

MOVALA

CRAFTED *by Seasons*

Penthouse Collection

HOMES CRAFTED **BY SEASONS.****INTERIORS**

- **High Ceilings:** 9' ceilings throughout, creating a spacious and airy environment.
- **Timeless Flooring:** Kentwood European Plank Collection 3mm hardwood flooring throughout.
- **Luxurious Tile Floors:** Elegant tile floors in the powder room, ensuites, and laundry room.
- **Decorative Lighting:** Premium lighting fixtures in the kitchen, dining room, and powder room from Visual Comfort, Kuzco, and Luminaire Authentik.
- **Architectural Elegance:** Stone-trimmed architectural archways.
- **Sophisticated Fireplace:** Luxury Lime Plaster surrounds a natural gas fireplace with a stone hearth in the living room.
- **Functional Laundry Room:** Equipped with front-loading Whirlpool washer and dryer, counter space, and a hanging rod. Select penthouses feature additional full-height storage.
- **Solid Core Doors:** Enhanced durability and soundproofing with solid core interior doors.
- **Eco-Friendly Systems:** Quiet and sustainable heating and cooling systems.
- **Window Coverings:** White, battery-operated roller shades on all windows.
- **Quiet Serenity:** Acoustically engineered to minimize sound transfer.
- **Panoramic Great Room:** Expansive windows and sliding doors offering stunning views and access to the deck from two sides.

**KITCHENS**

- **Custom Cabinetry:** Custom wood grain cabinetry in a European oak finish, complemented by black cabinet pulls.
- **Touchless Kitchen Faucet:** Modern Brizo touchless kitchen faucet in matte black with brilliant gold accents.
- **Granite Composite Sink:** Natural granite composite under-mount double bowl sink.
- **Natural Materials:** Opulent Dekton 3cm eased-edge countertops, rangehood surround, and full-height backsplash.
- **Top-Tier Appliances:**
 - Integrated, paneled 48" Bosch side-by-side fridge and freezer.
 - Bosch 36" induction cooktop.
 - Bosch 30" double wall oven.
 - Samsung 24" microwave drawer with smoked glass window.
 - Bosch dishwasher.





BEDROOMS

- **Elegant Design:** Primary bedroom features headboard wall with wood slat details and upholstered built-in headboard.
- **Ambient Lighting:** Bocci bedside pendant lighting in primary bedrooms.
- **Convenient Layout:** Both secondary bedrooms include ensuites - one with shower/tub combo and one with shower.

BATHROOMS

- **Stylish Tile Work:** Large format tiles on flooring and shower walls with large niches, and featuring European-inspired mosaic tile in the secondary bathrooms.
- **High-End Amenities:** Dual flush toilets and heated flooring in ensuites.
- **Primary Ensuite Exclusivity:**
 - Dual vanities with 3cm Dekton countertops.
 - Custom built-ins in a stunning wood grain finish with warm under-cabinet LED lighting.
 - Large shower with rain shower heads and dual heads in select penthouses.
 - Freestanding soaker tub in select penthouses.
- **Secondary Ensuite Elegance:**
 - Modern Fixtures: Matte black plumbing fixtures and contemporary flat-panel wood grain finish vanities with under-mount sinks and Silestone quartz countertops.

PRIVATE OUTDOOR SPACE

- **Expansive Outdoor Living:** Oversized wrap-around patios from 1793 - 2205 SQFT.
- **Private Balconies:** 14th floor penthouses feature a private balcony off the primary bedroom.
- **Entertainment-Ready Patio:** Natural gas BBQ box, hot tub pad and power, capped natural gas connections for a fire bowl and future heaters, and a hose bib on the patio.
- **Stylish Patio Floors:** Unilo City Grey porcelain pavers.
- **High-Quality Siding:** Swiss pearl siding for a sleek and modern exterior look.

EXTERIOR FEATURES

- **Parking and Storage:** Home includes two parkade stalls and one 4' x 6' storage unit.
- **Security:** Secure parkade access off of parking lot lane.

EXCLUSIVITY TAILORED FOR LIFE'S MOMENTS.

CUSTOM HOME-SPECIFIC FEATURES

Aurora - PH #1307

- **Custom Millwork Furnishing:** Built-in shelving flanking the TV in the den.
- **Spacious Laundry Room:** Equipped with additional full-height storage.
- **Inviting Entry Foyer:** Features spacious coat closets for ample storage.
- **Elegant Dining Room:** Includes a built-in, stone-clad serving bar with a wine display.
- **Butler's Pantry:** Complete with prep sink, extra dishwasher, additional storage, and a temperature-controlled wine cooler with framed glass doors.
- **Stylish Coffee Counter:** Features glass front doors for a sleek, modern look.
- **Ensuite Elegance:** Make up counter with full length mirror.

Radiance - PH #1308

- **Spacious Laundry Room:** Equipped with additional full-height storage.
- **Inviting Entry Foyer:** Features spacious coat closets for ample storage.
- **Elegant Dining Room:** Includes a built-in, stone-clad serving bar with a wine display.
- **Butler's Pantry:** Features a prep sink, extra dishwasher, additional storage, and a temperature-controlled wine cooler with framed glass doors.
- **Ensuite Elegance:** Make up counter with full length mirror.

Equinox - PH #1405

- **Grand Foyer:** Features an integrated bench niche with art lighting and two stone-clad architectural archways leading to the great room and bedroom wings.
- **Ample Storage:** Linen closet and two additional in-suite storage closets.
- **Dining Elegance:** Built-in, stone-clad serving bar with a wine display.
- **Butler's Pantry:** Equipped with a prep sink, extra dishwasher, additional storage, and a temperature-controlled wine cooler with framed glass doors.
- **Well-Appointed Bedrooms:** Two secondary bedrooms, each with its own ensuite—one with a tub and the other with a shower.
- **Cozy Fireplace:** Double-sided fireplace fueled by natural gas.
- **Ensuite Elegance:** Make up counter with full length mirror.

Solstice - PH #1406

- **Grand Entry Foyer:** Spacious foyer includes a large coat closet, built-in counter with drawers, and art lighting.
- **Temperature-Controlled Wine Display:** Features framed glass doors for an elegant touch.
- **Spacious Laundry Room:** With space for extra storage.
- **Convenient Storage:** Additional in suite storage room.



ELEVATED AMENITIES TO RECLAIM SERENITY.

INDOOR AMENITIES

- **Private Dining & Celebration Room:** With full kitchen and wine tasting area.
- **High Performance Fitness Facility:** With weights and cardio equipment.
- **Relaxation Studio:** Yoga studio/flex room.
- **Expansive Great Room:** Casual seating with tables, chairs, couches, and a fireplace.
- **Serene Library:** Quiet space for reading and relaxation.
- **Entertainment Lounge:** Games room and TV area.
- **Guest Accommodations:** Suite with kitchenette for visitors.
- **Professional Workspaces:** Business centre with private work hubs.

OUTDOOR AMENITIES

- **Lush Landscaped Grounds:** Walkways, Bocce Lawn, and numerous fire tables with lounge seating.
- **Scenic Swimming Pool:** Overlooking Okanagan Lake.
- **Luxury Cabanas and Hot Tub:** Relaxation and comfort at your fingertips.
- **Poolside Amenities:** Showers and change rooms for your convenience.
- **Alfresco Dining Area:** Outdoor BBQ area for memorable gatherings.
- **Water Sports Storage:** Secure kayak room for watersports equipment.
- **Pet Care:** Convenient pet wash station.

CAREFULLY CURATED FOR CONVENIENCE.

NEIGHBOURHOOD

- **Lakeside Location:** Right next to the sandy shores of Gyro Beach.
- **Unmatched Walkability:** Steps to Pandosy Village, parks, shopping, and more.
- **Convenient Commute:** Minutes from downtown Kelowna and prestigious wineries.

ARCHITECTURAL DESIGN

- **Award-Winning Excellence:** Designed by Meiklejohn Architects Inc. and Begrand-Fast Interior Design.
- **Modern Elegance:** Concrete construction with dynamic curves and warm tones.
- **Spacious Luxury:** Large terraces and high-end design perfect for four-season living.
- **Sustainable Innovations:** LEED environmental certification and EV capable parking.

PEACE OF MIND

- **Comprehensive Warranty:** 2-5-10 year New Home Warranty Program.
- **Quiet Enjoyment Policy:** Long-term rental policy for serene living.
- **Stober Group Legacy:** With over 60 years of experience, Stober Group has a long-standing history of developing in Kelowna, ensuring quality and trust.
- **Trusted Partnerships:** Built by Greyback Construction, renowned for excellence in quality and safety practices.





CRAFTED BY STOBBER

developed by  **STOBER**
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CANADA

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