



FOXRIDGE
HOMES

A QUALICO® Company



ELEVATION A



ELEVATION B

Concept 2109 – Monarch

Two Storey, 2,240^{+/-} sq. ft.

3 bedrooms, 2.5 bathrooms

21' x 24' attached garage

If you don't already have the ideal piece of land, as a chosen and reputable custom builder, Foxridge Homes has access to a carefully-curated, exclusive selection of lots in Winnipeg's (and the surrounding areas') most appealing new neighbourhoods.

Learn more at foxridgehomeswpg.com



FEATURES:

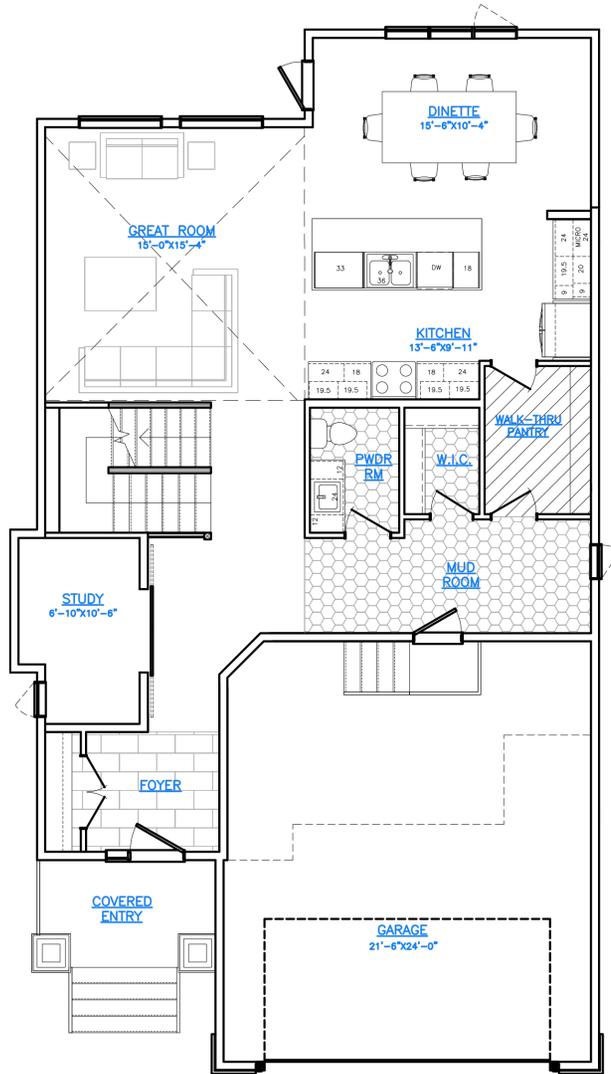
- Caesarstone quartz countertops in kitchen, powder room, and ensuite
- Laminate flooring to main floor living areas
- Electric fireplace with media rough-in, as per plan
- Open to above great room
- Primary bedroom includes walk-in closet and ensuite with double vanity
- High efficiency furnace & air conditioner
- Programmable WIFI thermostat
- 1-2-5-10 National Home Warranty

Concept 2109

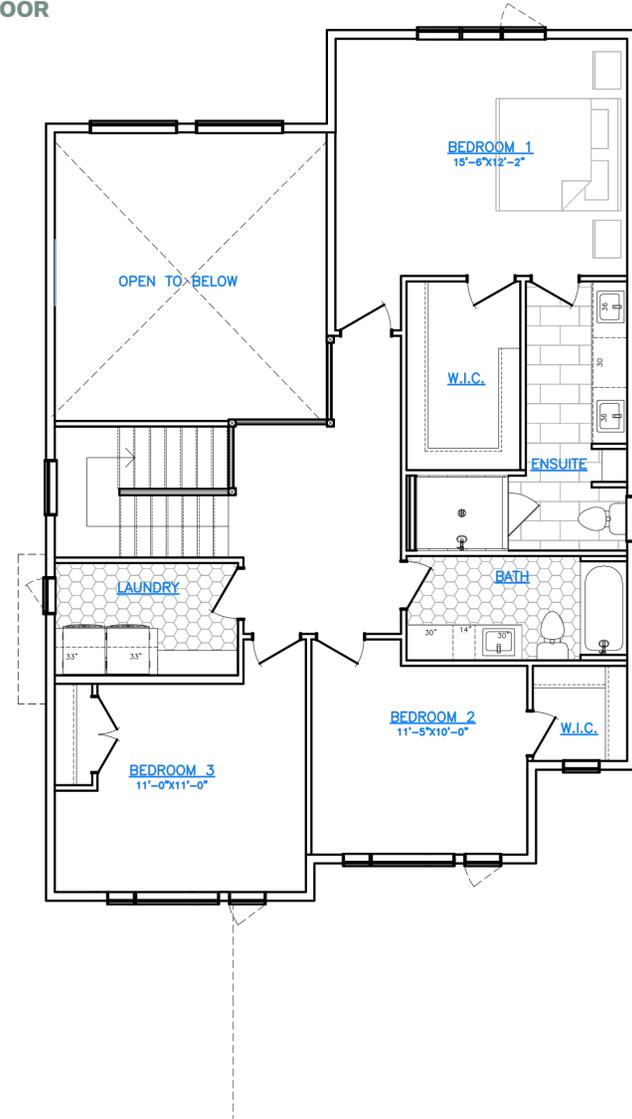
FLOOR PLAN - 31.5 Standard

MAIN FLOOR: 1,148^{+/-} SQ. FT.
SECOND FLOOR: 1,092^{+/-} SQ. FT.

MAIN FLOOR



SECOND FLOOR



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ONE DR. DAVID FRIESEN DRIVE
WINNIPEG, MANITOBA | R3X 0G8
PHONE: 204.224.6175

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All illustrations are artist's conception and may vary. Room dimensions are approximate. Windows and room sizes may vary with elevations. Mechanical equipment location and placement subject to change as required by building code and at discretion of builder. Furniture outlines for purpose of visualizing room layout only, furniture not included. Foxridge Homes reserves the right to change material or specifications without notice.

Plan Rev - 6/13/2024

Concept 2109

33.5 Wide - 2,384^{+/-} sq. ft.

3 bedrooms, 2.5 bathrooms

MAIN FLOOR: 1,219^{+/-} SQ. FT.

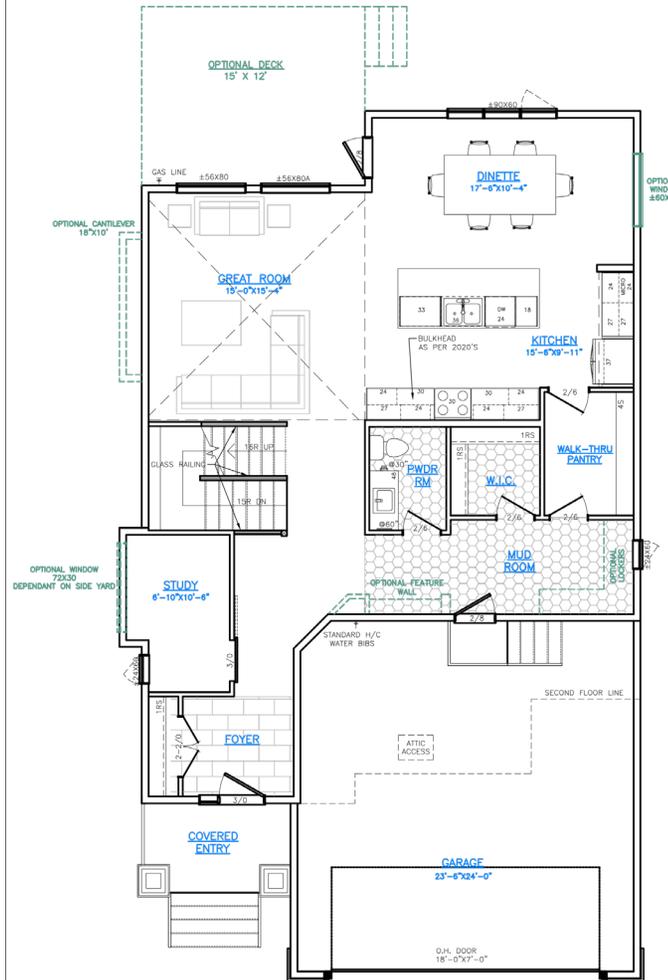
SECOND FLOOR: 1,165^{+/-} SQ. FT.

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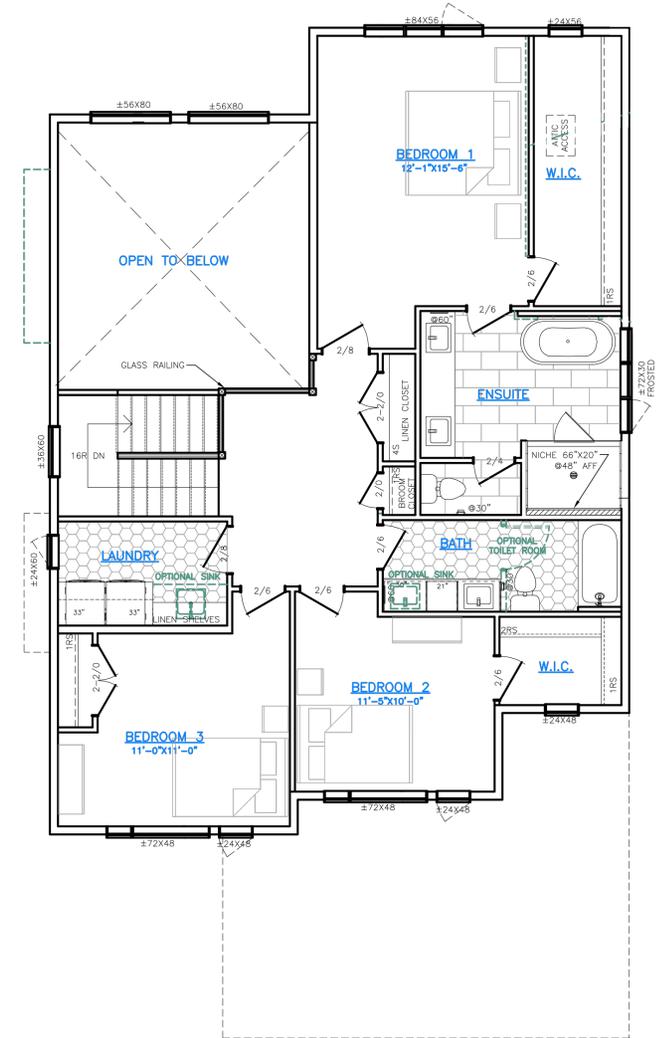
Plan Rev - 5/17/2023
Rev - 7/22/2025

FLOOR PLAN OPTIONS

MAIN FLOOR



SECOND FLOOR



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Concept 2109

37.5 Wide - 2,697^{+/-} sq. ft.

4 bedrooms, 3 bathrooms

MAIN FLOOR: 1,381^{+/-} SQ. FT.

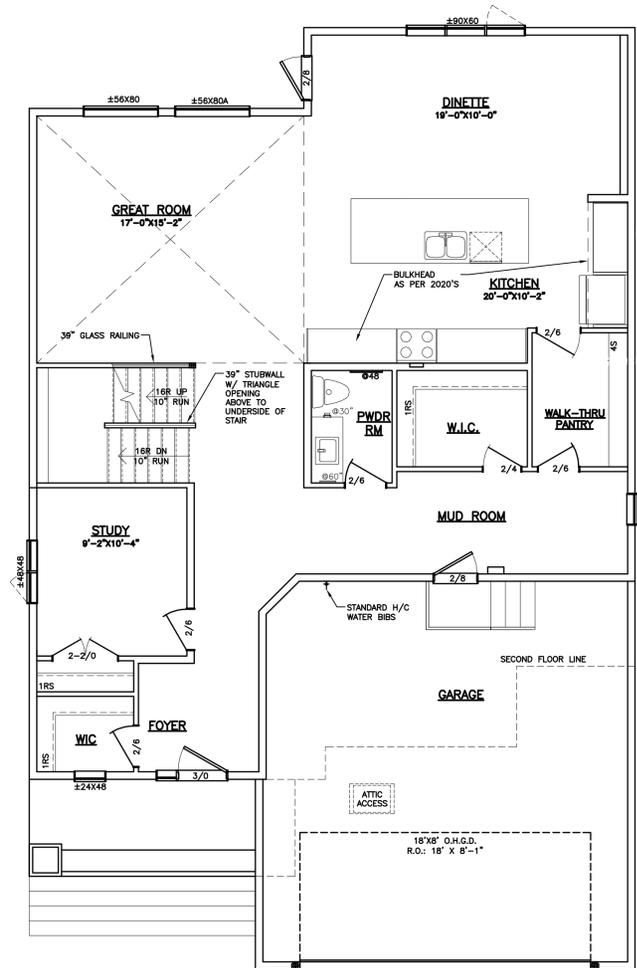
SECOND FLOOR: 1,316^{+/-} SQ. FT.

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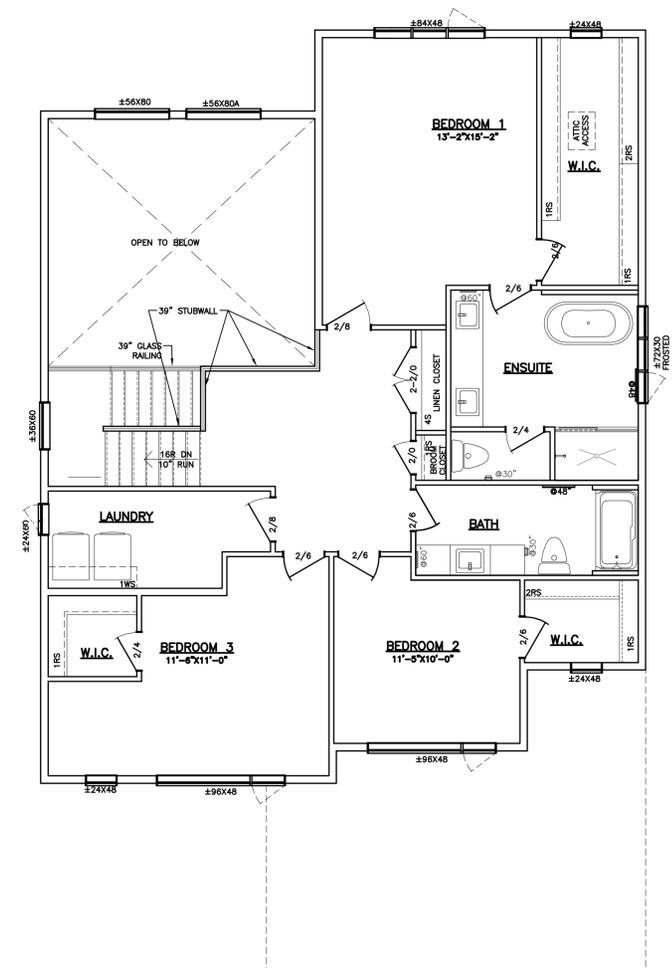
Plan Rev - 4/24/2025
Rev - 7/15/2025

FLOOR PLAN

MAIN FLOOR



SECOND FLOOR



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