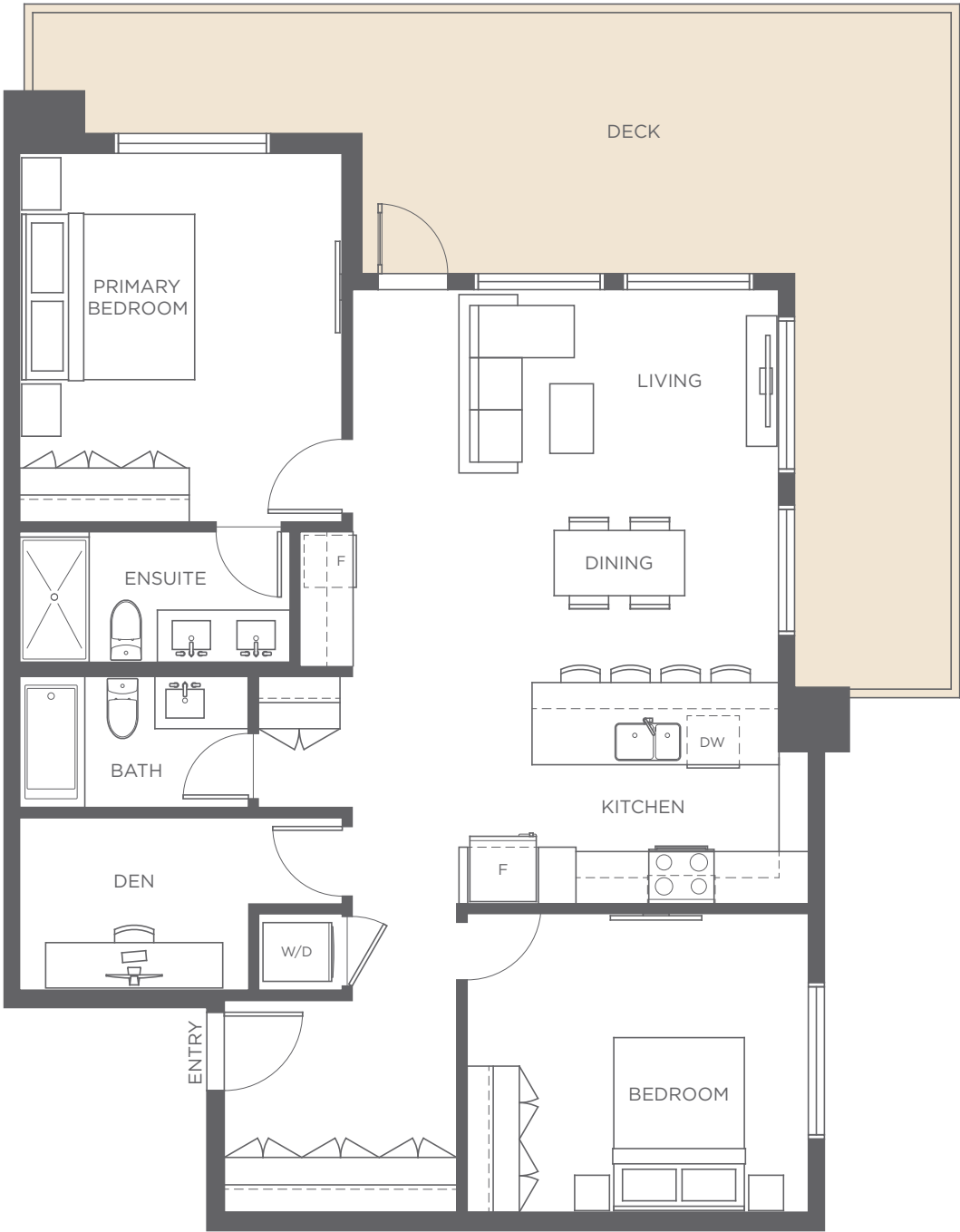
AT KNOX MOUNTAIN



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# D5

**2 Bedroom + Den, 2 Bath**  
 Interior 1,121 SF  
 Exterior 403–416 SF  
 Total 1,524–1,537 SF



# D6

## 2 Bedroom + Den, 2 Bath

Interior 1,166 SF

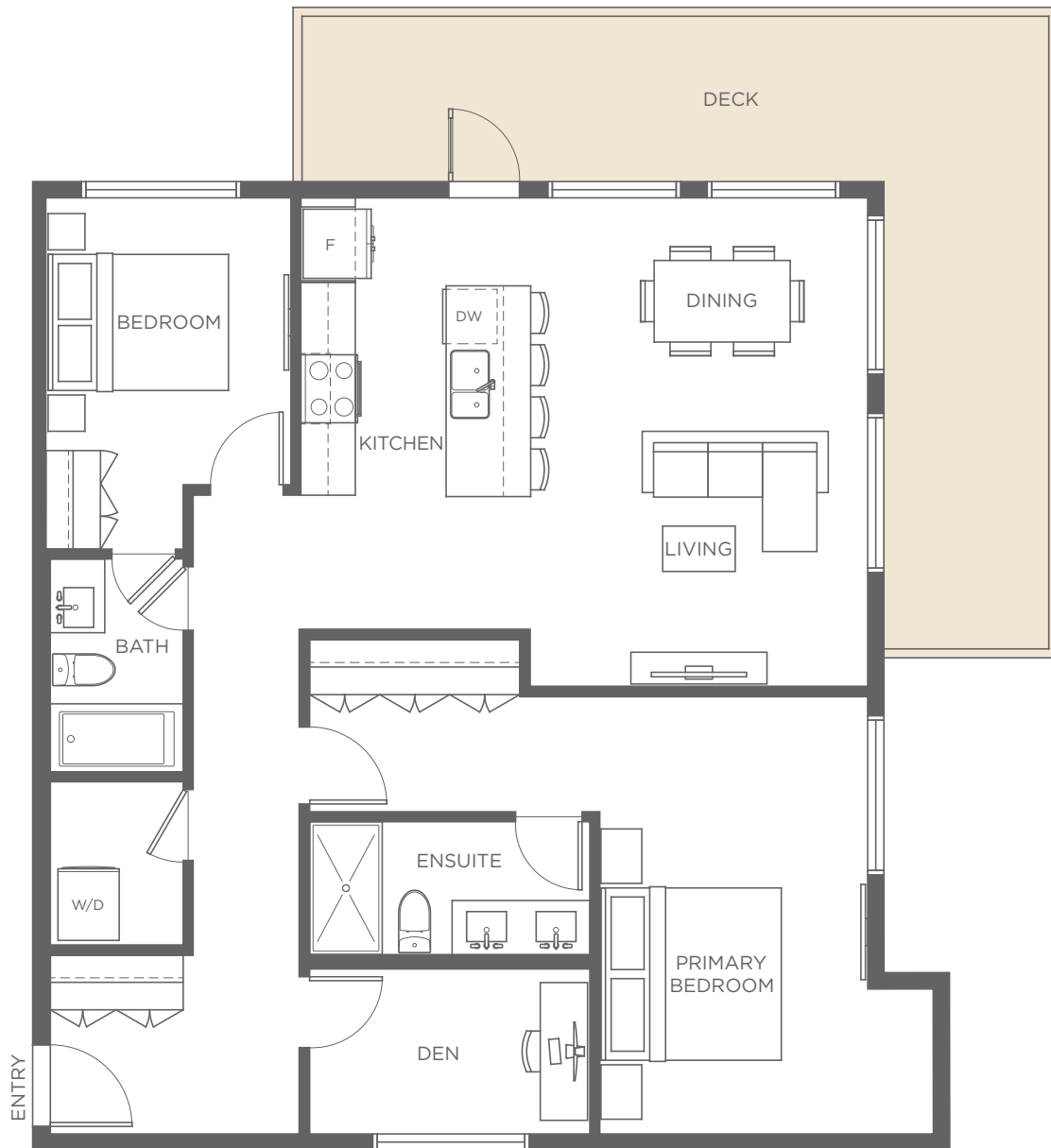
Exterior 304 SF

Total 1,470 SF



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# D7

## 2 Bedroom + Den, 2 Bath

Interior 1,152 SF

Exterior 746 SF

Total 1,898 SF



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# D8

## 2 Bedroom + Den, 2 Bath

Interior 1,166 SF

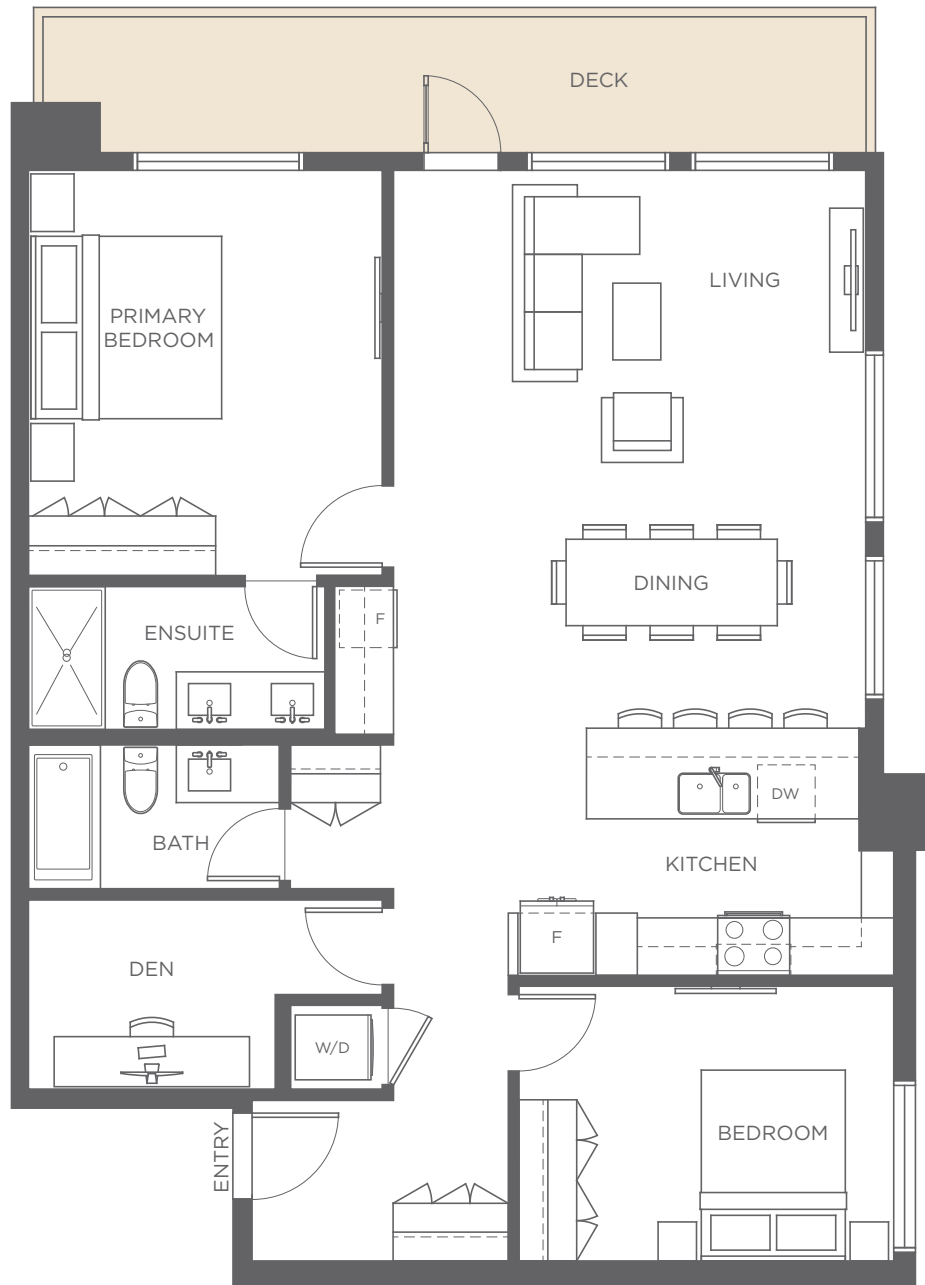
Exterior 146 SF

Total 1,312 SF



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# D9

## 2 Bedroom + Den, 2 Bath

Interior 1,177 SF

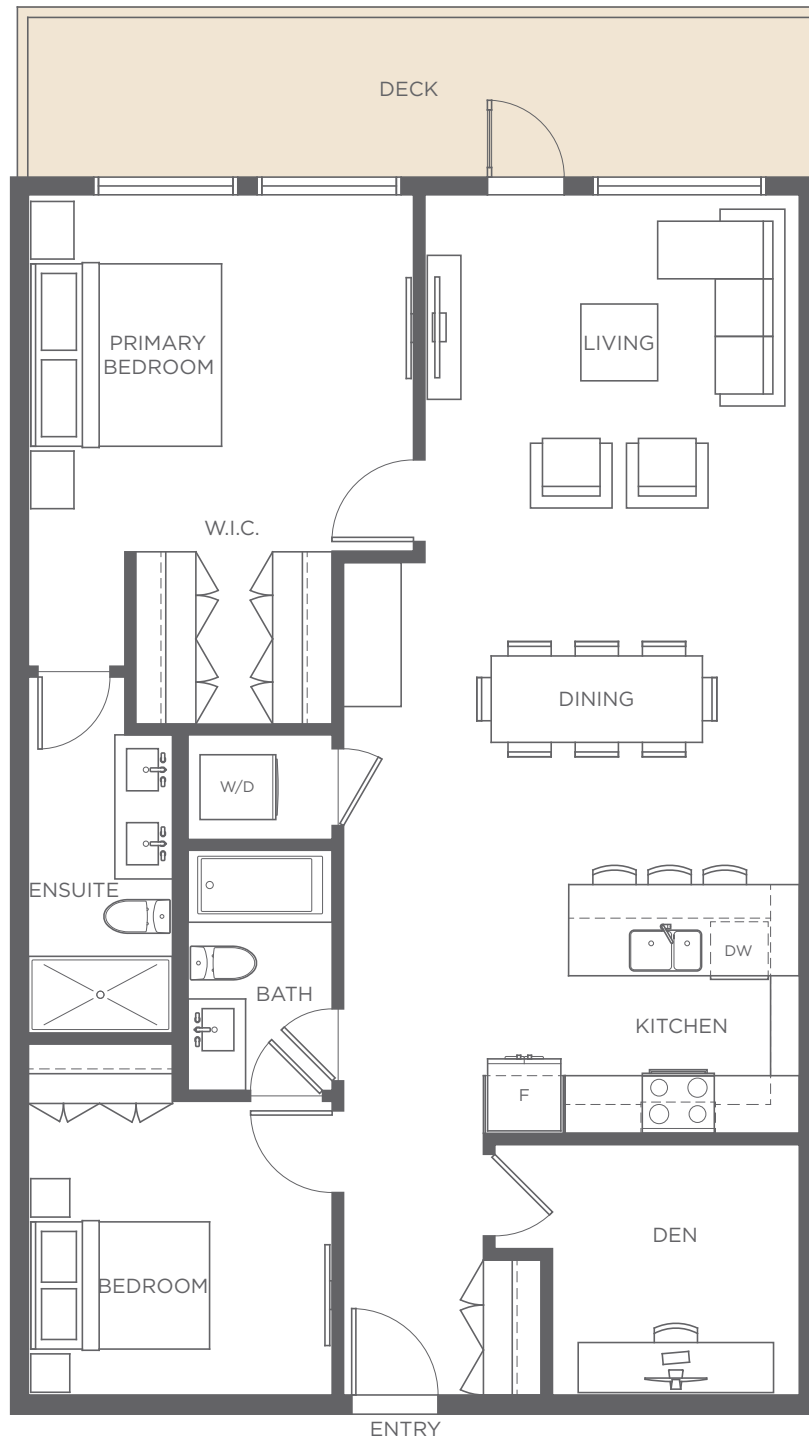
Exterior 161 SF

Total 1,338 SF



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