

**WELCOME HOME**  
*to Champlain Shores*

**BRULE**  
STYLE A + B



Champlain Shores is a community built for those ready to embrace life by the water. Just 45 minutes north of Barrie in the small town of Penetanguishene, it's a place where you can find both vibrant energy and quiet relaxation. With scenic trails, Georgian Bay at your doorstep, and dockage for easy access to explore by water, Champlain Shores offers the best of outdoor living alongside all the essentials—local shops, healthcare, schools, and year-round adventure from skiing to snowmobiling.

Whether you're taking in endless sunsets, setting off on scenic trails, or enjoying waterfront views, this is where your next chapter begins.

**WELCOME HOME**  
*to Endless Sunsets*







# BRULE

## STYLE A

Side Elevation



Front Elevation



Side Elevation



Back Elevation

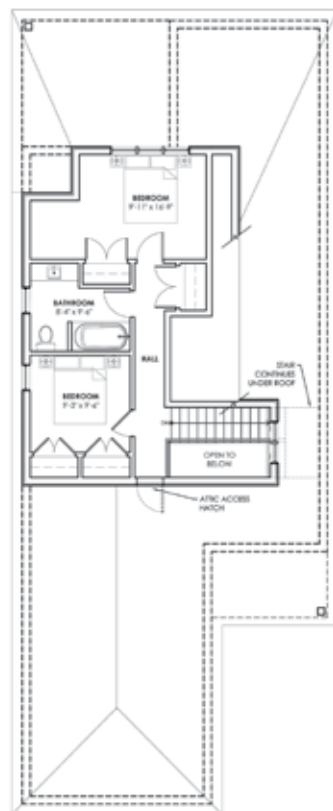


## Ground Floor



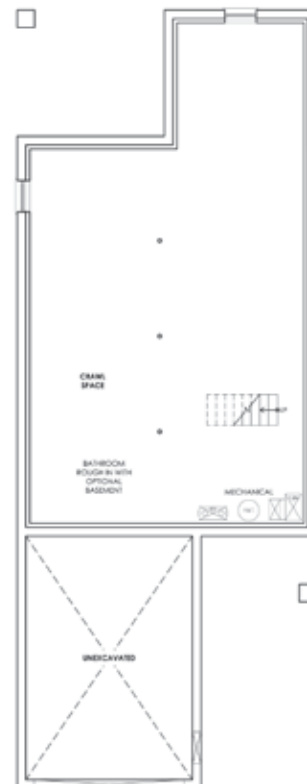
**TOTAL AREA:** ± 1,296 sq.ft  
**GARAGE:** ± 432 sq.ft  
**PORCH** ± 237 sq.ft

## Second Floor



**TOTAL AREA:** ± 496 sq.ft

## Crawl Space Standard (Basement optional where allowed)



**TOTAL AREA:** ± 1,296 sq.ft

## QUICK FACTS



**3 Beds**



**3 Bath**



**±1,792 sq. ft.**



**1 Garage**

Note: "Plans, Dimensions And Specifications Are Approximate And Subject To Change Without Notice. Furniture Is For Illustrative Purposed Only And Is Not Included. Illustrations And Photographs May Be Upgraded Features And/Or Artist's Conception. E&O.e."



# BRULE

## STYLE B

Side Elevation



Front Elevation



Side Elevation



Back Elevation

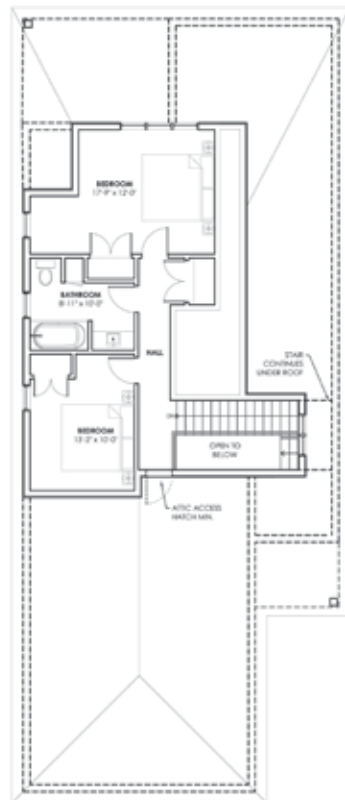


## Ground Floor



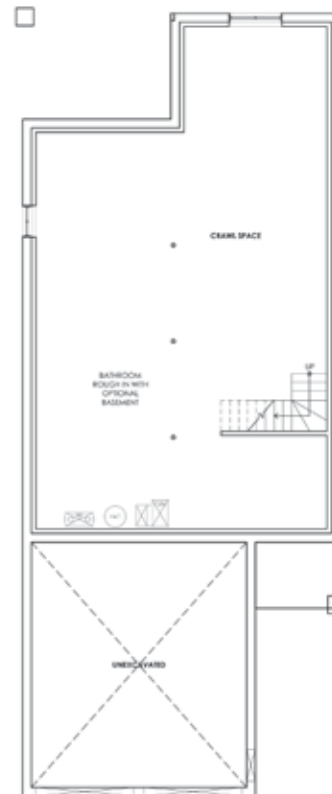
**TOTAL AREA:** ± 1,574 sq.ft  
**GARAGE:** ± 594 sq.ft  
**PORCH** ± 263 sq.ft

## Second Floor



**TOTAL AREA:** ± 594 sq.ft

## Crawl Space Standard (Basement optional where allowed)



**TOTAL AREA:** ± 1,574 sq.ft

## QUICK FACTS



**3 Beds**



**3 Bath**



**±1,976 sq. ft.**



**1 Garage**

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# CHAMPLAIN *Shores*

DISCOVER MORE ONLINE

