

SERENE

BY TREASURE HILL



Designed for Life's
Next *Chapter*

Single-Detached
Homes, *Two-Car*
Garages

In a Stunning Town,
Near The Water



Serene in Newcastle.
A refined collection of elegant
two-car single homes set
moments from *Lake Ontario*.

Located in one of Durham
Region's most established
lakeside communities, Serene
offers proximity to the water
and a setting shaped by open
skies and *natural beauty*.

A place defined by *balance*.
Designed for what comes next.

A new chapter begins here.



Life in Ontario's Most
Desireable Small Town.
Four Season Living.



TREASURE HILL

Clarington Farmer's Market
4 minutes

Manantler Craft Brewing Co.
8 minutes

Orono Antique Market
10 minutes

Tyrone Mills Limited
20 minutes

The Visual Arts Centre of Clarington
9 minutes

Archibald Orchards & Estate Winery
14 minutes

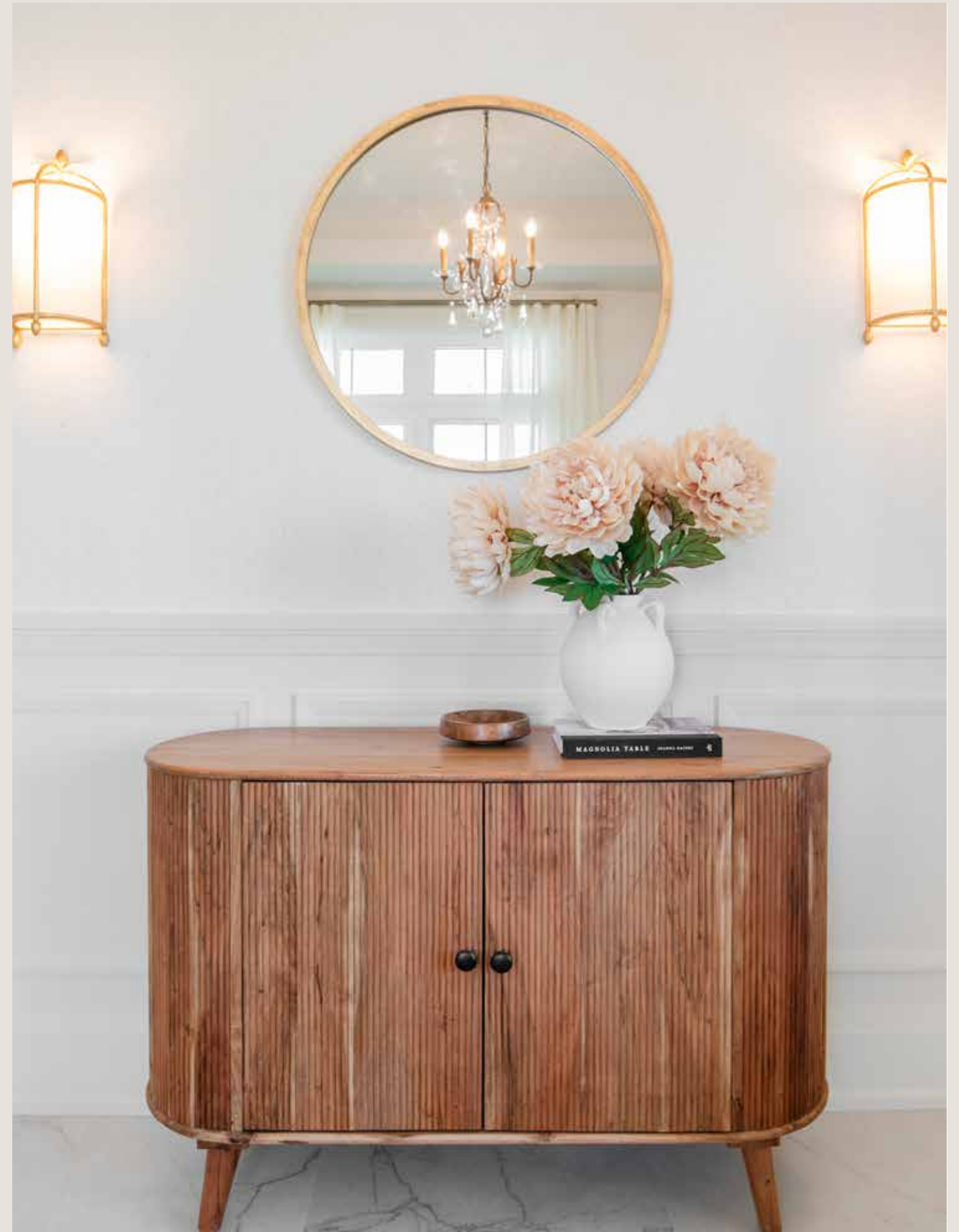
Farmers' Markets.
Conservation Trails.
Local Artisans.

Winter Slopes.
Summer Festivals.
Fall Traditions.

Close To Nature.
Connected to Durham.
Rooted in Tradition

FOUR SEASONS. ONE ADDRESS.

Serene is a unique collection of homes that offers *superior craftsmanship* and timeless finishes.



Where Life Unfolds *Beautifully*



A Thoughtfully Designed Collection in Newcastle

Just moments from the waterfront and close to everyday conveniences, Serene offers a setting where life feels balanced and beautifully connected. Crafted to Treasure Hill's exacting standards, these homes are designed for lasting comfort, spacious enough for growing families, and refined enough for those embracing a new chapter.



Clarington: Where Life Continues To *Flourish*

With the addition of new recreation centres, enhanced transit systems, waterfront trails, and lively green spaces, Clarington is thoughtfully expanding while maintaining the small-town charm that creates a sense of home.

A Growing, Established *Community*

98.4%

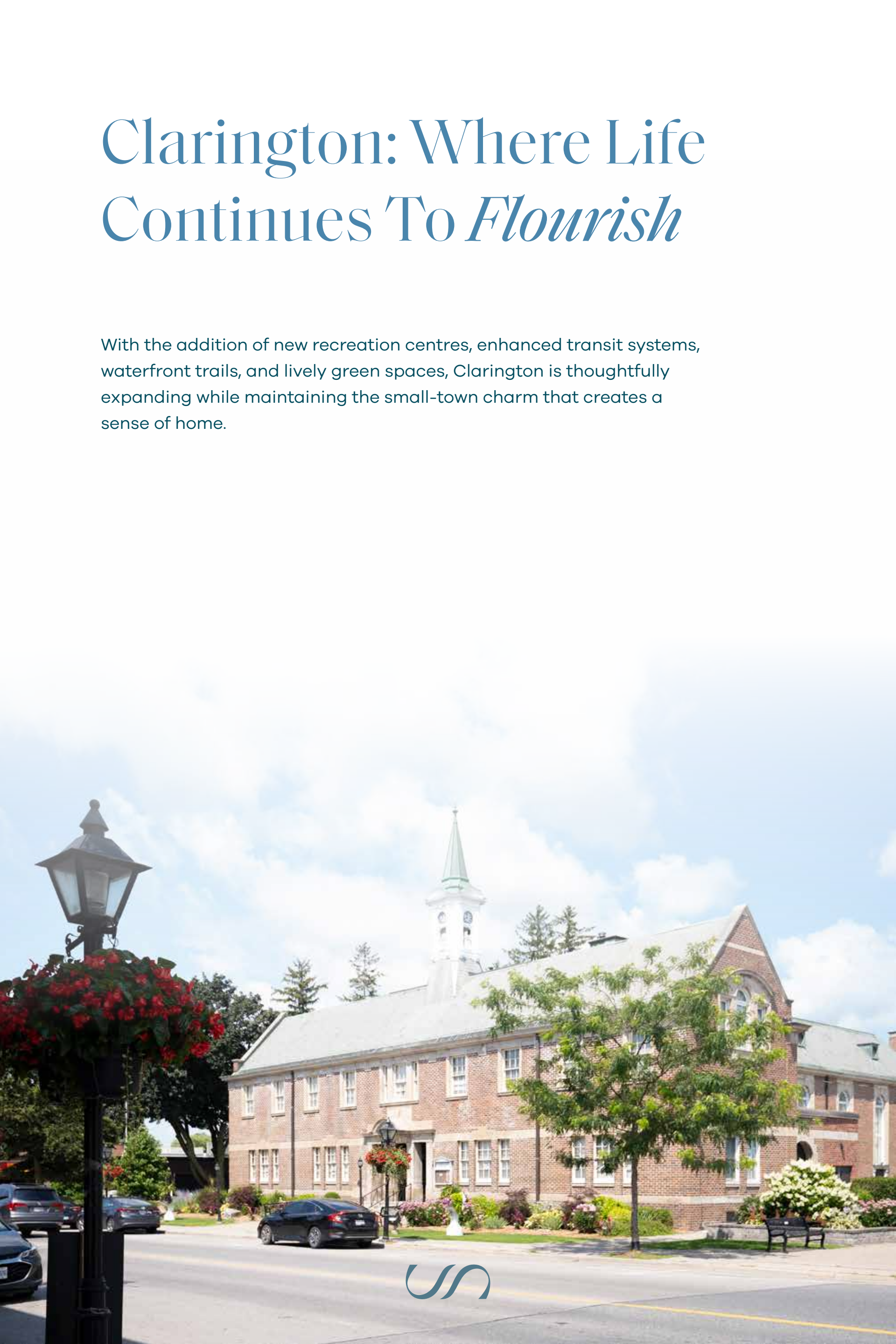
Projected growth over the next 30 years, a thriving community for the next generation.

\$3.3M

Invested in housing and community development to support thoughtful growth.

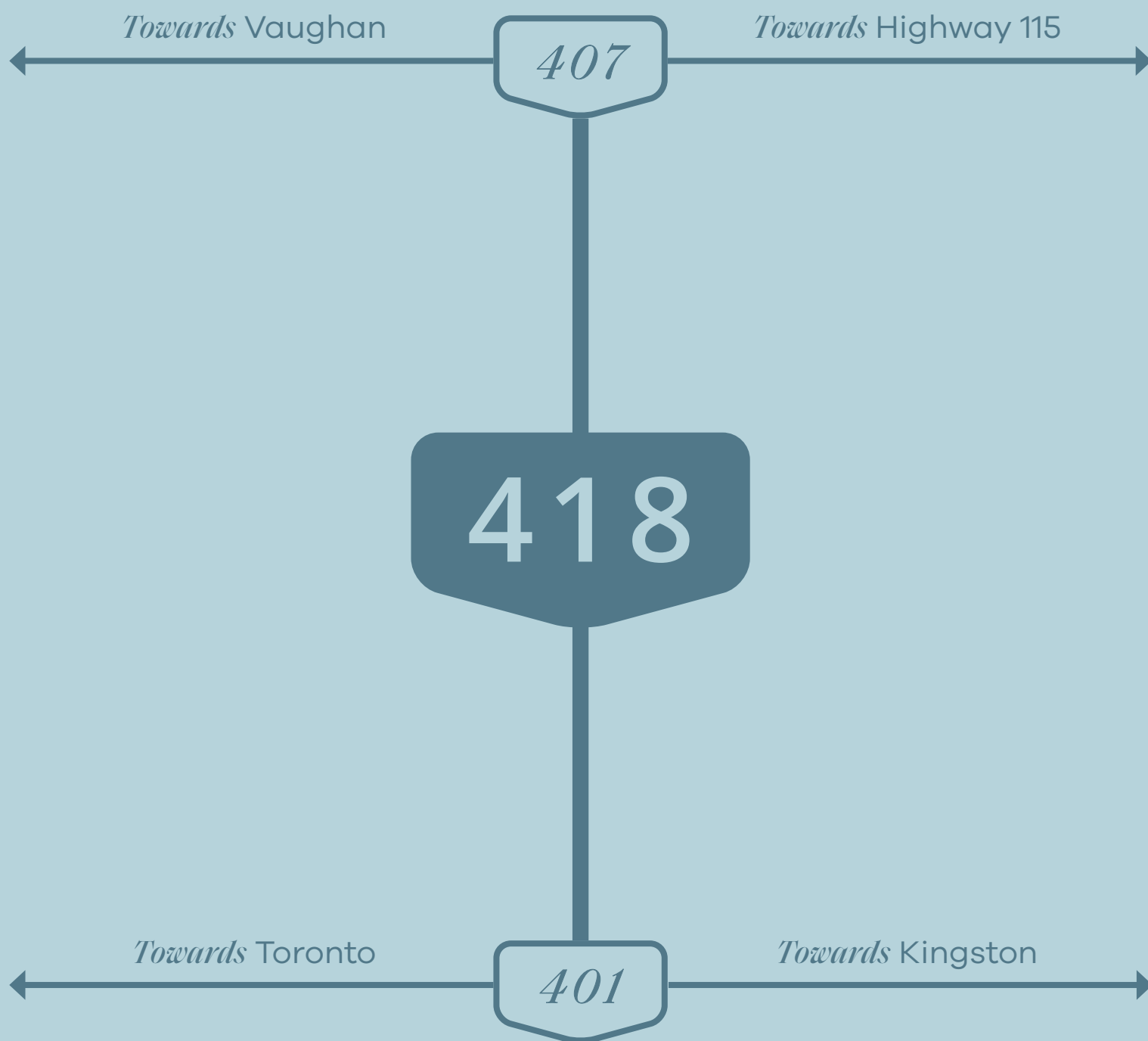
\$123,000

Median household income, reflecting a stable, established community.



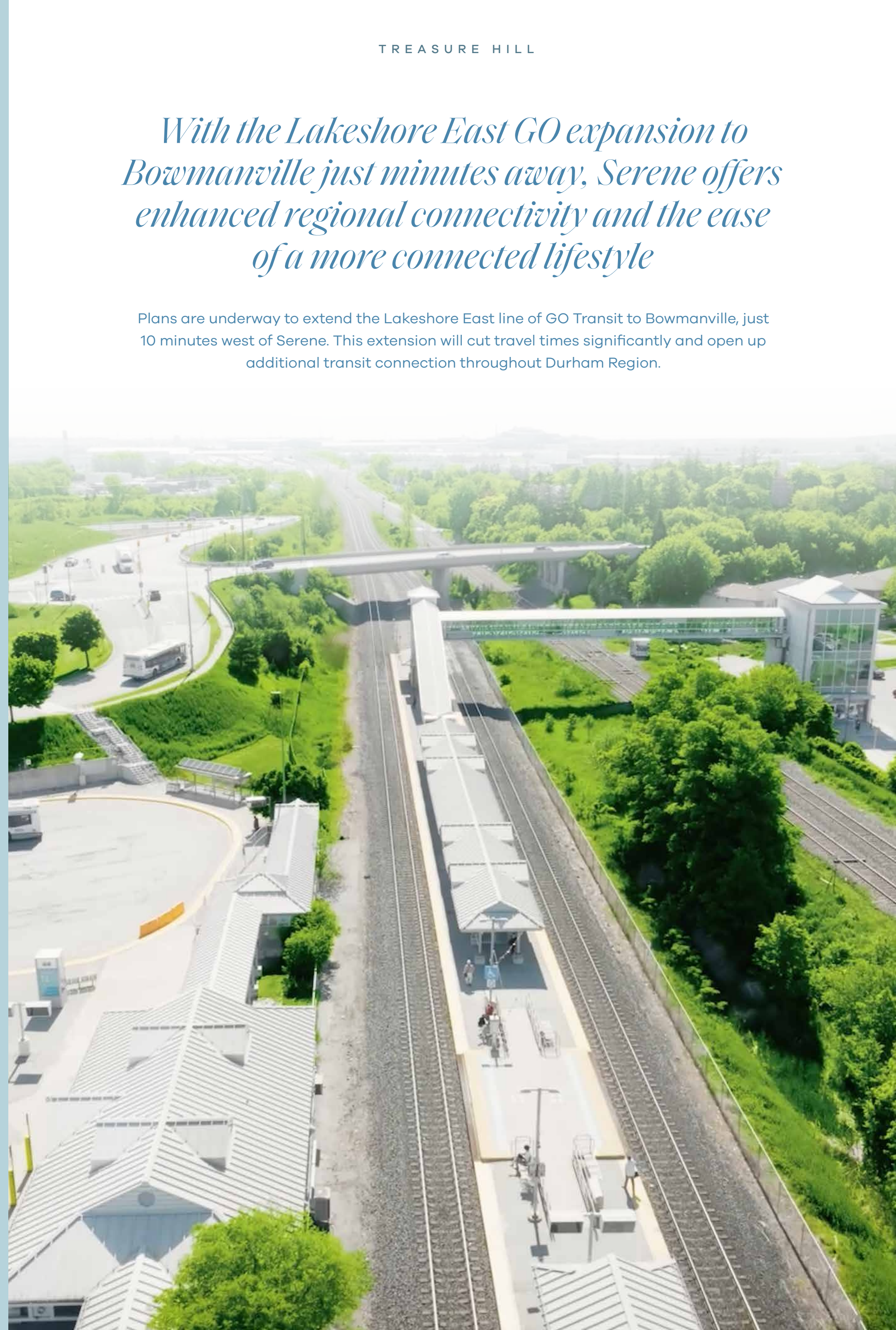
Effortless Connection

The completion of Highway 407's extension and the opening of Highway 418 have improved connectivity in Clarington and the surrounding area. Highway 418, which links Highways 401 and 407, became toll-free in April 2022, facilitating an easier commute for residents.



With the Lakeshore East GO expansion to Bowmanville just minutes away, Serene offers enhanced regional connectivity and the ease of a more connected lifestyle

Plans are underway to extend the Lakeshore East line of GO Transit to Bowmanville, just 10 minutes west of Serene. This extension will cut travel times significantly and open up additional transit connection throughout Durham Region.



*Serene
at Belmont*



Lake Ontario

HWY 35/115

GRADY DRIVE

*2-Car Garage
Single Detached Homes*

*Model
Home*





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Where Every Direction Feels Within Reach.



Newmarket

Lindsay

King City

Brooklin

HWY 400

HWY 404

HWY 48

HWY 12

HWY 35/115

Vaughan

Markham

HWY 407

Whitby

Bowmanville

SERENE

Newcastle

Ajax

Pickering

HWY 412

Oshawa

HWY 418

KING STREET

North York

Scarborough

KINGSTON ROAD

HWY 2

HWY 401

HWY 400

Toronto

HWY 401

Lake Ontario

Serene is nestled near the interchange of Highway 35/115 and King Street, which travels east-west, just north of Highway 401 and east of Oshawa. Highway 35/115 which begins at the 401 and travels north through the Kawarthas, provides easy access to Highway 407, just 30 minutes from Markham. Amid spaced out concession roads, immediate access to these three major thoroughfares are convenient perks of life at Serene.



Treasure Hill builds the finest quality new *homes* with only the best materials and superior *craftsmanship*.

Elevate your home with expertly curated finishes from the Treasure Hill Design Studio. Our specialists will guide you in selecting premium materials, elegant fixtures, and modern design elements to bring your vision to life. From sleek, contemporary touches to timeless elegance, every detail is crafted to reflect your style.



The possibilities are endless. Create a home that is uniquely *yours*.



Discover The *Genius™* Of A Treasure Hill Home

Genius.

Treasure Hill's industry-changing approach to new home technology, the standard features of our GENIUS™ offering are considered upgrades by most builders. Connect online, across the hall and up the stairs; experience enhanced safety and security features, glamorous finishing touches, and energy-saving sustainability. Now that these all come standard in your Treasure Hill home, your life is going to be a stroke of GENIUS!

CONNECTION

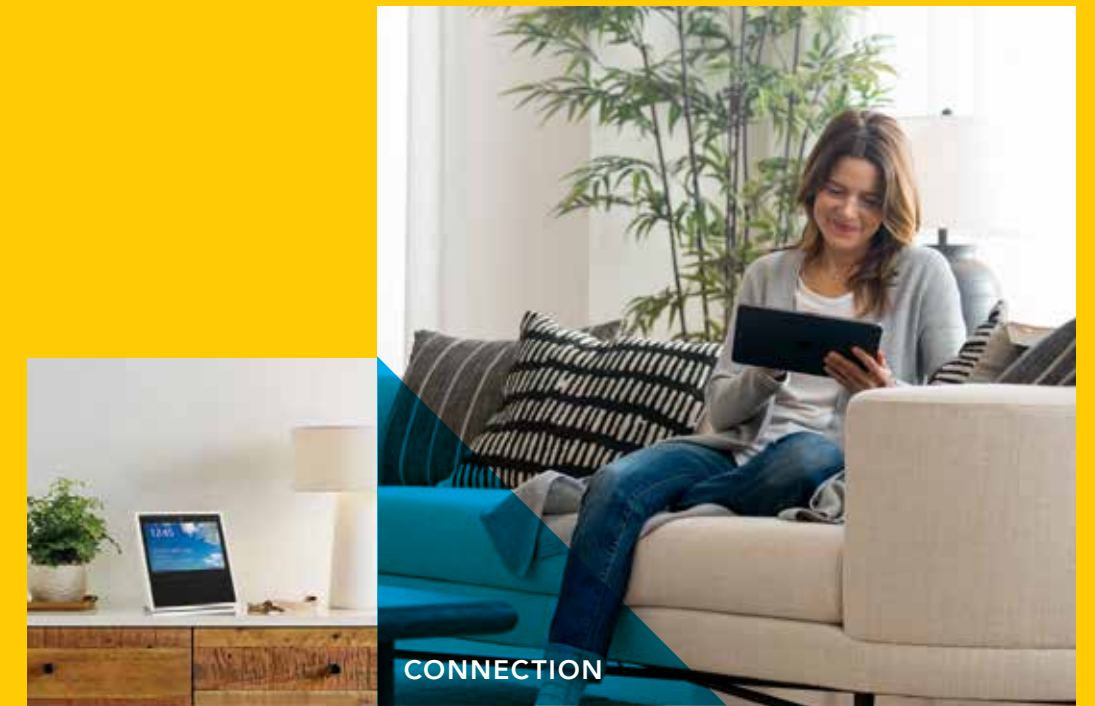
Being connected is a necessity for modern living. Treasure Hill's GENIUS™ homes have connectivity built in, providing you with whole-home Wi-Fi and the convenience and security of contemporary technology, all meant to enrich the experience of living in a Treasure Hill home.

COUTURE

Your GENIUS™ home is designed with superior quality features and finishes, including premium quartz countertops, upscale Napoleon fireplace, and stylish Delta plumbing fixtures. It's just another way Treasure Hill GENIUS™ homes infuse your life with beauty and convenience, and offer you exceptional value.

CONSERVATION

Your GENIUS™ home will operate responsibly and can save you money in heating and cooling costs. GENIUS™ homes are built for energy savings, healthier indoor air, and a cleaner home with less dust.



CONNECTION



COUTURE



CONSERVATION

Over 20 Years of Award-Winning *Achievements*

For 20 years, Treasure Hill has been dedicated to building homes that exceed expectations. Our commitment to first-class design, expert craftsmanship, and exceptional service ensures an elevated homebuying experience. Each Treasure Hill home blends stunning elevations, thoughtful floor plans, quality construction, and great value in prime locations — creating spaces families are proud to call home. With an outstanding reputation with TARION and multiple BILD awards, including “Low-Rise Project of the Year” twice, Treasure Hill has earned the trust of thousands of homeowners. As we celebrate this milestone, we reflect proudly on our achievements and the lasting impact we’ve made in communities across Ontario.

treasurehill.com

THE NATIONALS

- 2025 – Best Short Video
- 2025 – Best Community – AMIRA
- 2025 – Best Design Centre – Treasure Hill
- 2025 – Best Website for a Builder – Treasure Hill
- 2025 – Best 30-60 Second Commercial (Broadcast or Youtube) – We Make Homes You’ll Never Want to Leave
- 2025 – Sales Professional of the Year – Jennifer Kitchen
- 2025 – Best Brochure – Low Rise – Flori
- 2025 – Best Digital Marketing Campaign – Low Rise – Flori
- 2025 – Best Presentation Centre – Low Rise – Brooklin Vue
- 2024 – Detached Community of the Year – Amira Estates
- 2024 – Best 30-60 Second Commercial (Broadcast or Youtube) – Make The Switch
- 2019 – Best Brochure – Charbonnel

BILD AWARDS

- 2025 – Best Sales Team – Treasure Hill Sales Team
- 2025 – Best Model Home – Meadowlark
- 2025 – Best Short Video – We Make Homes You’ll Never Want to Leave
- 2025 – Salesperson of the Year
- 2024 – Best Innovative House Design – Legacy Hill
- 2022 – Best Home Interior Rendering Low Rise – McMichael Estates
- 2019 – Project of the Year – Low Rise – Charbonnel
- 2019 – Best Brochure – Low Rise – Charbonnel
- 2014 – Project of the Year – Low Rise – Urban Towns at Bayview
- 2014 – Best Sales Office – Low Rise – Urban Towns at Bayview
- 2012 – Project of the Year – Low Rise – block
- 2012 – Best Sales Office – Low Rise – block
- 2012 – Best Brochure – Low Rise – block
- 2012 – Best Direct Mail – Low Rise – block
- 2012 – Best Newspaper Ad – Low Rise – block
- 2012 – Best New Home Design – Semi-Detached or Townhome – block

OHBA AWARDS

- 2025 – Best Website – Treasure Hill
- 2025 – Best Brochure – Low Rise – Meadowlark
- 2025 – Best Model Home – Palmetto
- 2024 – Best Low Rise Brochure – AMIRA
- 2022 – Best Short Video – McMichael Estates
- 2019 – Project of the Year – Low Rise
- 2019 – Best Logo Design – Charbonnel
- 2019 – Best Attached Multi-Unit Home – Charbonnel



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