



# WEST 61

ON SHANNON LAKE

SOPHISTICATED LIVING

# LUXURY LAKESIDE LIVING

Bringing vibrancy and solace to lakeside living for young professionals, families and retirees alike. Experience superb comfort and sophisticated style on the beautiful shores of Shannon Lake in West Kelowna.



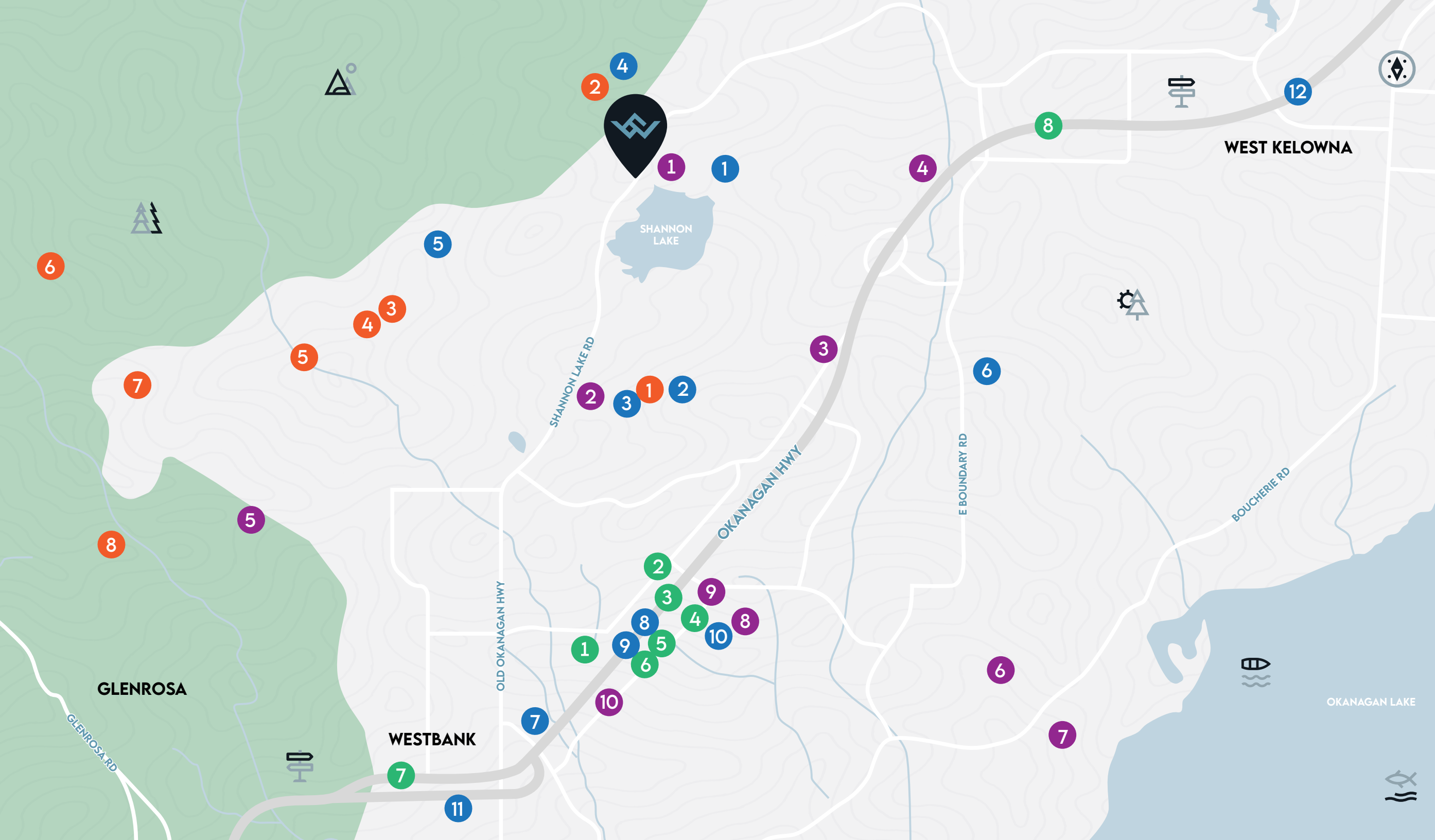


# DISCOVER WEST 61

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From mountain peaks, to tranquil lakes, West 61 has it all. Imagine natural green space, walking paths, golfing, fishing and just a short drive into the city of Kelowna; nurturing both the most serene and active souls. Welcome to your new home, found in the tranquil spot of Shannon Lake in West Kelowna.





# LUXURY LIFESTYLE

## RESTAURANTS & WINERIES

1. Courses Restaurant
2. Neighbours Pub
3. Urban Distilleries & Winery
4. Pepper Pot Grill
5. Kalala Organic Estate Winery
6. Mission Hill Family Estate Winery
7. Frind Estate Winery
8. 19 Okanagan Grill + Bar
9. Sushi KOJO Westside
10. Bamboo Chopsticks Vietnamese

## SHOPPING

1. Governors Landing Mall
2. Walmart Super Centre
3. London Drugs
4. The Home Depot
5. Canadian Tire
6. Winners & Home Sense
7. Westridge Shopping Centre
8. Bylands Garden Centre

## HEALTH & FITNESS

1. Shannon Lake Golf Course
2. Shannon Lake Tennis Courts
3. Rip Toned Fitness
4. Cameo Facials Spa
5. Badass Beauty
6. Body & Soul Therapeutics
7. West Kelowna Integrative Health
8. Aura Dental Clinic
9. Lifemark Physiotherapy
10. Vintage View Medical
11. Towne Centre Medical Clinic
12. Westside Medical Associates

## WALKING AREAS

1. Shannon Lake Trails
2. Tallus Park
3. Powerline Walkway
4. Smith Creek Walkway
5. Smith Creek Park
6. Smith Creek Trail System
7. Black Canyon Park
8. Webber Road Walkway

Distances to:

- West Kelowna - 5 km
- Kelowna - 12 km
- Kelowna International Airport - 25 km





# LAVISH, OPULENT SPACES, WITH MODERNIZED FINISHES

Bright, spacious interiors and premium finishes are accompanied by an enviable view across turquoise waters and pristine fairways.

BUILDING AMENITIES

# CONNECT. INDULGE. ENJOY.

Experience everything West 61 has to offer with a variety of amenities right outside your door. Get active and hit the court for a game of Pickleball or find your “om” at the Yoga Studio. Sit back and relax at the Library and Theatre, or enjoy the great outdoors with your choice of two BBQ & Lounge Areas.



SHARED AMENITY BUILDING

## SHARED ROOFTOP DECK



SHARED AMENITY BUILDING

## MEETING ROOM





SHARED AMENITY BUILDING

EXTERIOR PICKLEBALL COURT



SHARED AMENITY BUILDING

BBQ & LOUNGE AREA



SHARED AMENITY BUILDING

FITNESS CENTRE & YOGA STUDIO



SHARED AMENITY BUILDING

WALKING PATHS



SHARED AMENITY BUILDING

## GAMES ROOM



SHARED AMENITY BUILDING

## SMALL THEATRE



SHARED AMENITY BUILDING

## LIBRARY



SHARED AMENITY BUILDING

## MULTIPURPOSE ROOM WITH FULL KITCHEN





# PICTURESQUE VIEWS - INSIDE AND OUT

Crafted and designed for modern lakeside living, your perfect home awaits.



WEST 61 ON SHANNON LAKE

# SITE MAP

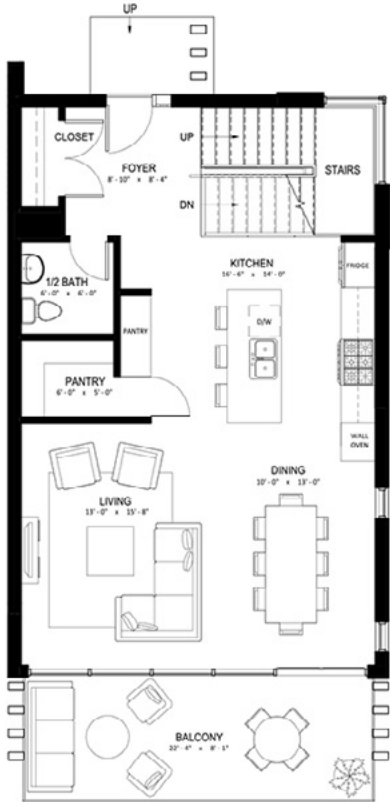
SHANNON LAKE



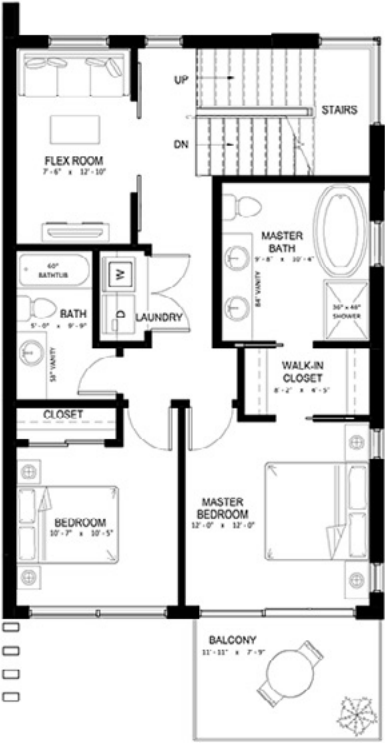


SUITE A

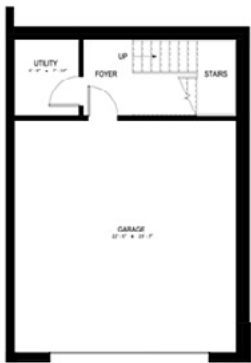
2 BED  
2 BATH  
1,664 SQ. FT



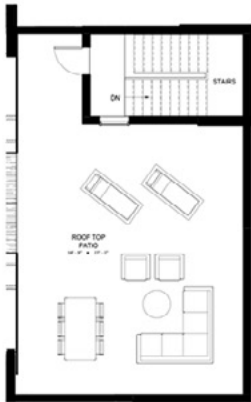
Main Floor - 832 Sq.Ft.



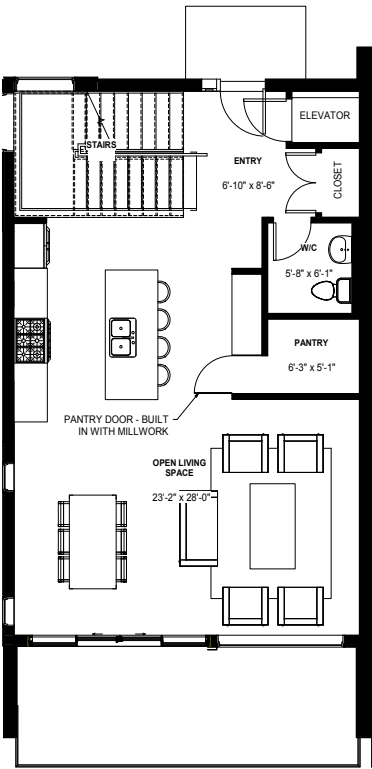
Second Floor - 832 Sq.Ft.



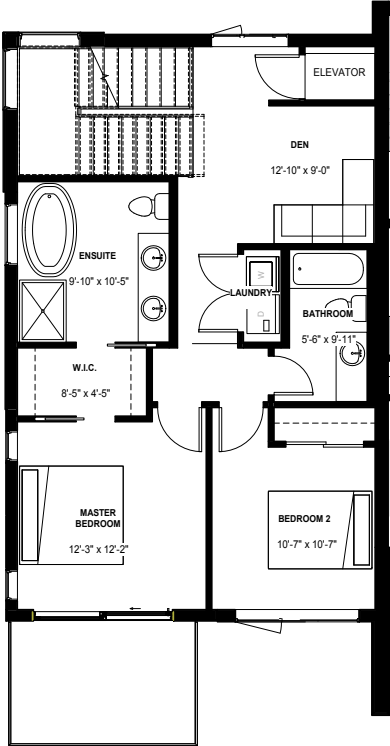
Garage - 727 Sq.Ft.



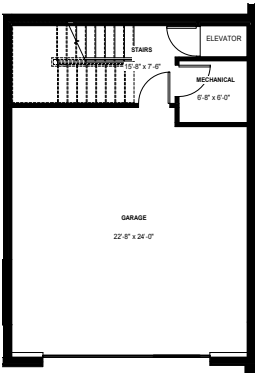
Roof Top



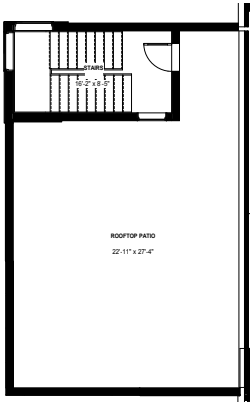
Main Floor - 832 Sq.Ft.



Second Floor - 832 Sq.Ft.



Garage - 727 Sq.Ft.



Roof Top

SUITE A

WITH ELEVATOR

2 BED  
2 BATH  
1,664 SQ. FT

# SUITE B1

2 BED  
2 BATH  
1,506 SQ. FT



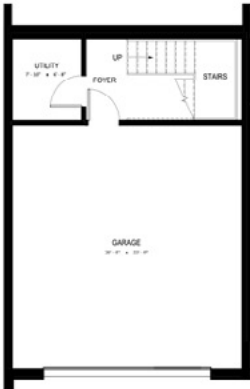
Main Floor - 753 Sq.Ft.      Second Floor - 753 Sq.Ft.



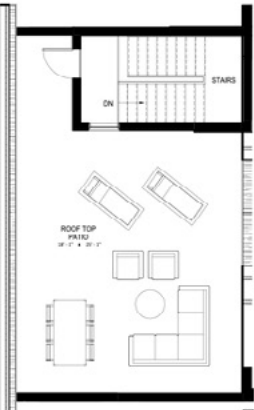
Garage - 750 Sq.Ft.



Main Floor - 753 Sq.Ft.      Second Floor - 753 Sq.Ft.



Garage - 700Sq.Ft.



Roof Top

# SUITE B2

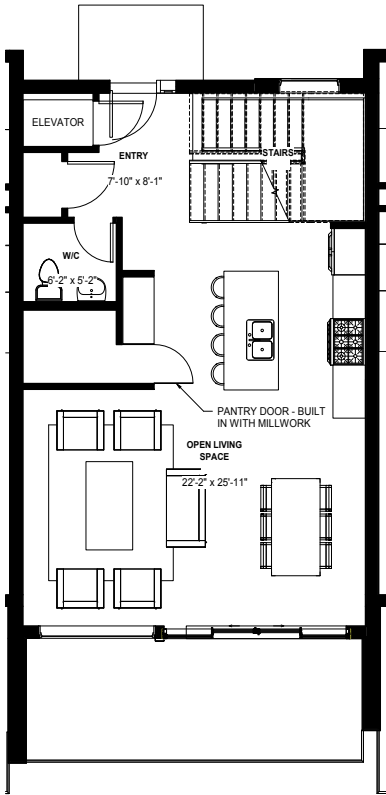
2 BED  
2 BATH  
1,506 SQ. FT



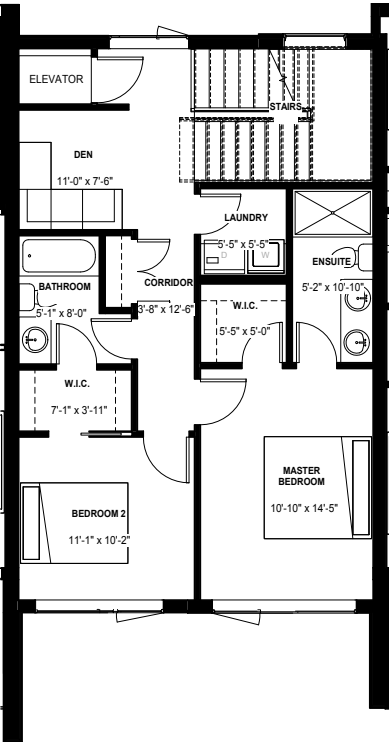
SUITE B2

WITH ELEVATOR

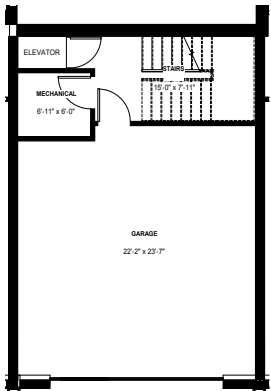
2 BED  
2 BATH  
1,506 SQ. FT



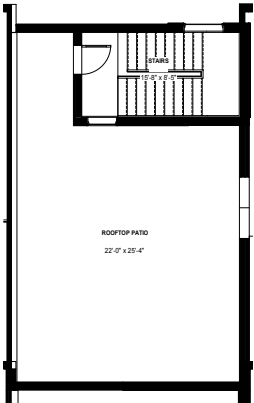
Main Floor - 753 Sq.Ft.



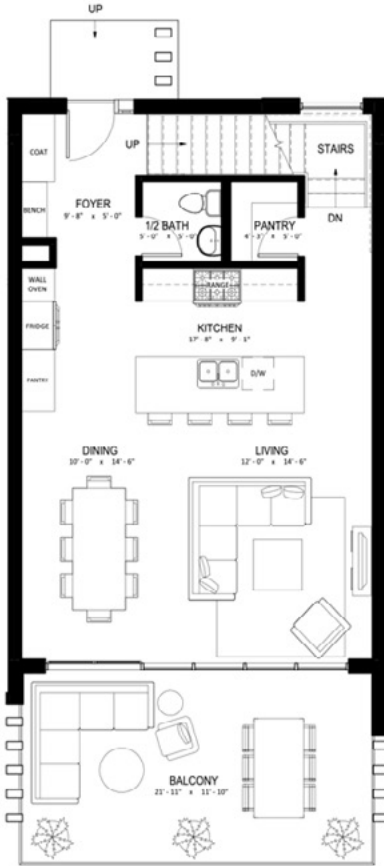
Second Floor - 753 Sq.Ft.



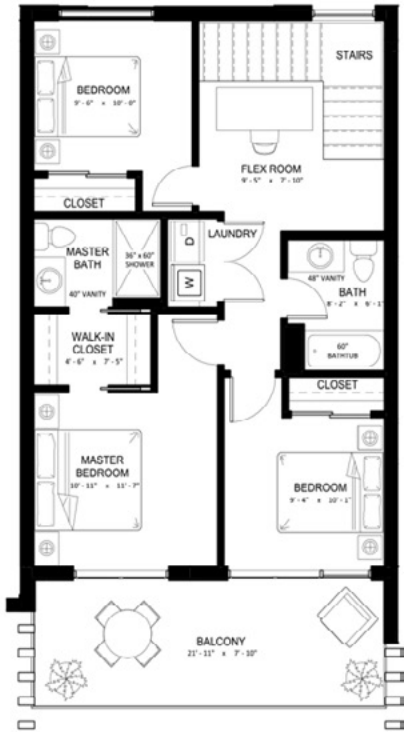
Garage - 700Sq.Ft.



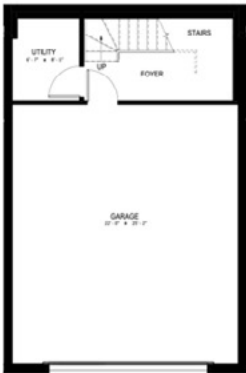
Roof Top



Main Floor - 753 Sq.Ft.



Second Floor - 753 Sq.Ft.



Garage - 750 Sq.Ft.

SUITE B3

2 BED  
2 BATH  
1,506 SQ. FT

# FEATURES & FINISHES

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## THE RESIDENCES

- Quartz Countertops in Kitchen & Bathrooms
- Dual-Toned Cabinetry
- Durable Luxury Vinyl Plank Flooring
- Modern Lighting Package
- Contemporary MOEN and Riobel Faucets & Fixtures in Chrome  
*(optional Black upgrade)*
- Stainless Steel Kitchen Appliances - including Fridge, Dishwasher, Wall Oven/Microwave & Hoodfan
- Full-sized Washer & Dryer
- Stunning 60" Linear Electric Fireplace with Tile Surround





# FINISH PACKAGE 1

1 - ½ Bath Accent Wall Olympia Tile  
Dalia Nero

2 - Upgrade Quartz Countertop and  
Kitchen Backsplash Caesarstone  
Statuario Nuvo

3 - White Quartz Countertop

4 - Bath Wall Tile Julian La Marca  
Statuarietto Honed 24" x 48"

5 - Bath Accent Tile Tierra Sol Velvet  
Glass Mini Diamond 0.5" x 0.5"

6 - Flat Panel Walnut Melamine Accent  
Cabinetry

7 - Flat Panel Matte Grey Melamine

8 - Carpet Dreamweaver Cape Cod Dove

9 - Bath Floor Tile Julian La Marca  
Paradiso Argento Honed 12" x 24"

10 - Kitchen Backsplash Tierra Sol  
Gani Marble Series Pietra Grey Matte  
3" x 3" Hexagon

11 - Primco Estates Luxury Vinyl  
Rockies - Canadian Collection



# LIGHTING PACKAGE 1



POT LIGHT  
RL375 LED  
4" ROUND SLIM LED



POWDER ROOM  
MATTEO  
S06003BKCL



MASTER BATH  
MATTEO  
C54901BK



DINING  
DVI DVP34502GR-OP-  
600x600



BEDROOM  
CANARM JAX,  
LFM127A14BK



KITCHEN  
KUZZCO  
C75311BKCL



# FINISH PACKAGE 2

- 1 - ½ Bath Accent Wall Olympia Tile Dalia Branco
- 2 - Upgrade Quartz Countertop and Kitchen Backsplash Caesarstone Statuario Nuvo
- 3 - White Quartz Countertop
- 4 - Bath Wall Tile Julian La Marca Statuarietto Honed 24" x 48"
- 5 - Bath Accent Tile Tierra Sol Velvet Glass Triangle 2.75" X 2.75"
- 6 - Flat Panel Light Wood Melamine Accent Cabinetry
- 7 - Flat Panel High Gloss White Melamine
- 8 - Carpet Dreamweaver Cape Cod Silver Lining
- 9 - Bath Floor Tile Julian La Marca Statuarietto Honed 12" x 24"
- 10 - Kitchen Backsplash Tierra Sol Gani Marble Series Statuario White Matte 3" x 3" Hexagon
- 11 - Primco Estates Luxury Vinyl Northern Lights - Canadian Collection





# LIGHTING PACKAGE UPGRADE



POT LIGHT  
RL375 LED  
4" ROUND SLIM LED



POWDER ROOM  
MATTEO  
S08924AG



MASTER BATH  
MATTEO  
C75311AGCL



DINING  
MATTEO  
C83437OG



BEDROOM  
MATTEO  
M15302WHAG



KITCHEN  
NUEVO  
HGRA185



CHROME PLUMBING PACKAGE

STANDARD

MODEL: 7864  
SLEEK CHROME ONE-  
HANDLE PULLDOWN  
KITCHEN FAUCET



MODEL: T2663EP  
VALVE 62320  
VICHY CHROME  
POSI-TEMP®  
TUB/SHOWER



MODEL: T2662  
EP VALVE 62320  
VICHY CHROME POSI-  
TEMP® SHOWER ONLY



MODEL: 6710  
VICHY CHROME  
ONE-HANDLE BATHROOM  
FAUCET



MODEL: PX39C  
RIOBEL 2 WAY TYPE  
TUB FILLER WITH  
HAND SHOWER



MODEL: S931  
FLARA CHROME ONE-  
HANDLE TUB FILLER  
INCLUDES HAND  
SHOWER



METHOD CHROME  
PIVOTING PAPER  
HOLDER



BLACK PLUMBING PACKAGE

UPGRADE

MODEL: 7864BL  
SLEEK CHROME ONE-  
HANDLE PULLDOWN  
KITCHEN FAUCET



ALIGN MATTE BLACK 24"  
TOWEL BAR



MODEL: T2193EPBL  
VALVE 62320  
ALIGN MATTE BLACK  
POSI-TEMP®  
TUB/SHOWER



MODEL: T2192EPBL  
VALVE 62320  
ALIGN CHROME POSI-  
TEMP  
® SHOWER ONLY



ALIGN MATTE BLACK  
PIVOTING PAPER  
HOLDER



MODEL: 6190BL  
ALIGN MATTE BLACK  
ONE-HANDLE LOW ARC  
BATHROOM FAUCET



MODEL: PX39BK  
RIOBEL 2 WAY TYPE  
TUB FILLER WITH  
HAND SHOWER



MOEN®  
Riobel®

MOEN®  
Riobel®



SHOWER GLASS AND HARDWARE

48” TO 60”

CUSTOM GLASS SHOWER ENCLOSURE, 10 MM THICK GLASS WITH POLISHED EDGES



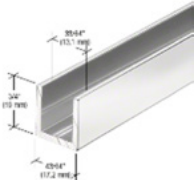
CLEAR SHOWER GLASS  
10 MM TEMPERED GLASS  
75" HEIGHT

SHOWER GLASS AND HARDWARE

CUSTOM SHOWER ENCLOSURE - CHROME



POLISHED STAINLESS  
8" X 8" LADDER STYLE  
BACK-TO-BACK PULL  
HANDLES



POLISHED STAINLESS  
FIXED PANEL 10 MM  
SHOWER GLASS



POLISHED STAINLESS  
180 DEGREE  
GLASS-TO-GLASS  
STANDARD HINGE



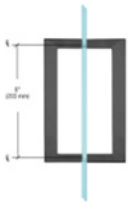
SHOWER GLASS  
10 MM FULL HEIGHT  
TEMPERED GLASS  
WITH POLISHED EDGES  
SEAMLESS SILICONE  
JOINTS



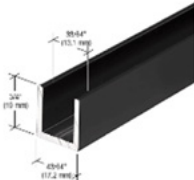
UPGRADE  
TUB DECK PANEL  
10 MM FULL HEIGHT  
24"X50"  
TEMPERED GLASS  
WITH POLISHED EDGES

SHOWER GLASS AND HARDWARE

CUSTOM SHOWER ENCLOSURE – BLACK UPGRADE



MATTE BLACK  
8" X 8" SQUARE TUBING  
BACK-TO-BACK PULL  
HANDLES



MATTE BLACK  
FIXED PANEL 10 MM  
SHOWER GLASS



MATTE BLACK 180  
DEGREE  
GLASS-TO-GLASS  
STANDARD HINGE



SHOWER GLASS  
10 MM FULL HEIGHT  
TEMPERED GLASS  
WITH POLISHED EDGES  
SEAMLESS SILICONE  
JOINTS

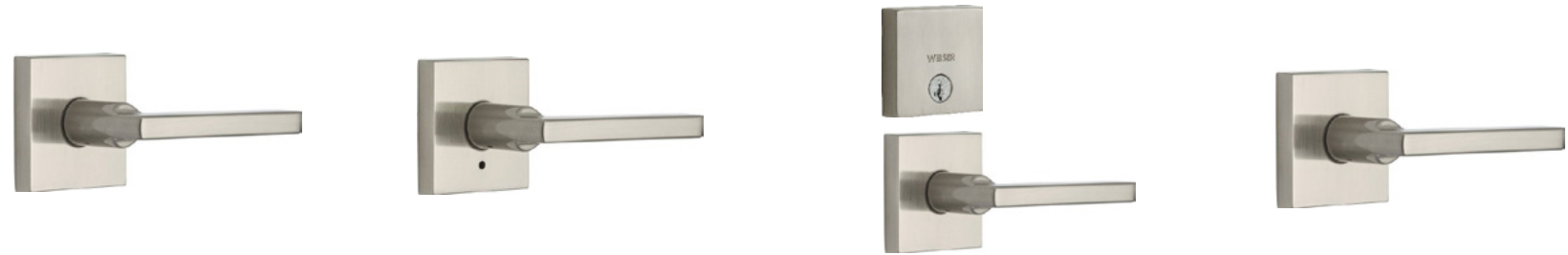


UPGRADE  
TUB DECK PANEL  
10 MM FULL HEIGHT  
24"X50"  
TEMPERED GLASS  
WITH POLISHED EDGES



DOOR HARDWARE

SATIN NICKEL HARDWARE PACKAGE



HALL/CLOSET  
WEISER HALIFAX  
SQUARE ROSE  
SATIN NICKEL

BED/BATH  
WEISER HALIFAX  
SQUARE ROSE  
SATIN NICKEL

KEYED ENTRY  
WEISER HALIFAX  
SQUARE ROSE  
SATIN NICKEL

INACTIVE  
WEISER HALIFAX  
SQUARE ROSE  
SATIN NICKEL

DOOR HARDWARE

BLACK HARDWARE PACKAGE - UPGRADE



HALL/CLOSET  
WEISER HALIFAX  
SQUARE ROSE  
IRON BLACK

BED/BATH  
WEISER HALIFAX  
SQUARE ROSE  
IRON BLACK

KEYED ENTRY  
WEISER HALIFAX  
SQUARE ROSE  
IRON BLACK

**UPGRADE:**  
ELECTRONIC LOCK  
WEISER - KEVO  
IRON BLACK

INACTIVE  
WEISER HALIFAX  
SQUARE ROSE  
IRON BLACK

APPLIANCE PACKAGES

STAINLESS KITCHENAID - BASE PACKAGE



KITCHENAID  
WALL HOOD 36",  
KVWB400DSS  
400CFM

KITCHENAID  
KRFC300ESS  
36" FRIDGE COUNTER  
DEPTH, ICE AND WATER

KITCHENAID  
KSGG700ESS  
GAS RANGE 30",  
CONVECTION

KITCHENAID  
KDTE204KPS  
24" DISHWASHER

KITCHENAID  
KOC500ESS  
30" WALL OVEN/  
MICROWAVE

WHIRLPOOL  
WFW560CHW  
27" FRONT LOAD  
WASHER - WHITE

WHIRLPOOL  
WFW5620HW  
27" FRONT LOAD  
DRYER - WHITE

APPLIANCE PACKAGES

STAINLESS BOSCH UPGRADE



FRIDGE 36" COUNTER DEPTH, 4 DR, GLASS ON STAINLESS, WINE DRAWER, INT ICE/WTR



WALL HOOD 30", PULL-OUT VISOR, SS



RANGE - 30" PRO/ INDUSTRIAL STYLE, SS, ALL GAS



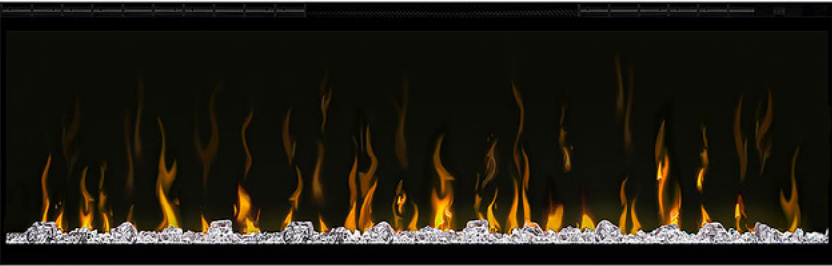
DISHWASHER 24"W, POCKET HANDLE, 5/5 CYCLES, 44 DBA, FLEX 3RD RACK, SS



WALL OVERN, 30"W, COMBI SPEED OVEN, SS, HOME CONNECT

FIREPLACE

ELECTRIC FIREPLACE



DIMPLEX 60" LINEAR ELECTRIC FIREPLACE XLF60  
STANDARD FIREPLACE FOR UNITS B1, B2 & B3



ESSENCE 45  
SAVANNAH HEATING  
STANDARD FIREPLACE FOR UNIT A

ELECTRIC VEHICLE CHARGER

UPGRADE



ELECTRIC CHARGER  
IN THE GARAGE



# WHO WE ARE.... DOING IT RIGHT

Brightshore Developments is a proudly 100% Canadian, privately held, employee owned fully integrated general contractor and builder. With design build solutions across Western Canada, experience you can trust, and quality you can depend on. Brightshore Developments has been serving the energy and municipal infrastructure markets since 2009. We look forward to developing our growth in the residential markets along with you.







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