

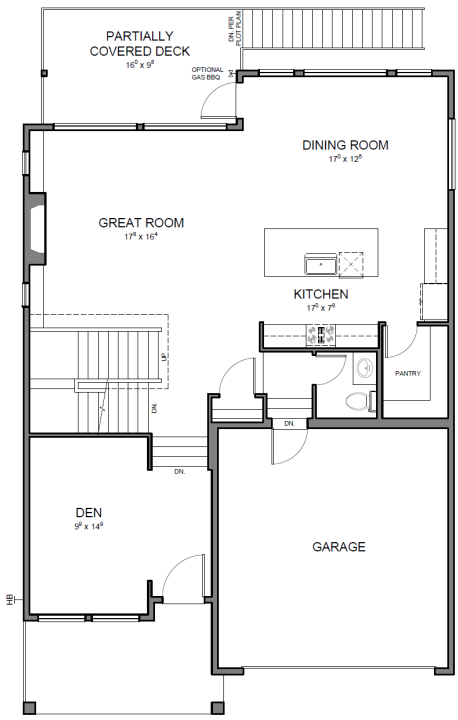


# SHEFFIELD

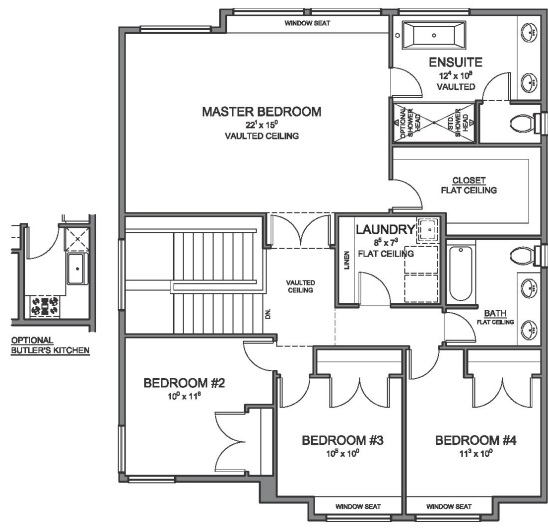
Artist Rendering

**EMERALD**  
TOTAL AREA: 3,824 SQ.FT.

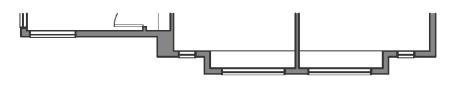
**PRELIMINARY**



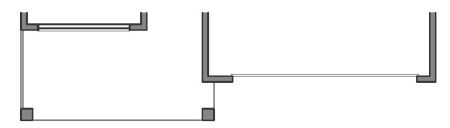
**MAIN FLOOR PLAN**  
1248 FT.<sup>2</sup>  
BASED ON EMERALD 'A' & 'C' ELEVATIONS



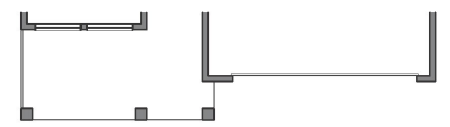
**UPPER FLOOR PLAN**  
1322 FT.<sup>2</sup>  
BASED ON EMERALD 'A' & 'C' ELEVATIONS



EMERALD 'B' - UPPER FLOOR



EMERALD 'B' - MAIN FLOOR



EMERALD 'C' - MAIN FLOOR



The purchaser is advised that these plans and or elevations are subject to change at the sole discretion of Morningstar Sheffield Homes Ltd. Pending conversion to proper working drawings/construction documents. Specific room dimensions, floor areas, and or individual features/elements may also be subject to change at the sole discretion of Morningstar Sheffield Homes Ltd. Morningstar Sheffield Homes Ltd. reserves the right to modify and or affect changes to meet requirements of the City of Coquitlam, conform to applicable City of Coquitlam by-laws, registered design guidelines, covenants and the B.C. Building Code. E.&O.E.



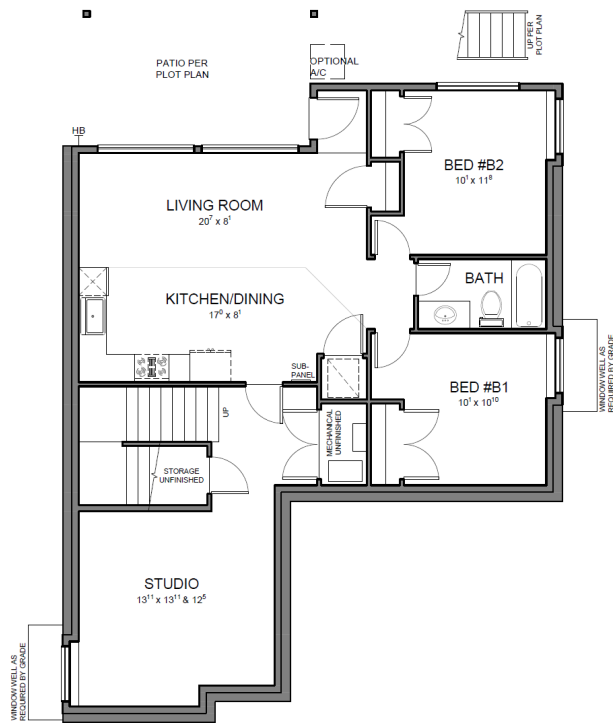
**EMERALD 'A'**



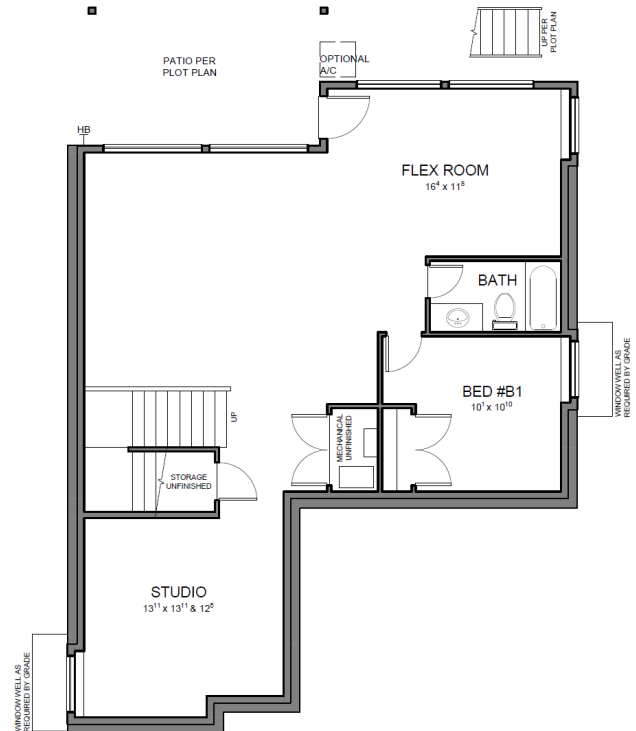
**EMERALD 'B'**



**EMERALD 'C'**



**BASEMENT PLAN - SECONDARY SUITE**  
 SUITE AREA: 814 FT.<sup>2</sup>  
 TOTAL FLOOR AREA: 1254 FT.<sup>2</sup>



**BASEMENT PLAN - DELUXE FINISHED**  
 1254 FT.<sup>2</sup>