

ORCHARD  
— SOUTH —

LIVE BEAUTIFULLY IN BOWMANVILLE





# TREASURE HILL

## WE MAKE HOMES YOU NEVER WANT TO LEAVE.

Orchard South is an exclusive community where timeless elegance meets modern sophistication.

Nestled in the heart of historic Bowmanville, this stunning collection of premier homes is designed for those who seek beauty, comfort, and unparalleled craftsmanship. This new community offers the perfect balance of nature, convenience, and architectural excellence.

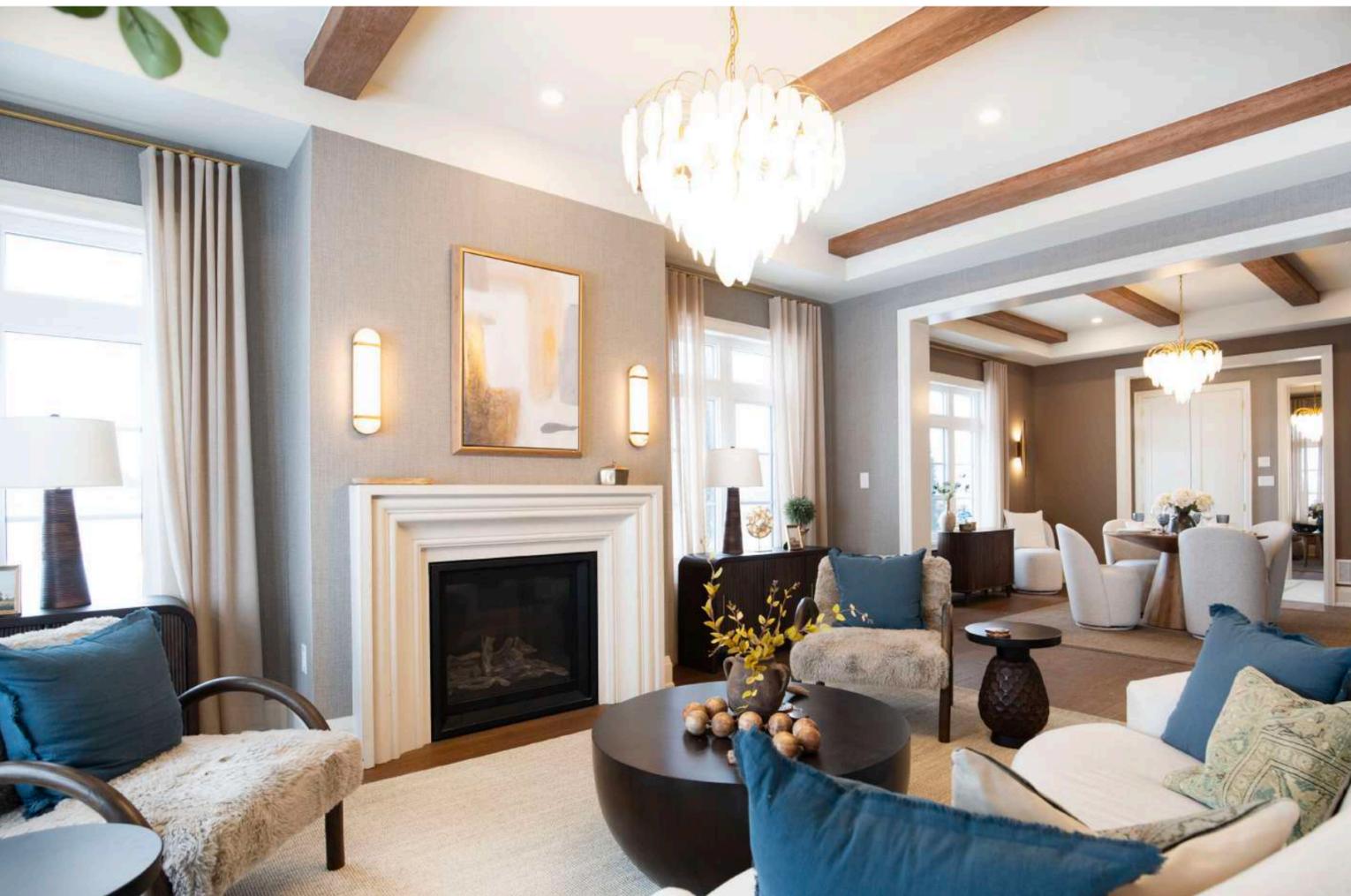
Discover the art of living beautifully. Your dream home awaits in Bowmanville.

CRAFTED BY AWARD-WINNING BUILDER

# TREASURE HILL



FROM IMPECCABLY CURATED  
INTERIORS TO THOUGHTFULLY  
PLANNED STREETSCAPES,  
EVERY DETAIL REFLECTS  
TREASURE HILL'S COMMITMENT  
TO REFINED LIVING.





CONCESSION ROAD 3

MIDDLE ROAD

NORTHGLEN BOULEVARD



ORCHARD  
— SOUTH —



# WHERE CONVENIENCE MEETS ELEGANCE

Located between Liberty Street and Regional 57 Road at Middle Road and Concession Road 3, Orchard South offers access to all the amenities of Bowmanville and the municipality of Clarington. Enjoy the local parks, golf courses, conservation areas, and the stunning views of Lake Ontario at Bowmanville's waterfront just a short drive away. Schools, shops, restaurants and more are all nearby and with Highway 401 and the Highway 407 extension, you will be able to live in a tranquil community without having to worry about your commute.



## ● RETAIL & SERVICES

1. Canadian Tire
2. Home Building Centre
3. LCBO
4. Loblaws
5. Scotiabank
6. Mark's
7. Metro
8. Pet Valu
9. RBC Bank
10. Shoppers Drug Mart
11. The Source
12. Winners
13. TD Bank
14. The UPS Store
15. Walmart

## ● SCHOOLS

1. Bowmanville H. S.
2. Charles Bowman P. E.
3. Clarington Central P. S.
4. Durham Christian S. E.
5. Harold Longworth P. E.
6. John M. James P. E.
7. Knox Christian S. E.
8. St. Stephen's S. S.
9. St. Elizabeth S. E.

## ● RESTAURANTS & ENTERTAINMENT

1. A Stone's Throw Pub & Grill
2. Boston Pizza
3. Chanterelle Bistro
4. Cineplex
5. East Side Mario's
6. Hanc's Fries
7. Kelsey's Restaurant
8. KFC
9. Little Caesars
10. Mito Sushi
11. Pizza Hut
12. Subway
13. Swiss Chalet
14. Three Six Kitchen & Lounge

## ● RECREATION

1. Bowmanville Indoor Soccer
2. Bowmanville Museum
3. Clarington Library
4. G.B. Rickard Rec. Complex
5. GoodLife Fitness
6. Port Darlington Marina
7. Visual Arts Centre of Clarington





# ONE OF ONTARIO'S GREAT SMALL TOWNS

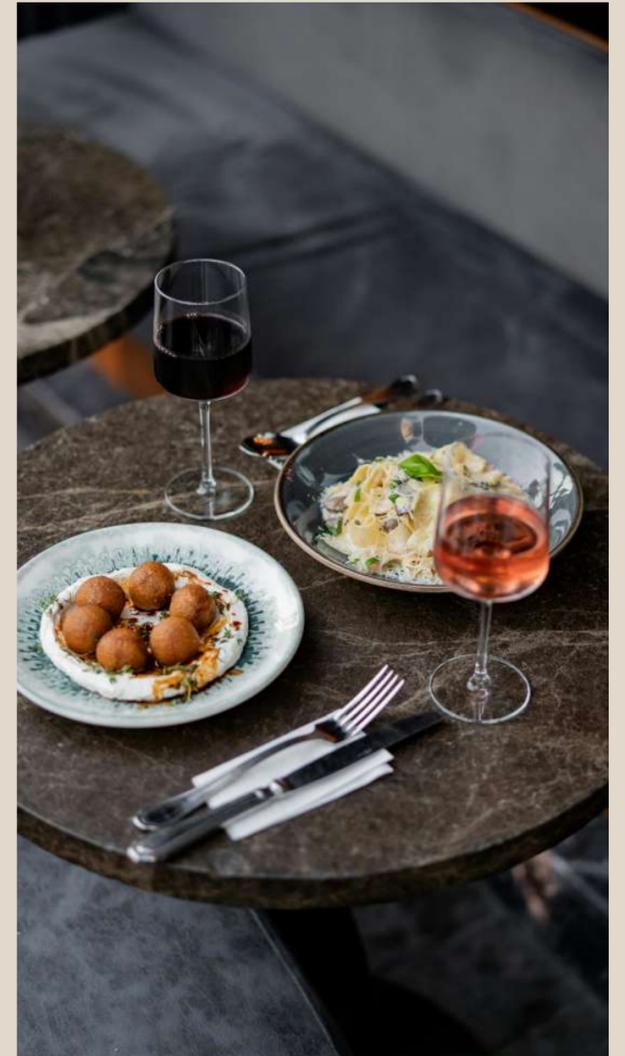
Clarington, where Bowmanville is located, was recently named municipality of the year by Festivals and Events Ontario. With a broad variety of markets, events, cultural spaces and conservation areas, there is always something to do.

The historic downtown core is a cultural gem, featuring art galleries, live performances, and seasonal festivals. The Visual Arts Centre of Clarington offers exhibitions and workshops, while local theatres and live music venues provide entertainment year-round.

HISTORIC  
DOWNTOWN  
BOWMANVILLE



# SHOP CLOSE TO HOME



Enjoy the conveniences of modern shopping centres and the city's charming downtown

Orchard South is just a few minutes away from modern shopping centres off Highway 2, including home improvement and grocery stores, chain restaurants, and more. Head east on King St. and you'll enter the historic part of town, home to over 200 boutique shops and restaurants for you to enjoy.



# THE GO EXPANSION

Toronto to  
Bowmanville, faster

Plans are underway to extend the Lakeshore East line of GO Transit to Bowmanville, just a few minutes away from Orchard South. This multi-million dollar extension will cut commute times significantly between Union Station and the new Bowmanville Station and open up new transit connections throughout Durham Region.

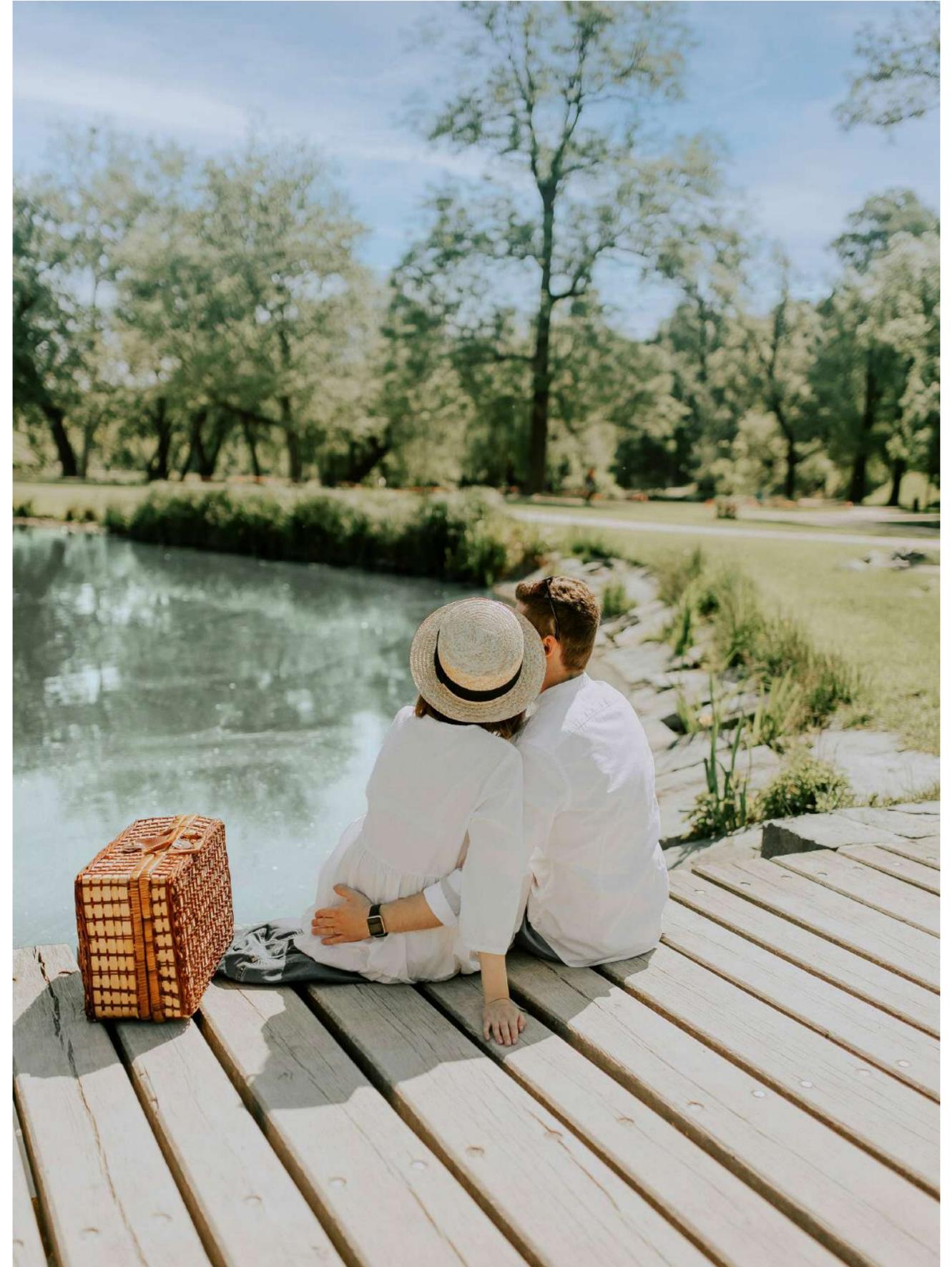




# A CITY WITH A BRIGHT FUTURE

## Durham is growing

Durham Region is expected to see significant population growth in the coming years. To prepare for this, the city has invested in new offerings to improve the quality of life: a state-of-the-art recreation centre with outdoor skating trails, swimming pools, sports fields, courts, and fitness facilities; world-class municipal sustainability initiatives; new waterfront trails and green spaces; and much more.





RELIABLE  
HEALTHCARE

GROWING  
BUSINESSES

QUALITY  
EDUCATION



Bowmanville is home to Lakeridge Health Bowmanville, a full-service hospital offering emergency care, surgery, and specialized medical services. Top-rated schools offer specialized programming in French immersion, STEM programs, and arts-focused curricula. At Orchard South, post-secondary students are within easy reach of Durham College and Ontario Tech University, providing strong pathways to higher education and career advancement.

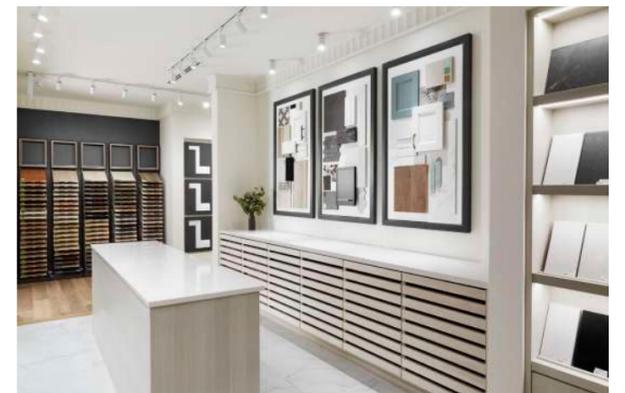
Bowmanville has also become an attractive destination for businesses. Strong municipal investment, the location along Highway 401, and the presence of large employers like the Darlington Nuclear Power Station have made it a welcoming environment for entrepreneurs and employees from all over.



# DESIGN STUDIO

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

Treasure Hill is proud to celebrate a number of achievements over the past two decades. The journey epitomizes the commitment of our founder, Nicholas Fidei, who, with a strong work ethic, attention to detail, and direct involvement in every aspect of the homebuilding process, has created a winning formula for success. As a result, we have made thousands of Treasure Hill homeowners happy that they put their trust in us to build a home for their most treasured assets—their family.

[treasurehill.com](https://treasurehill.com)

## THE NATIONALS

- 2024 - Best Community – AMIRA
- 2019 – Best Brochure – Charbonnel

## BILD AWARDS

- 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

- 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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