

THE DISTRICT

AT PREDATOR RIDGE



JANE HOFFMAN
REALTY

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AT PREDATOR RIDGE

100 Grange Drive, Vernon, BC
Presented by Marla Miller | Sales Representative, REALTOR®

Two-level luxury townhomes in the Okanagan's most coveted golf resort.

Jane Hoffman Realty is proud to present the first three homes for sale at *The District at Predator Ridge*. These newly-built, luxury, two-level townhomes feature a level entry with walk-out basement, patio and yard space and an attached single vehicle garage. Show Home now open! Contact us for a private viewing.



3 BED



2.5 BATH



1,781 SF

HIGHLIGHTS

- 1 car garage
- Deluxe appliance package including: washer and dryer, dishwasher, fridge and gas range
- Gas fireplace in the living room
- High-end finishes
- Outdoor entertaining areas
- Access to a wide variety of Predator Ridge perks with our Homeowner Benefit Program
- and so much more!

Residences are currently marketed on the MLS with #11 MLS® #10287684, #12 MLS® #10287686, #13 MLS® #10287687.

**Photos and renderings of the Show Home are representational only and may not be accurate to the actual homes for sale.*



Predator Ridge

Homeowner Benefit Program

Living in this remarkable community isn't the only perk you get when you live in *The District at Predator Ridge*. Owners have access to world-class amenities, preferred discounts at a variety of outlets, as well as connectivity to all of the events and communications released for the community.

INCENTIVES

- Receive up to 20% off in our restaurants
- 20% off all soft goods inventory in the golf shop
- Access to the Commons Racquet Club | Membership required | Lessons available
- Discounted golf membership pricing

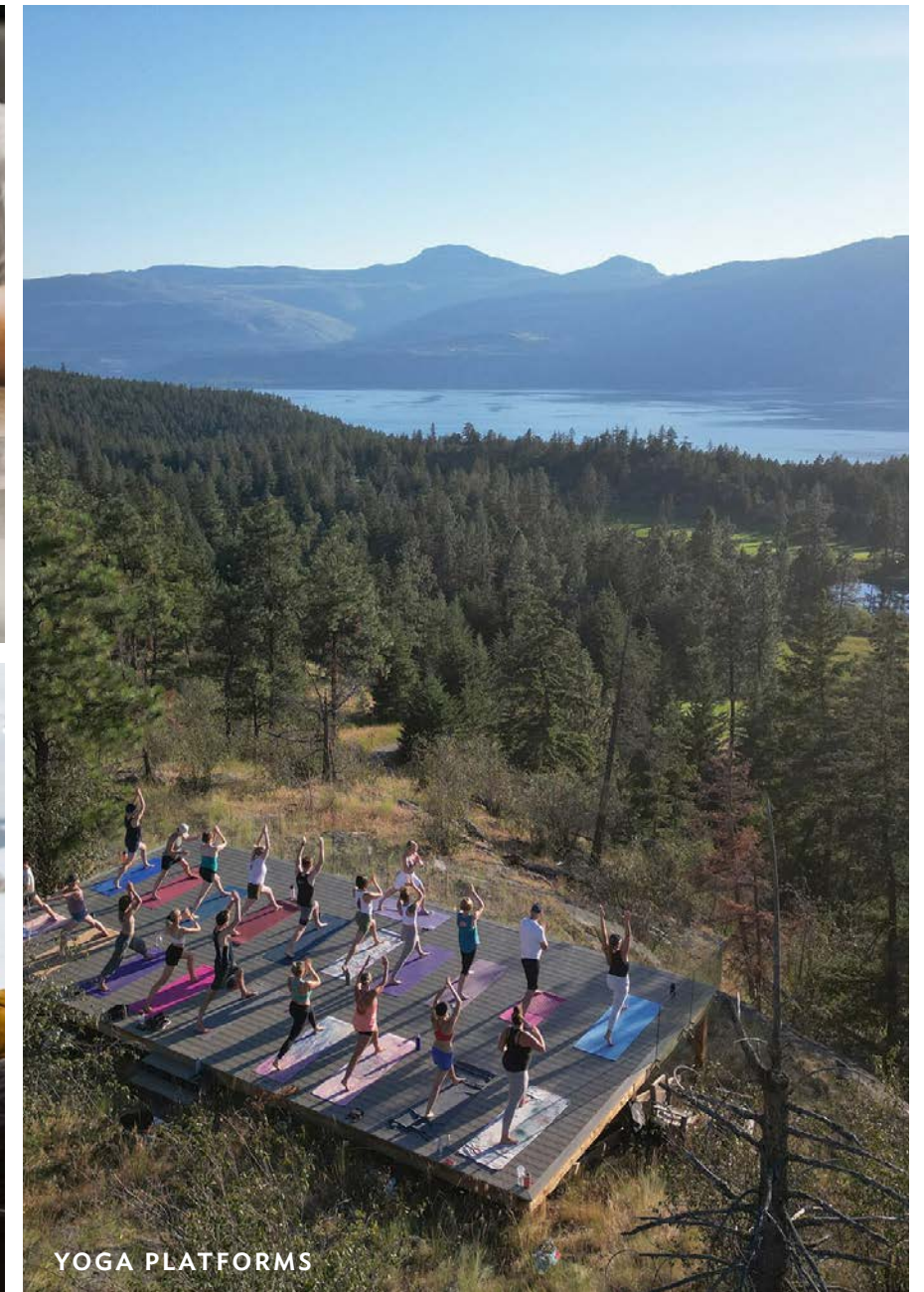
TAILORED EVENTS

- Cooking Classes
- Wine Tastings & Pairing Dinners
- Live Music
- Dining Specials
- Bocce League
- Golf Events

AMENITIES

- 35+ kms of walking and biking trails
- 2 outdoor yoga platforms with incredible valley and lake views
- State of the art fitness centre
- Outdoor skating rink
- Residential programmed classes | Sewing Club, painting classes, book clubs, Mahjong, and more.
- Dog park | 2 award-winning golf courses | 2 restaurants | 1 market featuring a cafe | Wine storer

For full details, please see the "Predator Ridge Homeowner Privileges" document.



Main Level



Finished Indoor Living 1,040 sq. ft.
Outdoor Living 144.5 sq. ft.
Garage 263 sq. ft.

Lower Level



Finished Indoor Living 478 sq. ft.
Outdoor Living 144.5 sq. ft.

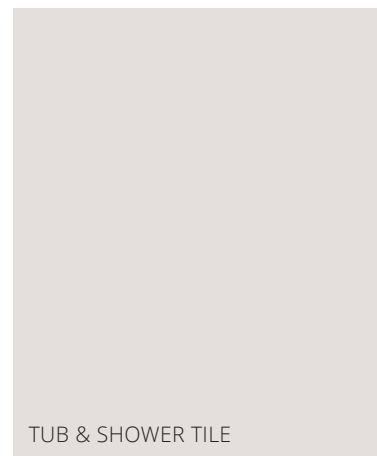
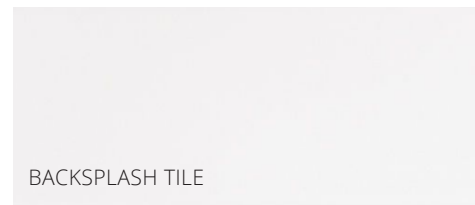
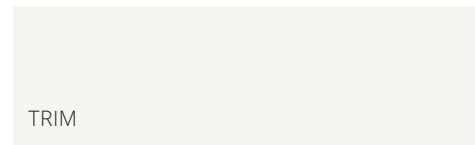
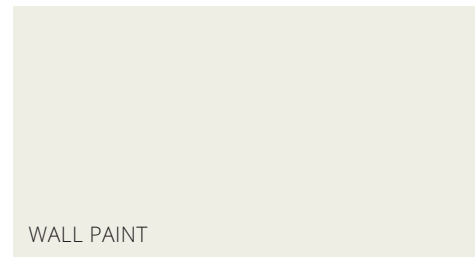
TAKE A 3D TOUR OF
THE SHOW HOME

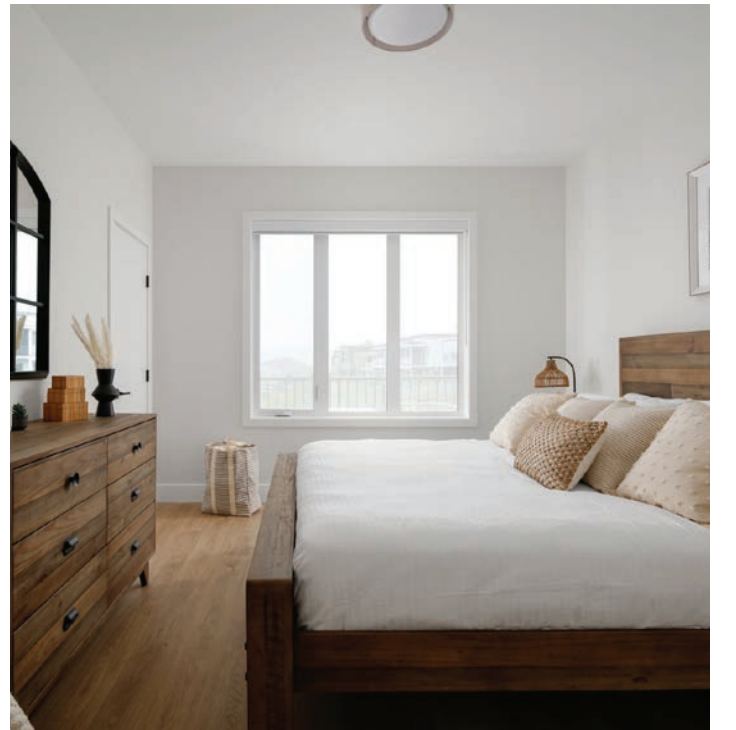


*Floor plan as shown for unit 12; mirrored for units 11 & 13.

Home *Finishes*

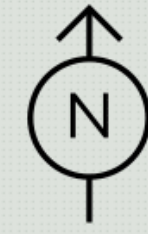
Homes finishes and features hand selected by award winning BC designers.





Rich in *amenities*. Richer in *community*.

Predator Ridge is one of Canada's leading four-season resort communities featuring distinct neighbourhoods of award-winning homes nestled amidst 36 holes of championship golf, exceptional accommodation and unmatched amenities.

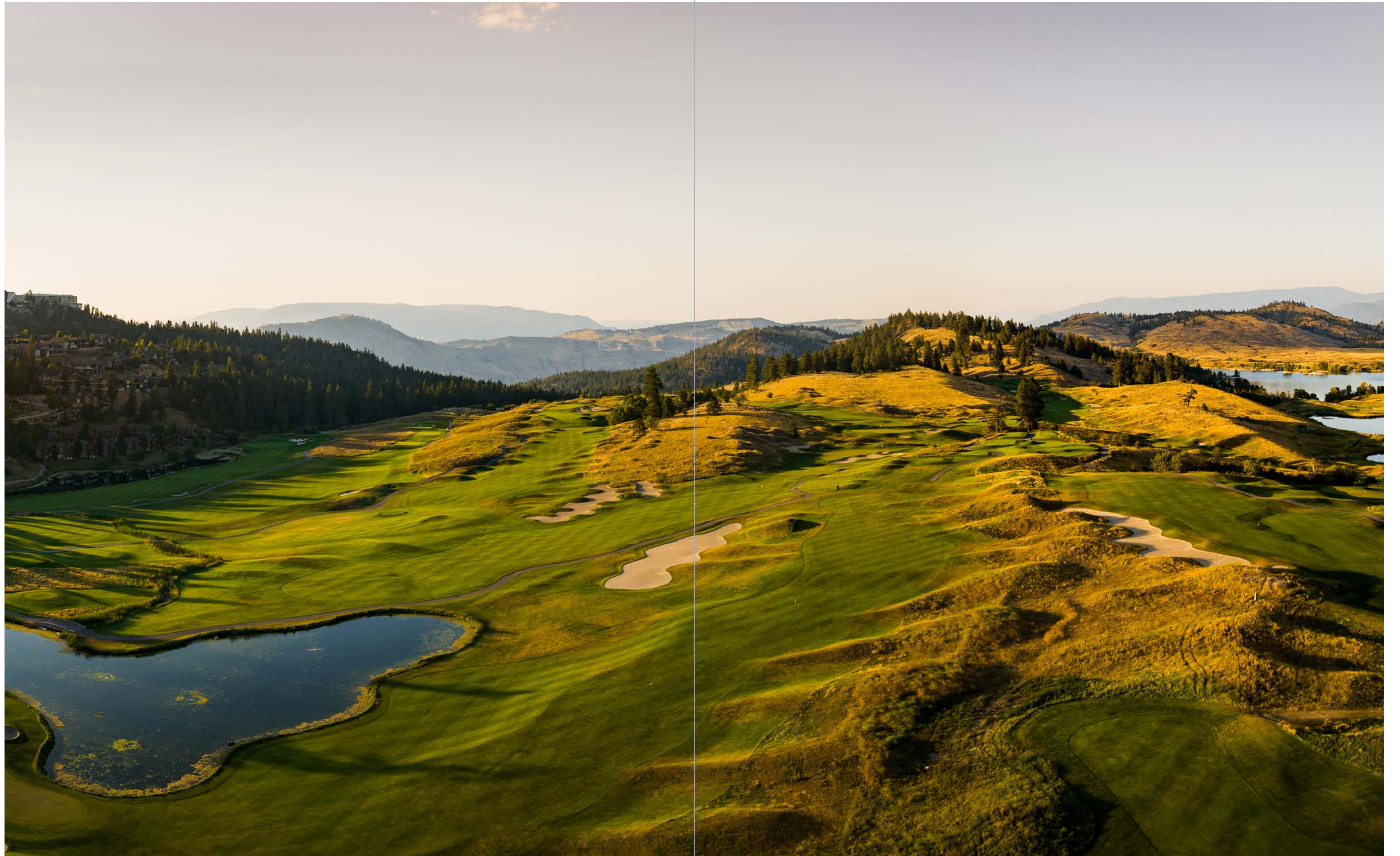


THE RIDGE COURSE

THE PREDATOR COURSE

RESORT CENTRE

THE DISTRICT
AT PREDATOR RIDGE





PROUDLY PRESENTED BY

LEARN MORE



MARLA MILLER

Sales Representative, REALTOR®

250-878-5125

marla@janehoffman.com

JaneHoffman.com/District
 Add'l. info at: PredatorRidge.com/District

