



Single Car Detached, Double Car Detached & Deluxe Double Car Detached Homes

Established Tradition. Remarkable Heritage.

We've been building places people love to live in for over 40 years. With over 125,000 homes in hundreds of communities, today we are proud to be North America's largest privately owned homebuilder.

The lands of Upper Joshua Creek are rich in local history. This beautiful Oakville land was home to many horse stables in the beginning, which bred a King's Plate winner. Today, many of the first Oakville settlers' estates are still standing on their original land, showcasing the incredible history of this stunning town.

We continue our legacy in Oakville, building on our tradition of creating the most sought-after communities in the Golden Horseshoe. Welcome to our new Upper Joshua Creek neighbourhood.

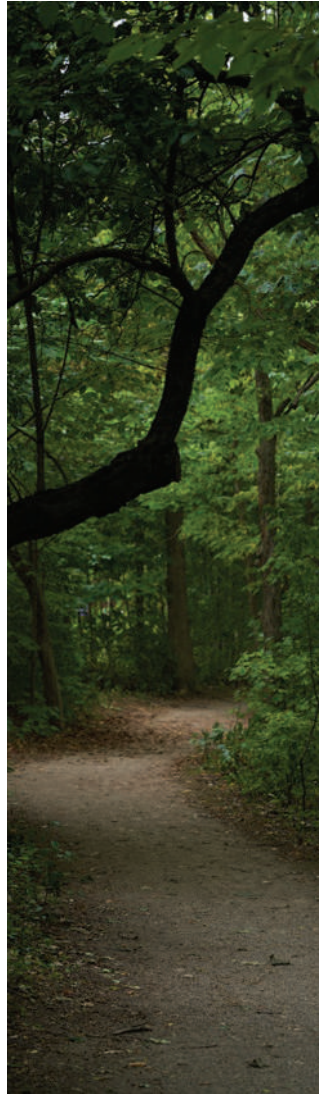


A Life Full of Discovery.



Mattamy's Upper Joshua Creek is a community built on style. You can choose from a large variety of highly desirable Townhomes and Single and Double Car Garage Detached Homes. Our thoughtful community planning ensures there are parks, trails and playgrounds around every corner. Venture downtown to enjoy fine dining, boutique shops and upscale gourmet groceries.

Minutes from home, discover established private and public schools of all levels. Plus, Joshua Creek is home to multiple convenient recreational facilities, perfect for the entire family. And the 400-series highways get you where you need to be with ease.



Elevating Your Environment.



At Mattamy, we believe that every home should be as beautiful and unique as the people who live in them. All our homes are available with our hallmark Architect's Choice Options, allowing you to personalize your floorplan to suit your style of living. From an entertainment kitchen to a primary retreat to contemporary plans, there is no design feature overlooked. Our Architect's Choice Options truly elevate your home in elegance and comfort.



Make It Yours.



Mattamy believes that each homeowner has their own style and taste, and our incredible Design Studio allows that creativity to come to life. With your personal Design Consultant, choose from a wide selection of flooring, cabinets, tiles, finishes and more. Let your personality shine through with numerous options to explore. It's easy to make a Mattamy home your own.



Nature and Amenities to Love.



Experience a community thoughtfully planned for living life to the fullest. This new, welcoming neighbourhood offers a variety of stylish, comfortable Townhomes & Detached Homes in the heart of one of Oakville's most historic landscapes. Innovatively designed to be smart from the start, your home has seamlessly integrated smart technology to give you the convenience and peace of mind you need. With a picturesque pond just steps away from your home, it's everything you could ask for from a serene community with easy access to urban life. Spend the afternoon hiking along Sixteen Mile Creek for a nature escape or have a leisurely picnic in Lions Valley Park taking in the scenic views. Everywhere you look, you'll find something fun to do.

If you have your heart set on Oakville, one thing's for sure: Upper Joshua Creek was built to connect you to an abundance of nature, adventure and opportunities.



Single Car Garage
Detached Home

THE BARNETT

2,010 sq. ft.

(Incl. 10 sq.ft. Open to Below)



Traditional (TA)



Craftsman (CR)



English Manor (EM)



French Chateau (FR)

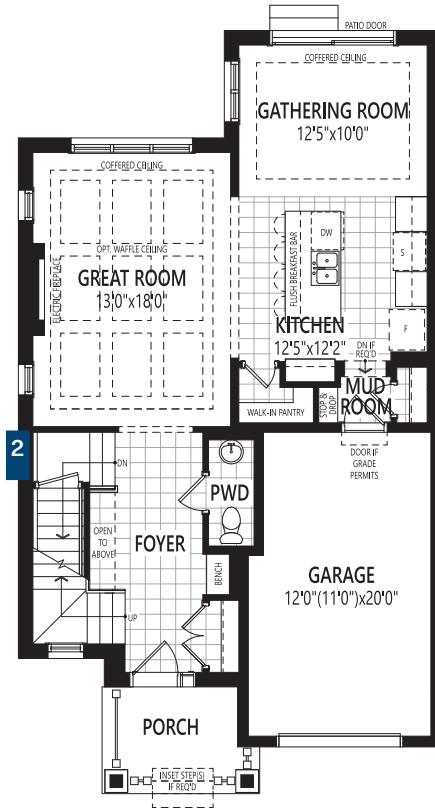
F34A All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Single Car Garage
Detached Home

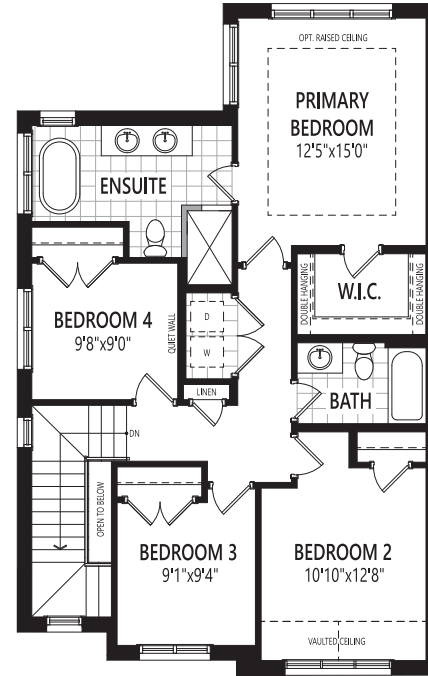
THE BARNETT

2,010 sq. ft.

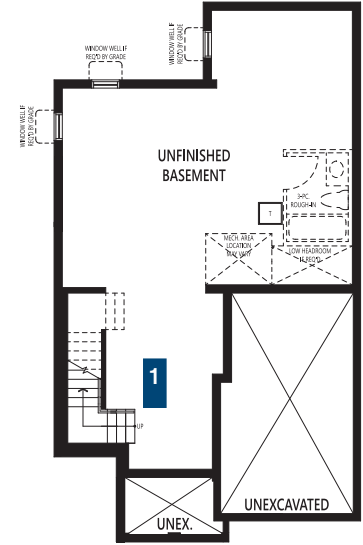
(Incl. 10 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

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Single Car Garage
Detached Home

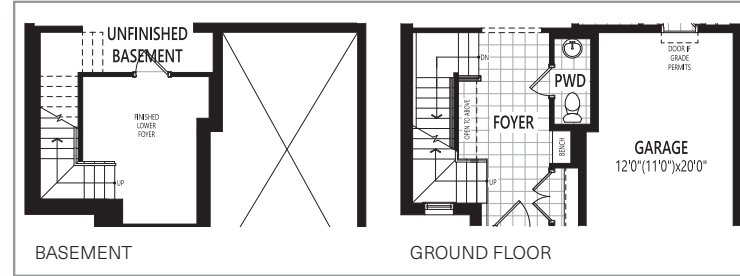
THE BARNETT

2,010 sq. ft.

(Incl. 10 sq.ft. Open to Below)

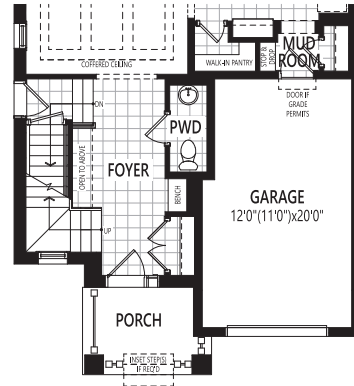
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 164 SQ.FT.)



GROUND FLOOR OPTION

2 SIDE DOOR ENTRY
(IF GRADE PERMITS)



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Single Car Garage
Detached Home

THE COXLAND

2,393 sq. ft.



Traditional (TA)



Contemporary (CN)



English Manor (EM)



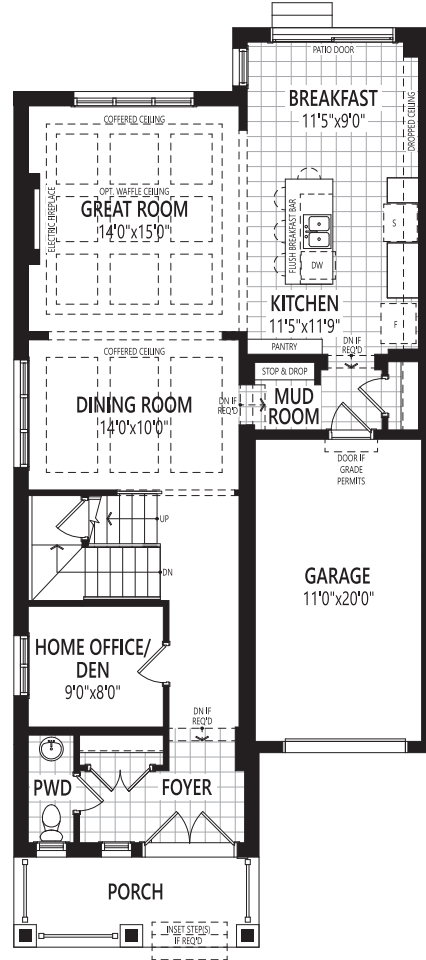
French Chateau (FR)

F34B All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

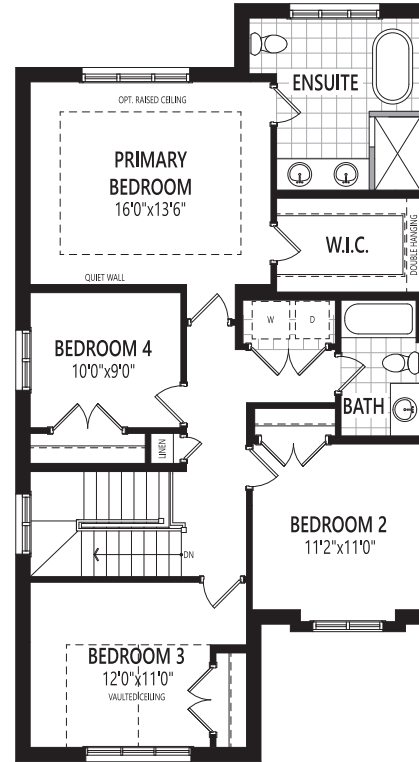
Single Car Garage
Detached Home

THE COXLAND

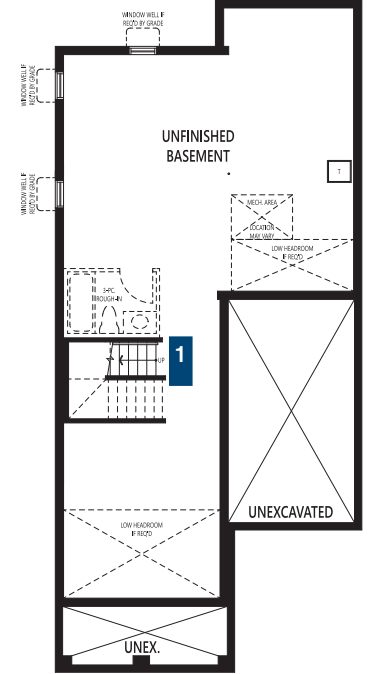
2,393 sq. ft.



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
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F34B All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

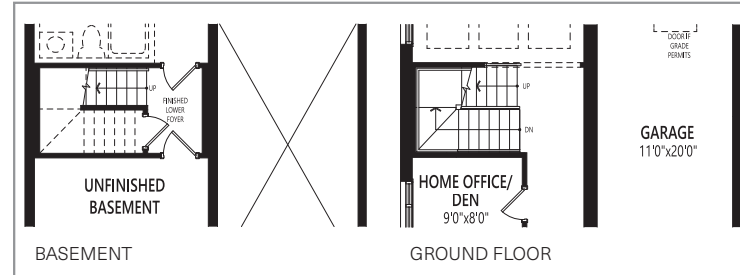
Single Car Garage
Detached Home

THE COXLAND

2,393 sq. ft.

BASEMENT OPTION

1 THE NEXT STEP (ADDITIONAL 31 SQ.FT.)



F34B All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Single Car Garage
Detached Home

THE GIDDINGS

2,537 sq. ft.

(Incl. 29 sq.ft. Open to Below)



French Chateau (FR)



Contemporary (CN)



English Manor (EM)



Traditional (TA)

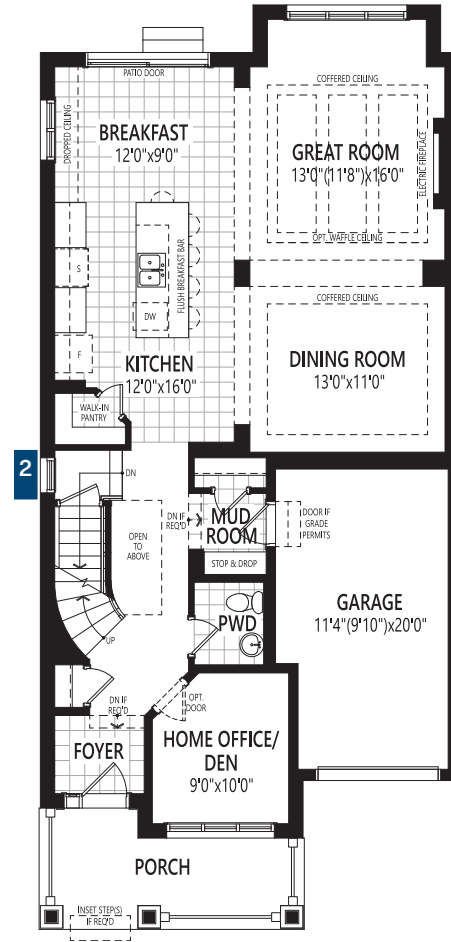
F34C All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Single Car Garage
Detached Home

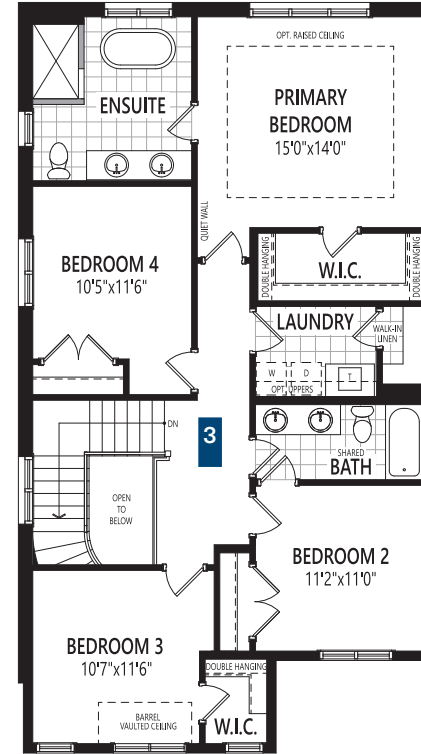
THE GIDDINGS

2,537 sq. ft.

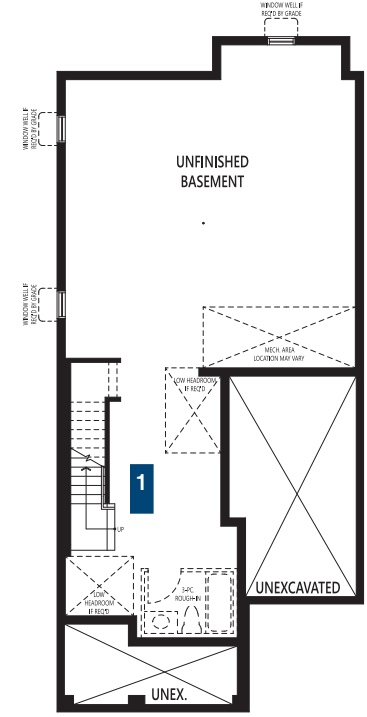
(Incl. 29 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
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Single Car Garage
Detached Home

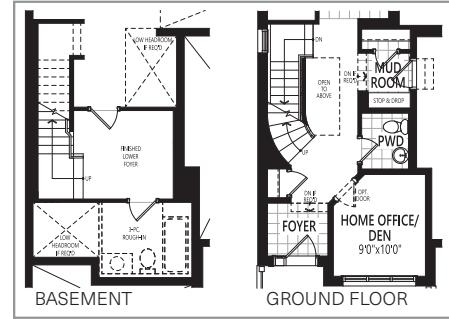
THE GIDDINGS

2,537 sq. ft.

(Incl. 29 sq.ft. Open to Below)

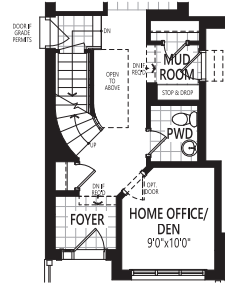
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 92 SQ.FT.)



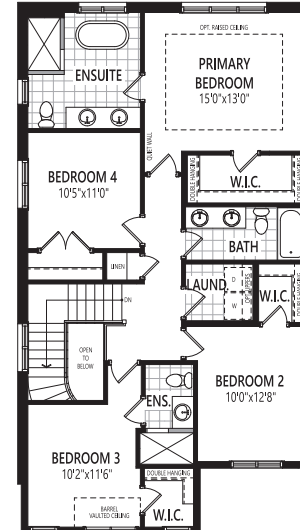
GROUND FLOOR OPTION

2 SIDE DOOR ENTRY
(IF GRADE PERMITS)



SECOND FLOOR OPTION

3 THIRD BATH



F34C All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

Single Car Garage
Detached Home

THE REIGN

2,758 sq. ft.

(Incl. 70 sq.ft. Open to Below)



French Chateau (FR)



Contemporary (CN)



English Manor (EM)



Farmhouse (FH)

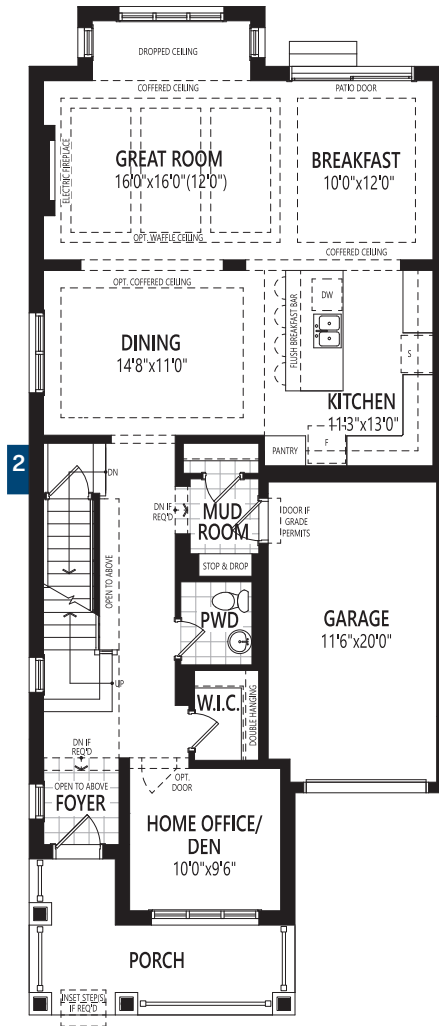
F34D All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

Single Car Garage
Detached Home

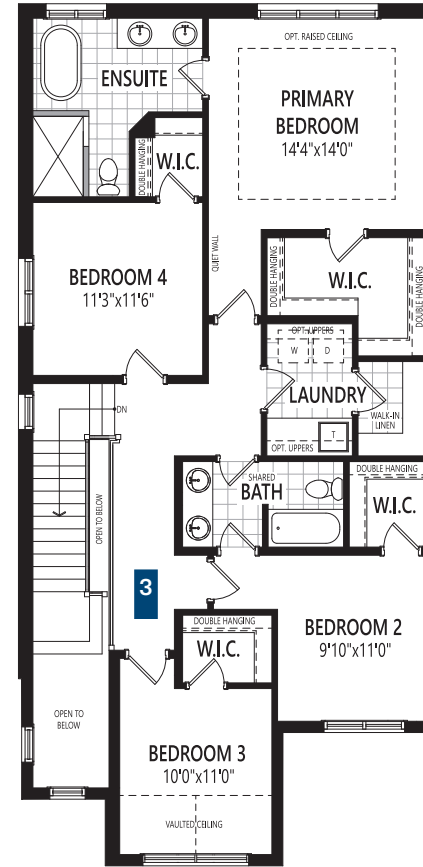
THE REIGN

2,758 sq. ft.

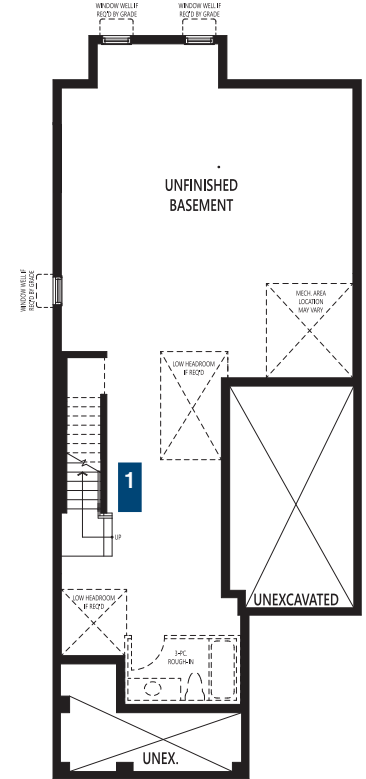
(Incl. 70 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

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Single Car Garage
Detached Home

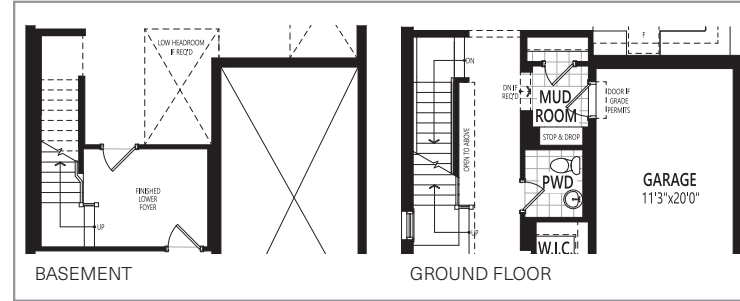
THE
REIGN

2,758 sq. ft.

(Incl. 70 sq.ft. Open to Below)

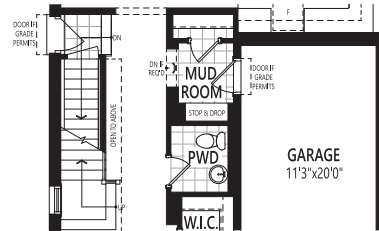
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 81 SQ.FT.)



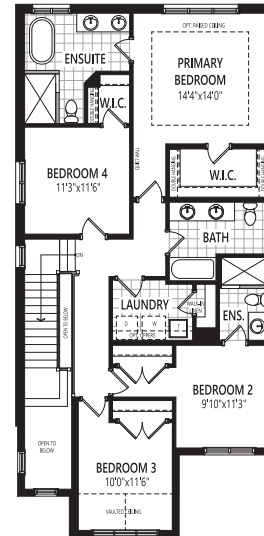
GROUND FLOOR OPTION

2 SIDE DOOR ENTRY
(IF GRADE PERMITS)



SECOND FLOOR OPTION

3 THIRD BATH



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Single Car Garage
Detached Home

THE ROSEBANK

2,555 sq. ft.

(Incl. 50 sq.ft. Open to Below)



Contemporary (CN)



English Manor (EM)



Farmhouse (FH)



French Chateau (FR)

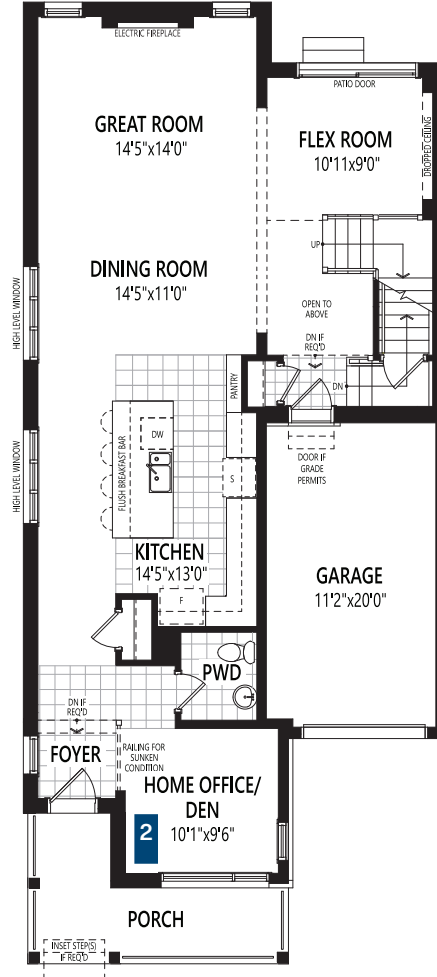
F34E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Single Car Garage
Detached Home

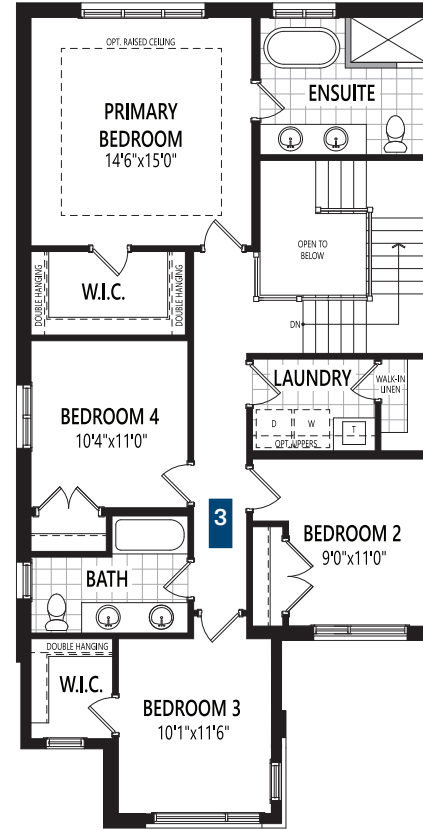
THE ROSEBANK

2,555 sq. ft.

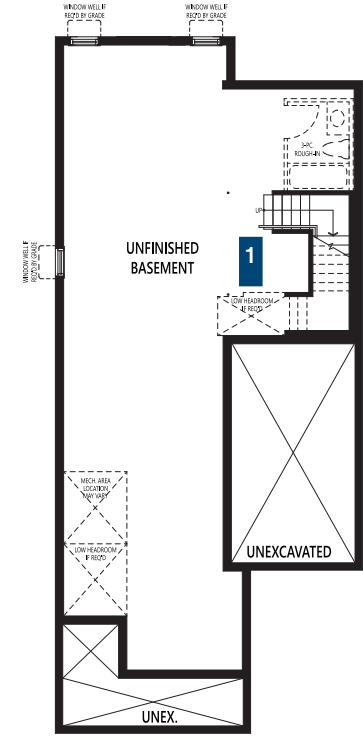
(Incl. 50 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
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F34E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Single Car Garage
Detached Home

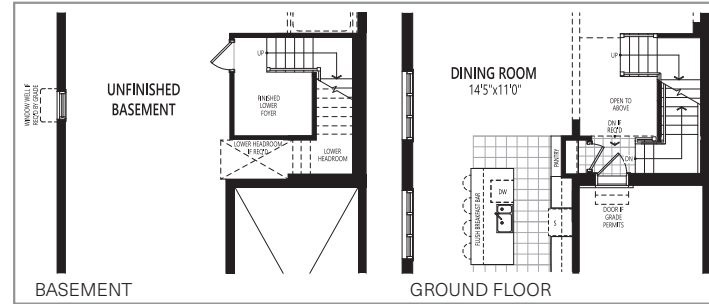
THE ROSEBANK

2,555 sq. ft.

(Incl. 50 sq.ft. Open to Below)

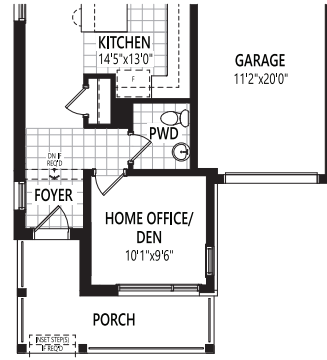
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 66 SQ.FT.)



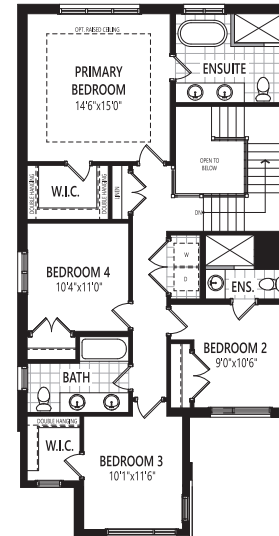
GROUND FLOOR OPTION

2 ENCLOSED HOME OFFICE/DEN



SECOND FLOOR OPTION

3 THIRD BATH
(LAUNDRY TUB RELOCATED TO BASEMENT)



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Single Car Garage
Detached Home

THE SHAW WOOD

2,749 sq. ft.

(Incl. 12 sq.ft. Open to Below)



Contemporary (CN)



English Manor (EM)



Farmhouse (FH)



French Chateau (FR)

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Single Car Garage
Detached Home

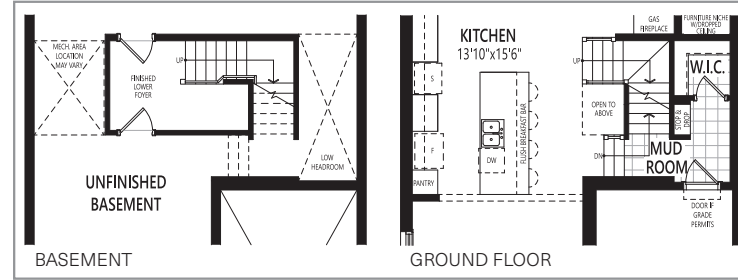
THE SHAW WOOD

2,749 sq. ft.

(Incl. 12 sq.ft. Open to Below)

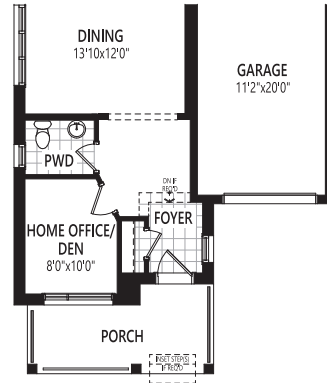
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 82 SQ.FT.)



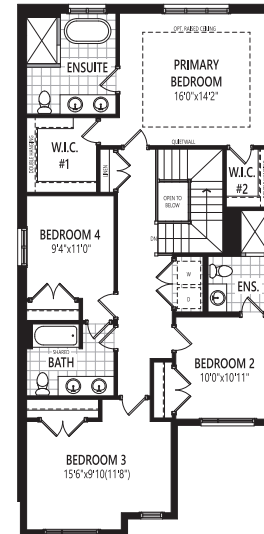
GROUND FLOOR OPTION

2 ENCLOSED HOME OFFICE/DEN



SECOND FLOOR OPTION

3 THIRD BATH
(LAUNDRY TUB RELOCATED TO BASEMENT)



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Double Car Garage
Detached Home

THE BROOKDALE CORNER

2,546 sq. ft.

(Incl. 46 sq.ft. Open to Below)



English Manor (EM)



Craftman (CR)



French Chateau (FR)



Traditional (TA)

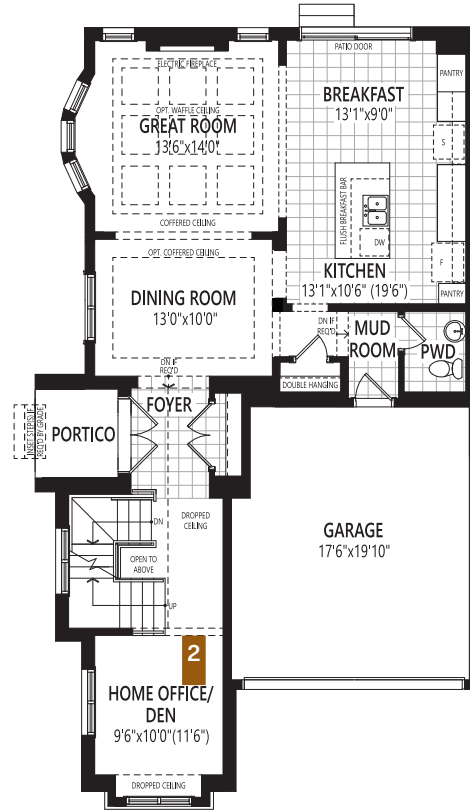
C38A All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'English Manor' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

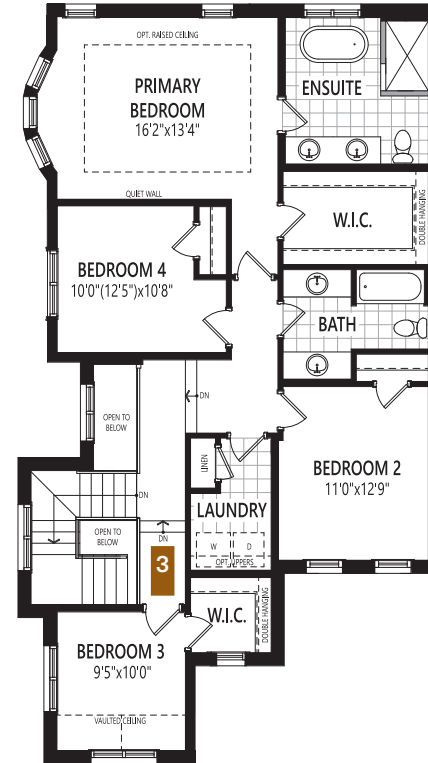
THE BROOKDALE CORNER

2,546 sq. ft.

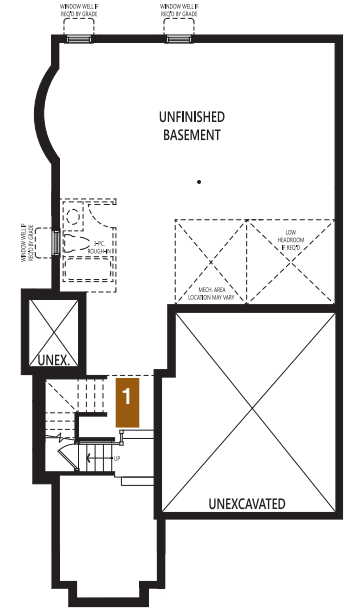
(Incl. 46 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C38A All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'English Manor' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

Double Car Garage
Detached Home

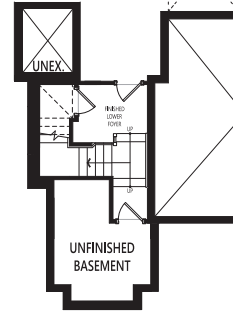
THE BROOKDALE CORNER

2,546 sq. ft.

(Incl. 46 sq.ft. Open to Below)

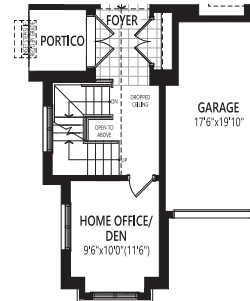
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 54 SQ.FT.)



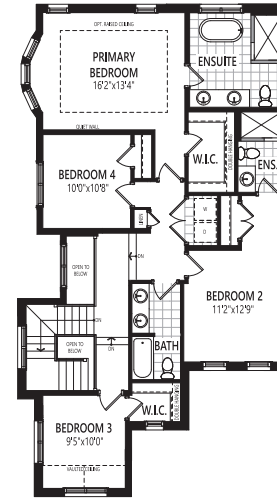
GROUND FLOOR OPTION

2 ENCLOSED HOME OFFICE/DEN



SECOND FLOOR OPTION

3 THIRD BATH
(LAUNDRY TUB RELOCATED TO BASEMENT)



C38A All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'English Manor' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

THE CHISHOLM

2,626 sq. ft.

(Incl. 17 sq.ft. Open to Below)



French Chateau (FR)



Contemporary (CN)



English Manor (EM)



Farmhouse (FH)

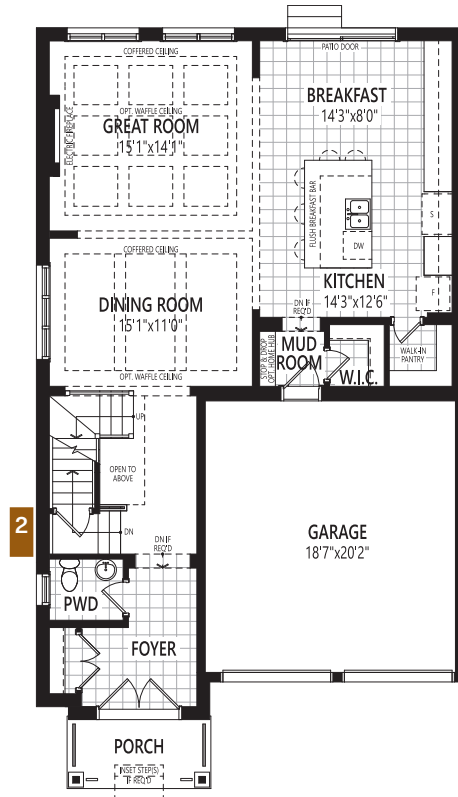
C38B All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

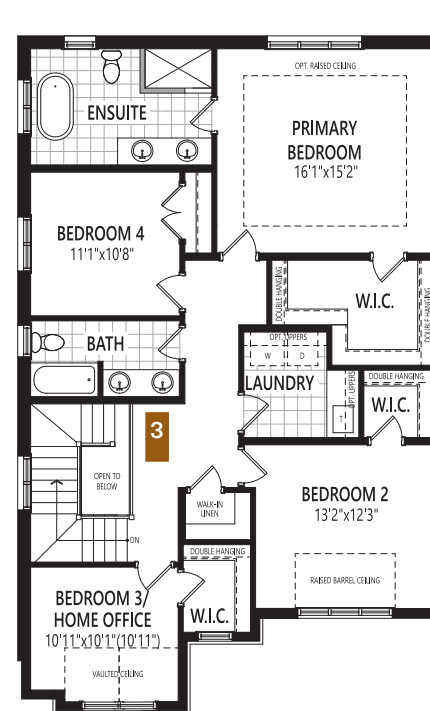
THE CHISHOLM

2,626 sq. ft.

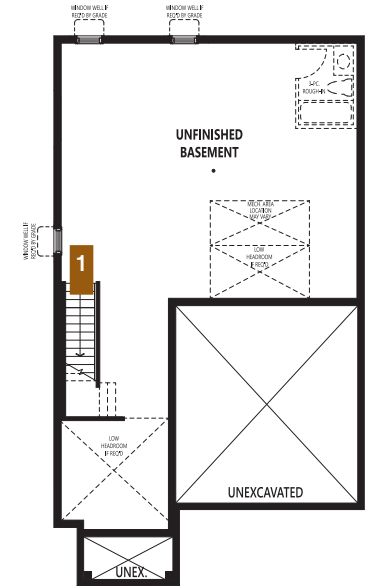
(Incl. 17 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C38B All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

Double Car Garage
Detached Home

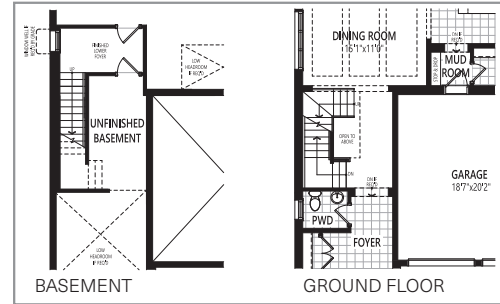
THE CHISHOLM

2,626 sq. ft.

(Incl. 17 sq.ft. Open to Below)

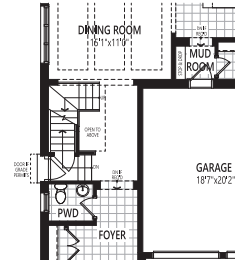
BASEMENT OPTION

1 THE NEXT STEP (ADDITIONAL 81 SQ.FT.)



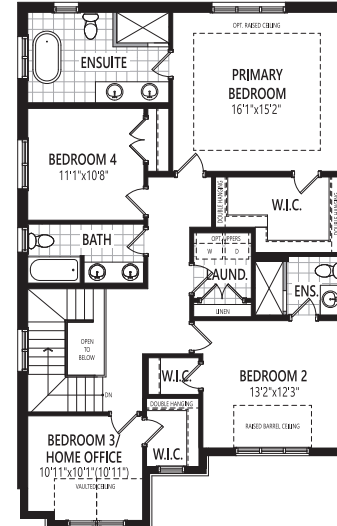
GROUND FLOOR OPTION

2 SIDE DOOR ENTRY (IF GRADE PERMITS)



SECOND FLOOR OPTION

3 THIRD BATH (LAUNDRY TUB RELOCATED TO BASEMENT)



C38B All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

THE KINGSLEY

3,179 sq. ft.

(Incl. 381 sq.ft. Open to Below)



Contemporary (CN)



Craftsman (CR)



English Manor (EM)



French Chateau (FR)

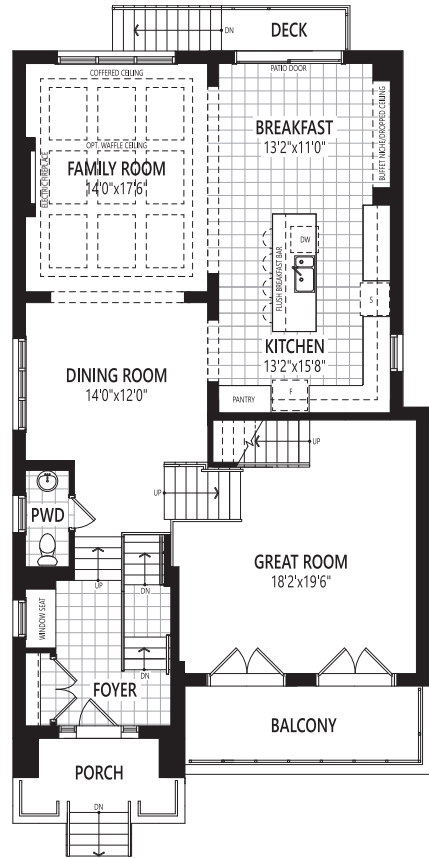
C38C All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

THE KINGSLEY

3,179 sq. ft.

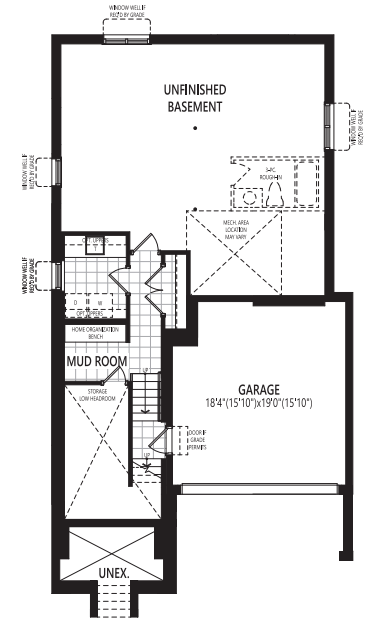
(Incl. 381 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C38C All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

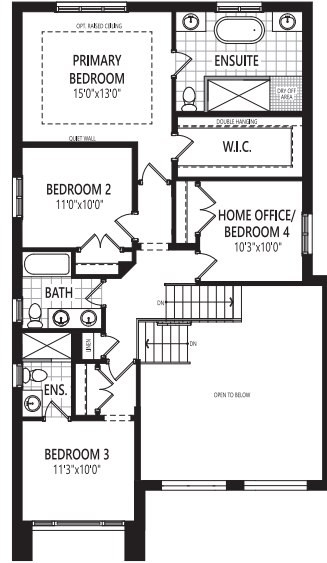
THE KINGSLEY

3,179 sq. ft.

(Incl. 381 sq.ft. Open to Below)

SECOND FLOOR OPTION

1 4 BEDROOM PLAN



Double Car Garage
Detached Home

THE THORNCLIFFE

3,039 sq. ft.



French Chateau (FR)



Contemporary (CN)



English Manor (EM)



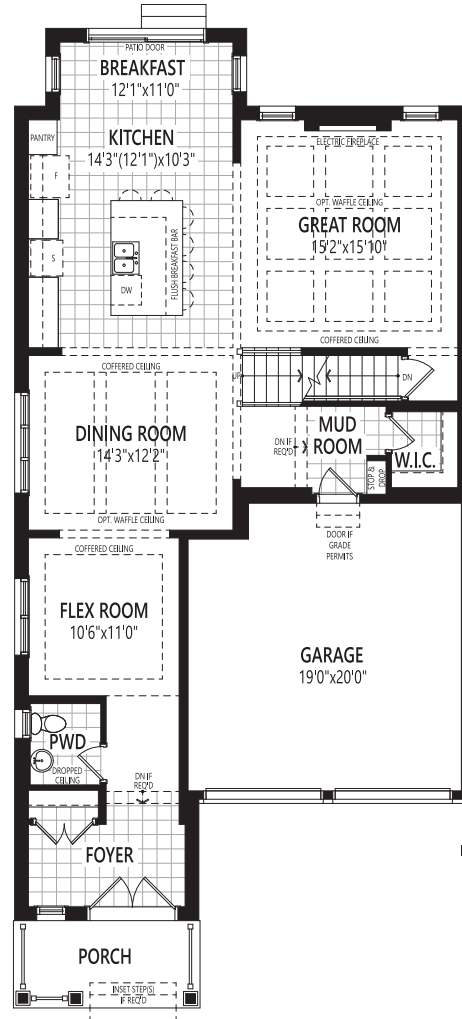
Traditional (TA)

C38E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

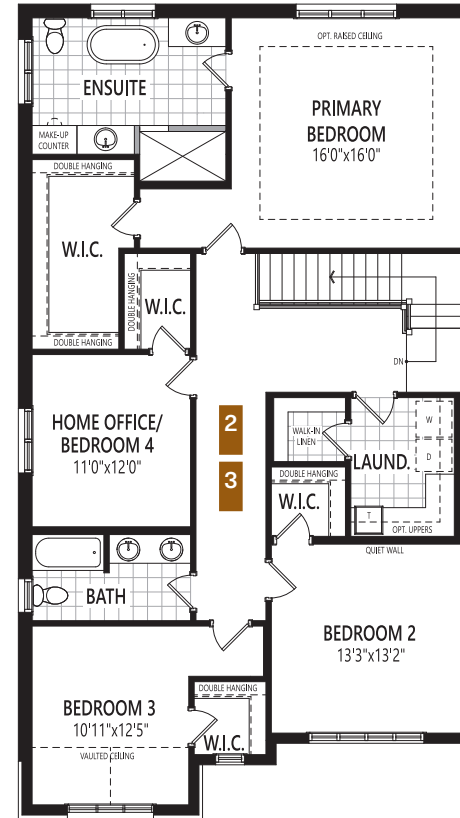
Double Car Garage
Detached Home

THE THORNCLIFFE

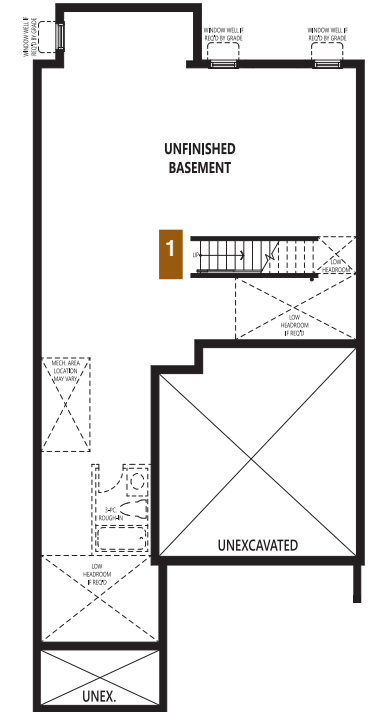
3,039 sq. ft.



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C38E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

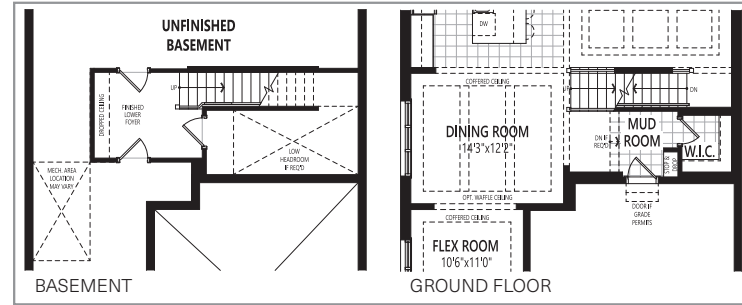
Double Car Garage
Detached Home

THE THORNCLIFFE

3,039 sq. ft.

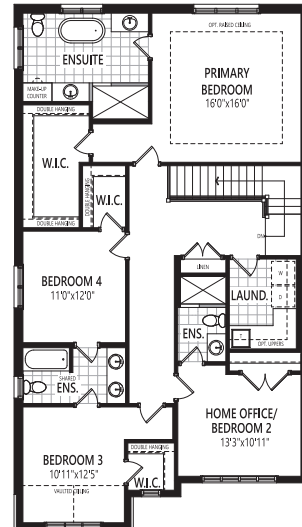
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 85 SQ.FT.)

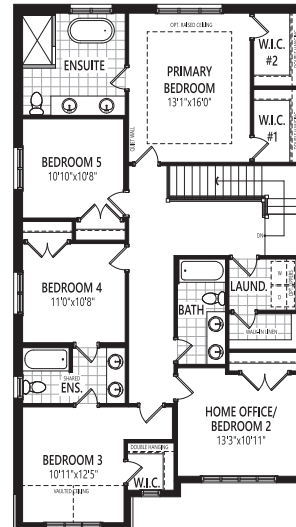


SECOND FLOOR OPTIONS

2 THIRD BATH



3 5 BEDROOM PLAN
(LAUNDRY RELOCATED TO BASEMENT)



C38E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

THE WINDFIELD

3,127 sq. ft.

(Incl. 268 sq.ft. Open to Below)



Contemporary (CN)



English Manor (EM)



French Chateau (FR)



Traditional (TA)

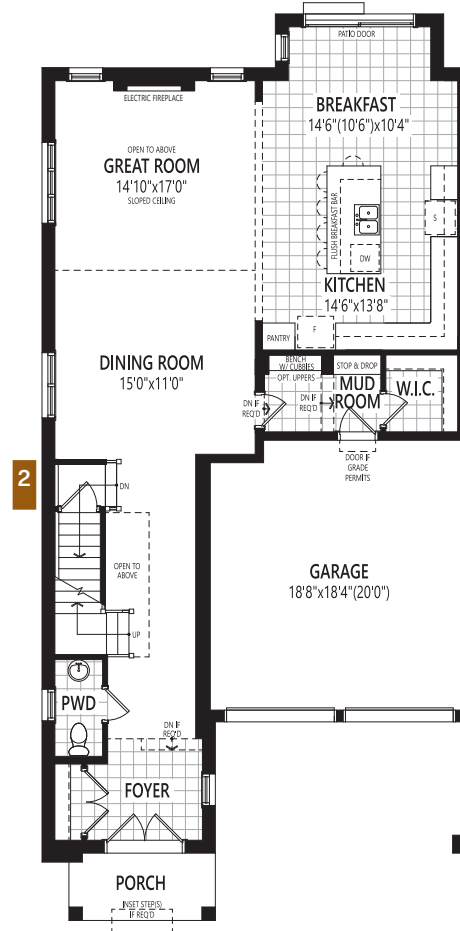
C38G All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Double Car Garage
Detached Home

THE WINDFIELD

3,127 sq. ft.

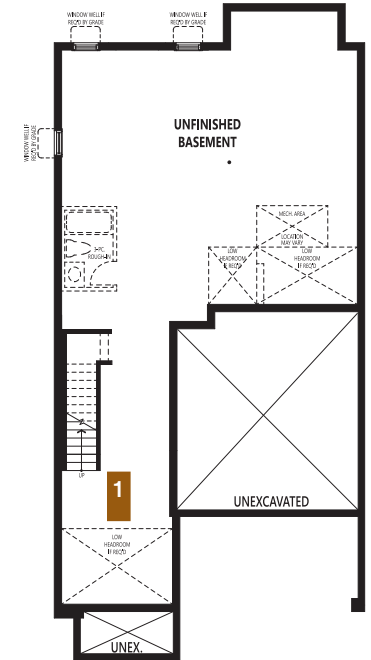
(Incl. 268 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C38G All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

Double Car Garage
Detached Home

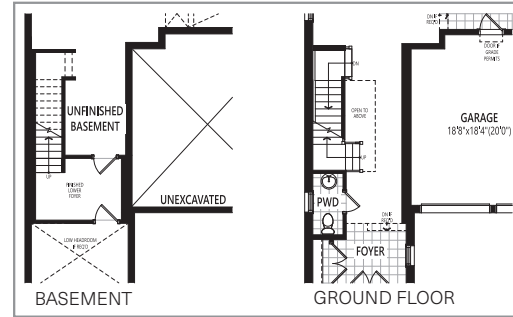
THE WINDFIELD

3,127 sq. ft.

(Incl. 268 sq.ft. Open to Below)

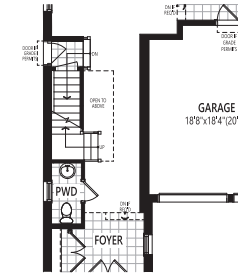
BASEMENT OPTION

1 THE NEXT STEP
(ADDITIONAL 86.5 SQ.FT.)



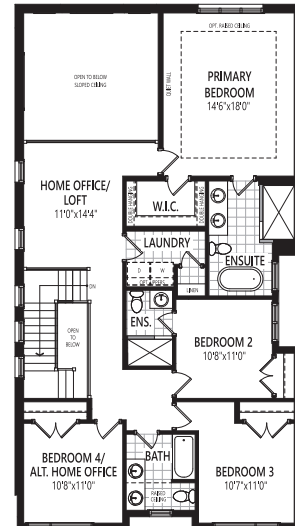
GROUND FLOOR OPTION

2 SIDE DOOR ENTRY
(IF GRADE PERMITS)

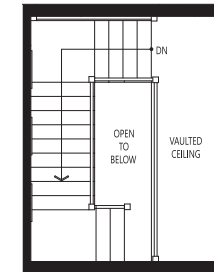


SECOND FLOOR OPTIONS

3 THIRD BATH
(LAUNDRY TUB RELOCATED TO BASEMENT)



4 VAULTED CEILING WITH HIGH CEILING WINDOWS
(ONLY AVAILABLE WITH CONTEMPORARY ELEVATION)



C38G All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Contemporary' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Deluxe Double Car Garage
Detached Home

THE BEAUFORD

3,334 sq. ft.



English Manor (EM)



Craftsman (CR)



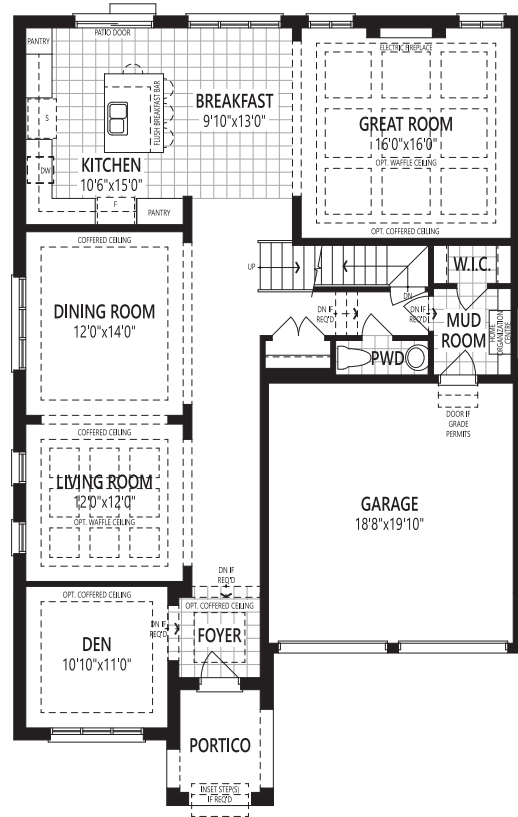
French Chateau (FR)

C45E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'English Manor' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

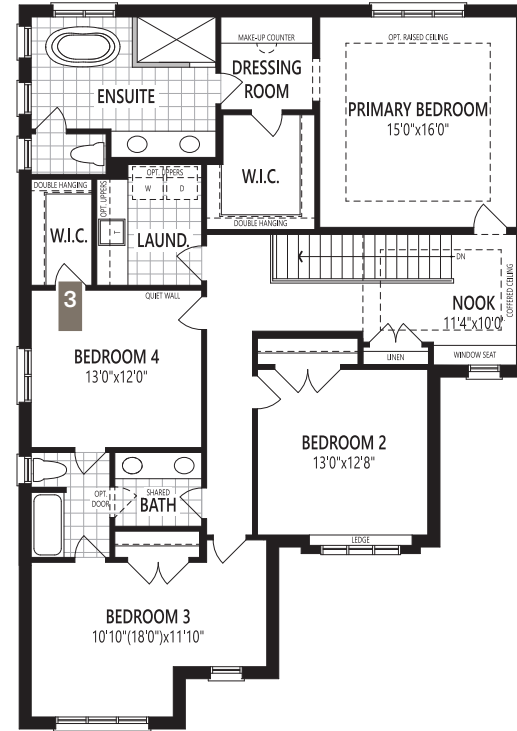
Deluxe Double Car Garage
Detached Home

THE BEAUFORD

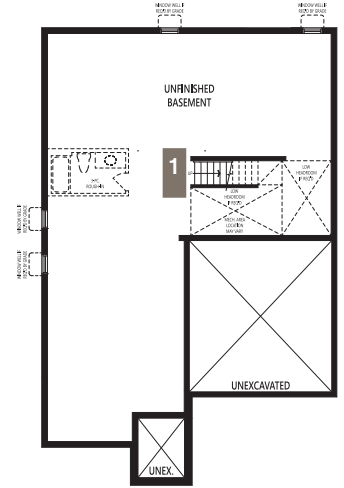
3,334 sq. ft.



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C45E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'English Manor' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

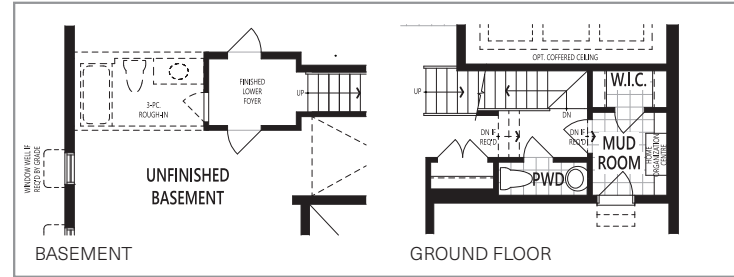
Deluxe Double Car Garage
Detached Home

THE BEAUFORD

3,334 sq. ft.

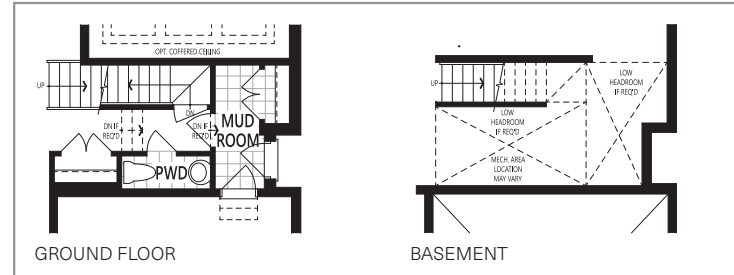
BASEMENT OPTION

1 THE NEXT STEP (ADDITIONAL 44 SQ.FT.)



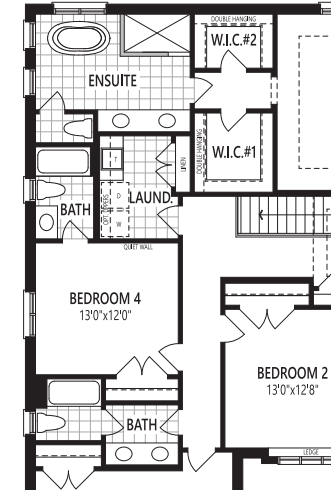
GROUND FLOOR OPTION

2 SIDE DOOR ENTRY (IF GRADE PERMITS)



SECOND FLOOR OPTION

3 THIRD BATH



C45E All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'English Manor' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Deluxe Double Car Garage
Detached Home

THE FAIRBANK

3,548 sq. ft.

(Incl. 23 sq.ft. Open to Below)



Traditional (TA)



English Manor (EM)



French Chateau (FR)

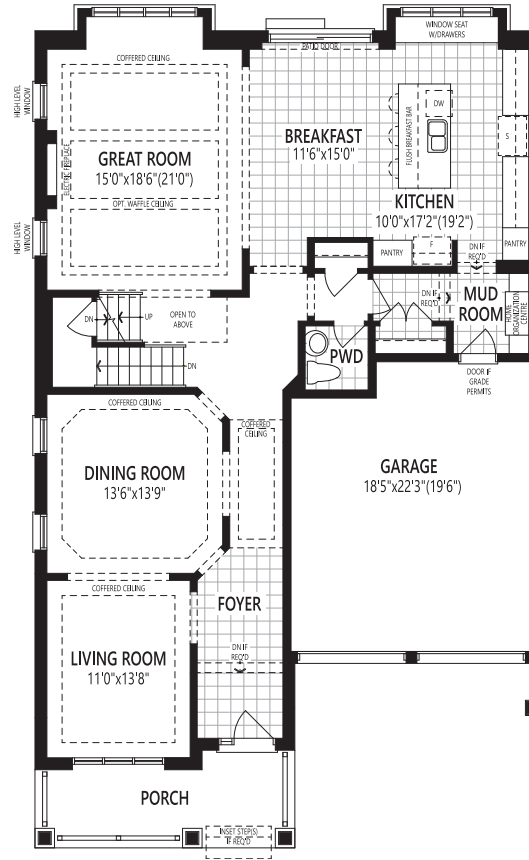
C45F All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Deluxe Double Car Garage
Detached Home

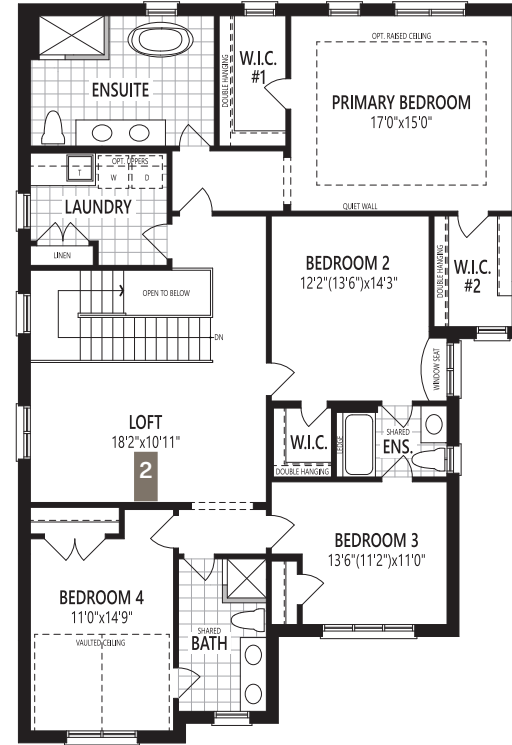
THE FAIRBANK

3,548 sq. ft.

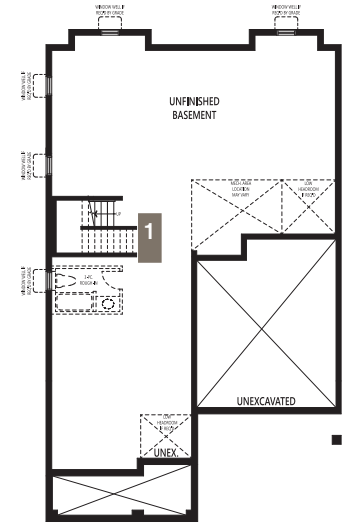
(Incl. 23 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

C45F All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 - Copyright 2024 - Mattamy Homes Limited.

Deluxe Double Car Garage
Detached Home

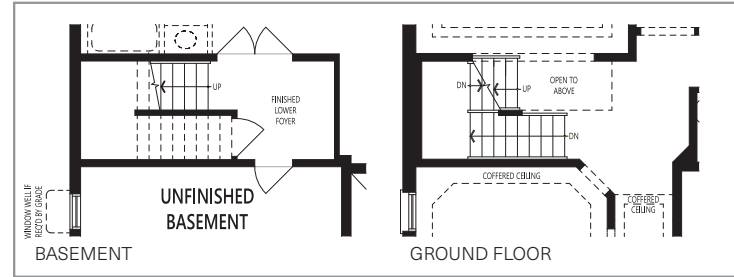
THE FAIRBANK

3,548 sq. ft.

(Incl. 23 sq.ft. Open to Below)

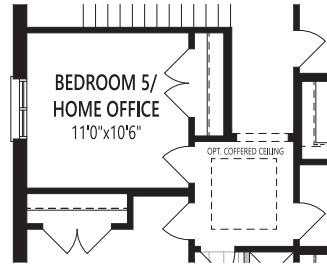
BASEMENT OPTION

1 THE NEXT STEP (ADDITIONAL 67 SQ.FT.)



SECOND FLOOR OPTION

2 BEDROOM 5/HOME OFFICE IN LIEU OF LOFT



C45F All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'Traditional' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Deluxe Double Car Garage
Detached Home

THE RYLAND

3,728 sq. ft.

(Incl. 14 sq.ft. Open to Below)



French Chateau (FR)



Contemporary (CN)



English Manor (EM)

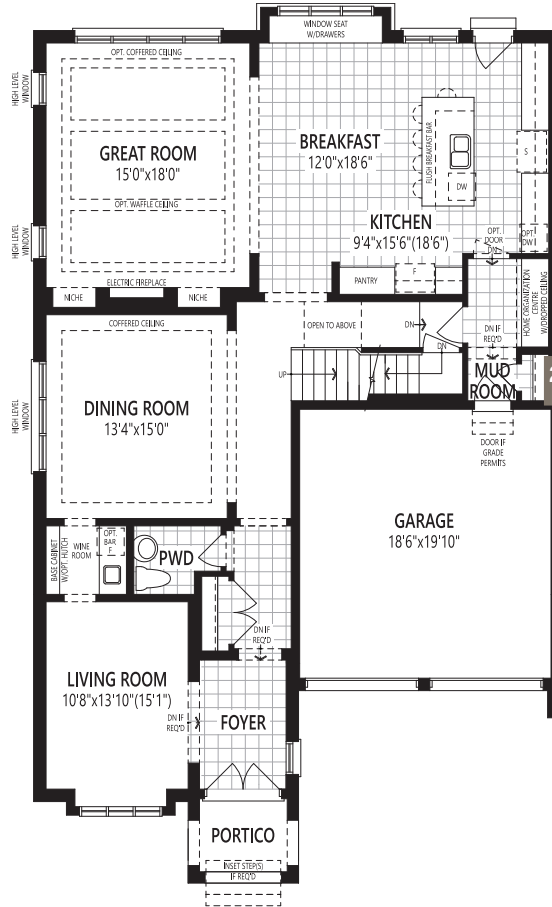
C45G All illustrations are artist's concept. Specifications, terms and conditions are subject to change without notice. These floor plans and room dimensions apply to elevation 'French Chateau' of this model type. Note: Actual usable floor space may vary from the stated floor area. Plans and room dimensions may vary according to elevation. Plan may be built as the mirror image. "Quiet wall" (where shown) means a wall in which additional insulation has been installed. This will assist in reducing, but not eliminating, ambient sound from adjoining rooms and mechanical systems. The extent of the reduction will vary depending upon various factors including, without limitation, the presence and extent of mechanical systems located in the wall. Please consult your sales representative. E.&O.E. February 2024 – Copyright 2024 – Mattamy Homes Limited.

Deluxe Double Car Garage
Detached Home

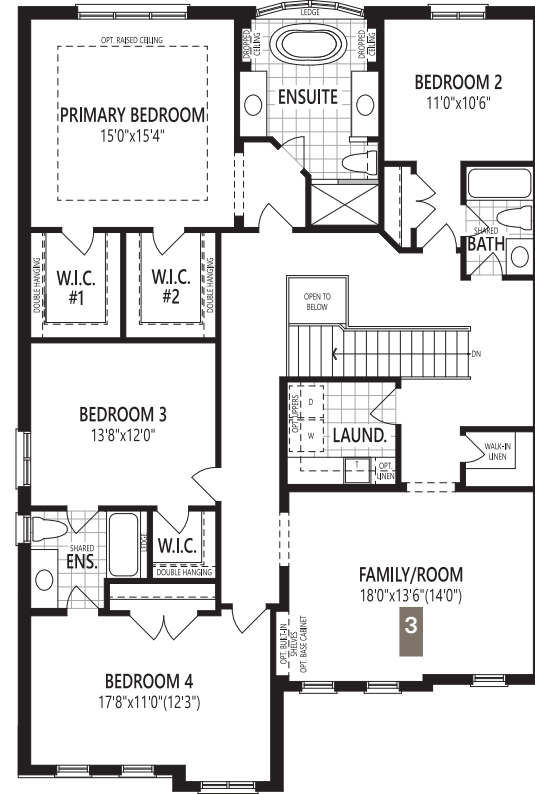
THE RYLAND

3,728 sq. ft.

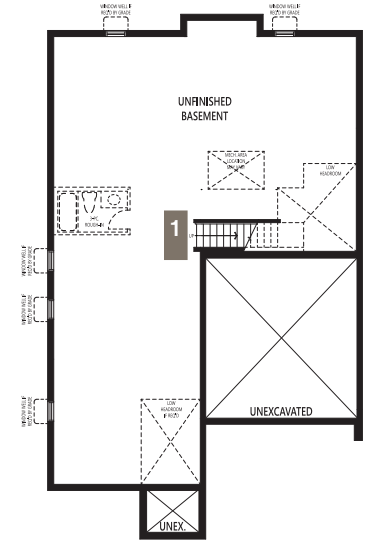
(Incl. 14 sq.ft. Open to Below)



GROUND FLOOR



SECOND FLOOR



BASEMENT

**Home Office Package Available in Select Bedrooms & Dens.
Please speak to your Design Consultant for more information.**

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Deluxe Double Car Garage
Detached Home

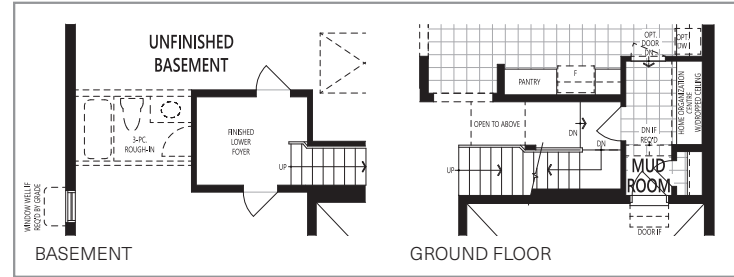
THE RYLAND

3,728 sq. ft.

(Incl. 14 sq.ft. Open to Below)

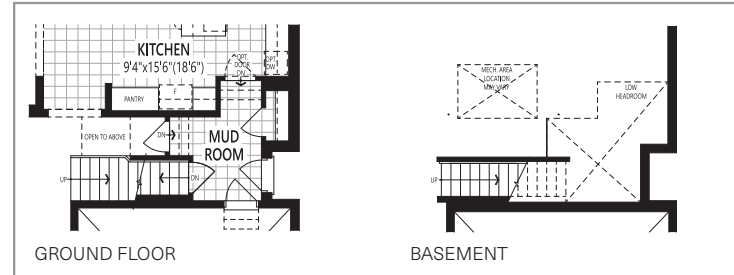
BASEMENT OPTION

1 THE NEXT STEP (ADDITIONAL 69 SQ.FT.)



GROUND FLOOR OPTION

2 SIDE DOOR ENTRY (IF GRADE PERMITS)



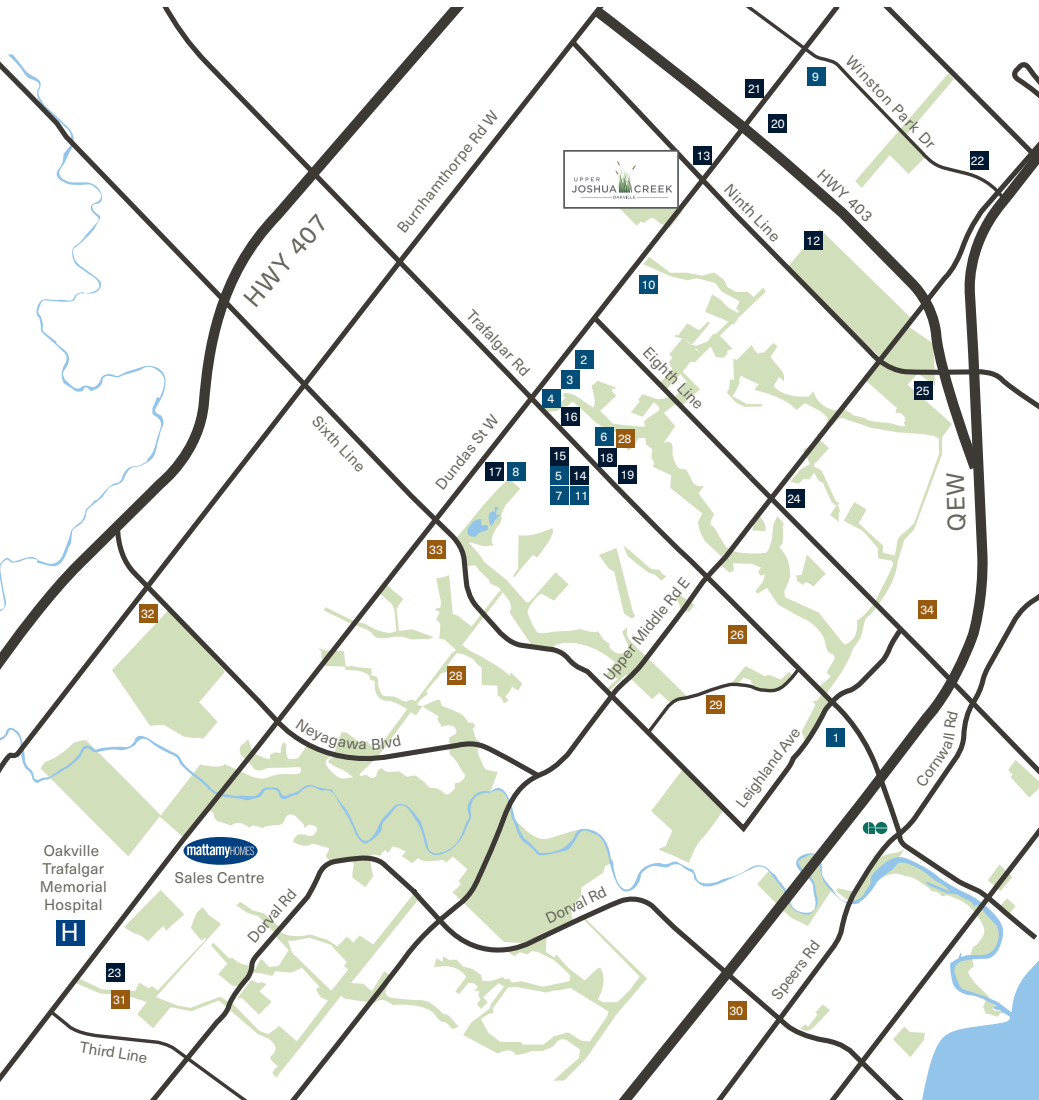
SECOND FLOOR OPTION

3 BEDROOM 5 IN LIEU OF FAMILY ROOM



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Find Us Near the Best of Oakville.



SHOPPING

- 1 Oakville Place
- 2 Canadian Tire
- 3 Longo's
- 4 Wine Rack
- 5 LCBO
- 6 Winners/HomeSense
- 7 Walmart
- 8 Real Canadian Superstore
- 9 Costco
- 10 Shoppers Drug Mart
- 11 The Beer Store

RECREATION

- 12 5 Drive-In Theatres
- 13 Ninth Line Sports Park
- 14 The Keg Steakhouse
- 15 State & Main Kitchen & Bar
- 16 Starbucks Coffee
- 17 GoodLife Fitness
- 18 Tim Hortons
- 19 Spoon & Fork Thai
- 20 Kula Yoga Studio
- 21 LA Fitness
- 22 Cineplex Odeon
- 23 Oakville Soccer Club
- 24 Toronto Rock Lacrosse
- 25 Joshua's Creek Arena

SCHOOLS

- 26 Sheridan College
- 27 Trafalgar Ridge Montessori School

- 28 River Oaks Public School
- 29 White Oaks Secondary School
- 30 St. Thomas Aquinas Catholic Secondary School
- 31 St. Mary Catholic Elementary School
- 32 King's Christian Collegiate
- 33 Holy Trinity Catholic Secondary School
- 34 Iroquois Ridge High School

HIGHWAYS

- 7-minute drive to 407 (Toll Highway)
- 7-minute drive to QEW GO station
- 14-minute drive to 401
- 46-minute drive to downtown Toronto

Discover additional local amenities a short walk or drive from home:

Starbucks, Longo's, Shoppers Drug Mart, Winners, LCBO, GoodLife Fitness, Sunset Grill, Pita Pit, Booster Juice, Canadian Tire, Real Canadian Superstore, The Beer Store, Boston Pizza, Hero Burgers, Subway, omeSense, all major banks and more.

