



TIMBER
TRAILS
BOWMANVILLE



Explore *more*

You're different from the others. Adventure is in your nature. Follow the trail less travelled to a place where nature and neighbourhood have found the perfect balance, in a community rooted in connection.

*Timber Trails is about to lead you home.
Will you follow?*

Take the trail *less travelled*

It's time to leave the crowds behind, and give yourself some breathing room. Follow your sense of discovery, indulge in everyday inspirations, and experience life on your own terms.

Here in the heart of Bowmanville, a new nature-inspired master-planned community will begin to grow from the rich earth. Timeless traditions of connection and neighbourliness are built into the very foundation of your neighbourhood, creating the perfect place to put down roots next to neighbours you'll soon consider friends.





5:00
PM

BEST QUALITY

RIVERLAND



11°

APRIL 16



SOPER CREEK TRAIL: 3.4KM

The season of

...new beginnings

Sunshine warms your face. The first delicate shoots of native wildflowers are reaching up towards the light. Birds sing to one another in the branches overhead. Spring has arrived at Timber Trails.

When you live this close to nature, getting outdoors is an everyday affair. Lace up your boots and set off on an after-work hike to savour the sunshine on a beautiful spring day, and see the way the world comes to life around you as the seasons change. A life spent in nature is a life better lived.



Explore
20+ KM
OF HIKING TRAILS

Life here is a *walk in the woods*

Nestled within a private ravine community, Timber Trails is surrounded by opportunities to get out and experience the outdoors just the way you've always dreamed...or remembered.

Between the shores of Lake Ontario and the hundreds of acres of protected conservation land, Bowmanville is yours to explore. But at Timber Trails, the journey doesn't stop there – with trails in your community connecting directly to Soper's Creek, your hike starts right at home.



**FINEST
EVERYDAY
ESSENTIALS
QUALITY**

**2 MINUTES
TO METRO**

**2 MINUTES
TO COFFEE TIME**

**10 MINUTES
TO SMARTCENTRES BOWMANVILLE**

**20 MINUTES
TO COSTCO**

**20 MINUTES
TO THE OSHAWA CENTRE**

**23 MINUTES
TO NEB'S FUN WORLD**

**TOP RATED
OSHAWA
OPPORTUNITIES**

**FAST
CONNECTIONS
AUTHENTIC**

**4 MINUTES
TO THE 401**

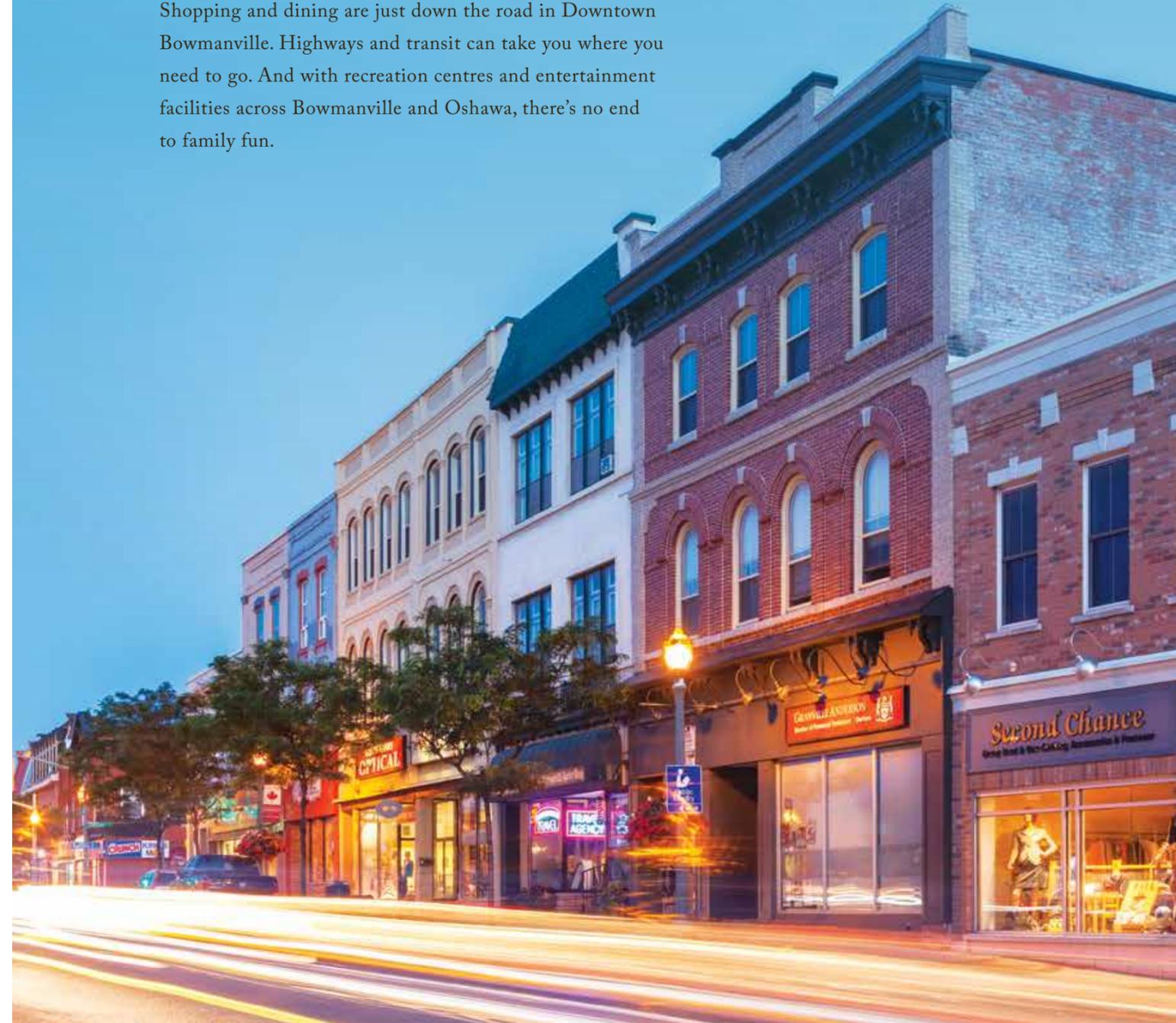
**10 MINUTES
TO THE 407**

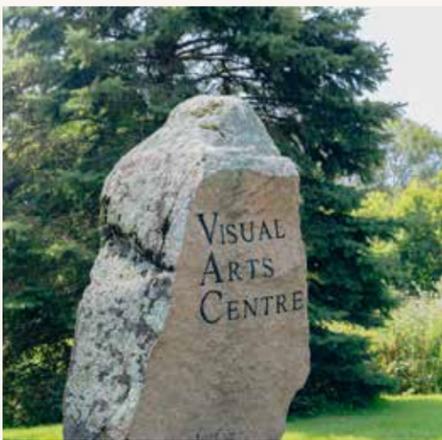
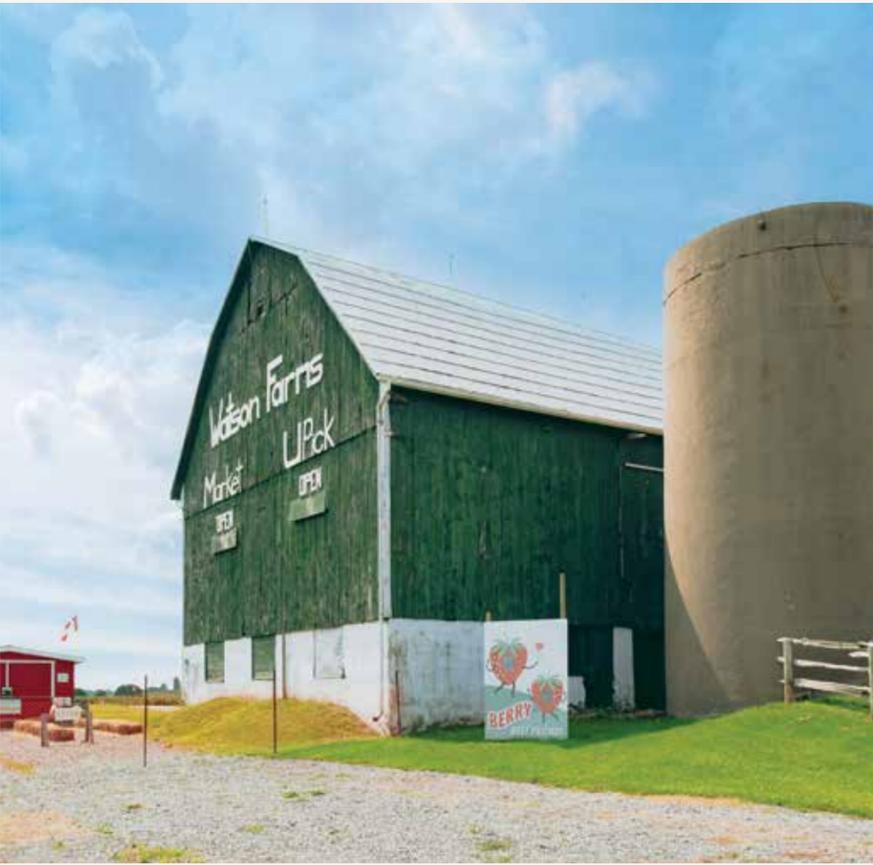
**10 MINUTES
TO THE FUTURE GO TRAIN**

City comforts, *close to home*

Even away from the rush of the big city, everything you need to live a balanced family lifestyle is right here in Bowmanville.

Shopping and dining are just down the road in Downtown Bowmanville. Highways and transit can take you where you need to go. And with recreation centres and entertainment facilities across Bowmanville and Oshawa, there's no end to family fun.







Building strong *foundations*

From their very first step, you want your children to have all the support they need to succeed, from preschool to post-secondary and beyond. Bowmanville offers high-quality education and programs to help your children reach their full learning potential.

DAYCARES +
PRESCHOOL

**FOUR WINDS
MONTESSORI SCHOOL**
PRESCHOOL TO GRADE 3 MONTESSORI

**JOHN M. JAMES
YMCA**
CHILD CARE CENTRE

ELEMENTARY + SECONDARY
KAWARTHA PINE RIDGE DISTRICT
SCHOOL BOARD

**VINCENT MASSEY
PUBLIC SCHOOL**
GRADES K-8

**DUKE OF CAMBRIDGE
PUBLIC SCHOOL**
GRADES K-8 FRENCH IMMERSION

**BOWMANVILLE
HIGH SCHOOL**
GRADES 9-12 ENGLISH & FRENCH IMMERSION

CLARINGTON VICTORIA KAWARTHA
CATHOLIC SCHOOL BOARD

**ST. JOSEPH CATHOLIC
ELEMENTARY SCHOOL**
GRADES K-8 ENGLISH & FRENCH IMMERSION

**ST. STEPHEN CATHOLIC
SECONDARY SCHOOL**
GRADES 9-12 ENGLISH & FRENCH IMMERSION

POST
SECONDARY

**DURHAM
COLLEGE**
OSHAWA

**ONTARIO TECH
UNIVERSITY**
OSHAWA

**TRENT
UNIVERSITY**
DURHAM CAMPUS, OSHAWA

Everything at your doorstep

Retail

- Bowmanville Mall
- SmartCentres Bowmanville:
 - Walmart Supercentre
 - Canadian Tire
 - Winners
 - LCBO
 - Global Pet Foods
 - DollarTree
- Clarington Centre:
 - Loblaws
 - TD Bank
 - Sport Chek
 - Shoppers Drugmart
 - Pet Valu
- Clarington Place
- Markets By Dream Day
- Petit Nordique Boutique

Entertainment

- Downtown Bowmanville
- Joey's World Family Indoor Playground
- Cineplex Odeon Clarington Place
- Pingle's Farm Market
- Old Scugog Christmas Lights

Education & Daycare

- Blaisdale Montessori School - Bowmanville Campus
- Four Winds Montessori School Bowmanville East
- Durham Christian High School
- Kumon Math and Reading Centre of Bowmanville
- Bowmanville John M. James YMCA Child Care Centre
- Bowmanville Central Public School YMCA
- Bowmanville Dr. Ross Tilley YMCA Child Care Centre
- Bowmanville St. Joseph YMCA
- Vincent Massey Public School
- Bowmanville High School
- Duke of Cambridge Public School
- St. Joseph School
- Holy Family Catholic Elementary School
- St. Stephen Catholic Secondary School

Restaurants & Cafés

- Talk of the Town
- Three Six Kitchen
- Endivine Grill & Bar
- CopperWorks Brew Pub
- The Toasted Walnut
- Chanterelle Bistro
- 3131 Kabul Super Market
- Chronicle Brewing Co.

Everyday Essentials

- Metro
- FreshCo
- M&M Food Market
- Bulk Barn
- Loblaws
- Walmart Supercentre
- Tim Hortons
- Starbucks
- McDonald's
- GO Bus

 Future GO Train Line

Farm to Table

- Bowmanville Farmers' Market
- Algoma Orchards
- Watson Farms
- Wilmont Orchards
- Prince's Country Market
- Maple Grove Orchards

Recreation

- Garnet B. Rickard Recreation Complex
- Alan Strike Aquatic and Squash Centre
- Bowmanville Memorial Park Club House
- Clarington Squash Club
- Bowmanville Gymnastics Club
- Darlington Sports Centre

Health & Wellness

- Lakeridge Health Bowmanville
- CrossFit Bowmanville Fitness
- Durham Ultimate Fitness
- Planet Fitness
- Orangetheory Fitness
- Fit4Less
- Himalayan Spa - Beauty & Wellness

Community & Lifestyle

- Clarington Library, Museums & Archives
- Imagine Nation Theatre
- Visual Arts Centre of Clarington
- Sanctus Church Bowmanville
- Kingdom Hall of Jehovah's Witnesses
- St. Andrews Presbyterian
- Rehoboth Christian Reformed Church
- Cornerstone Community Church
- Liberty Church Bowmanville
- St. Joseph's Church

Parks & Trails

- Bowmanville Off Leash Dog Park
- Bowmanville Harbour
- Bowmanville Creek Fish Ladder
- Rotary Park
- Bowmanville Valley Conservation Area
- Bowmanville Harbour
- Port Darlington
- Bowmanville Westside Marsh Lookout
- Stephen's Gulch Conservation Area
- Lakebreeze Waterfront Park
- Port Darlington West Beach
- Bowmanville Westside Conservation Area

 Bowmanville Valley Trail (1.7km)

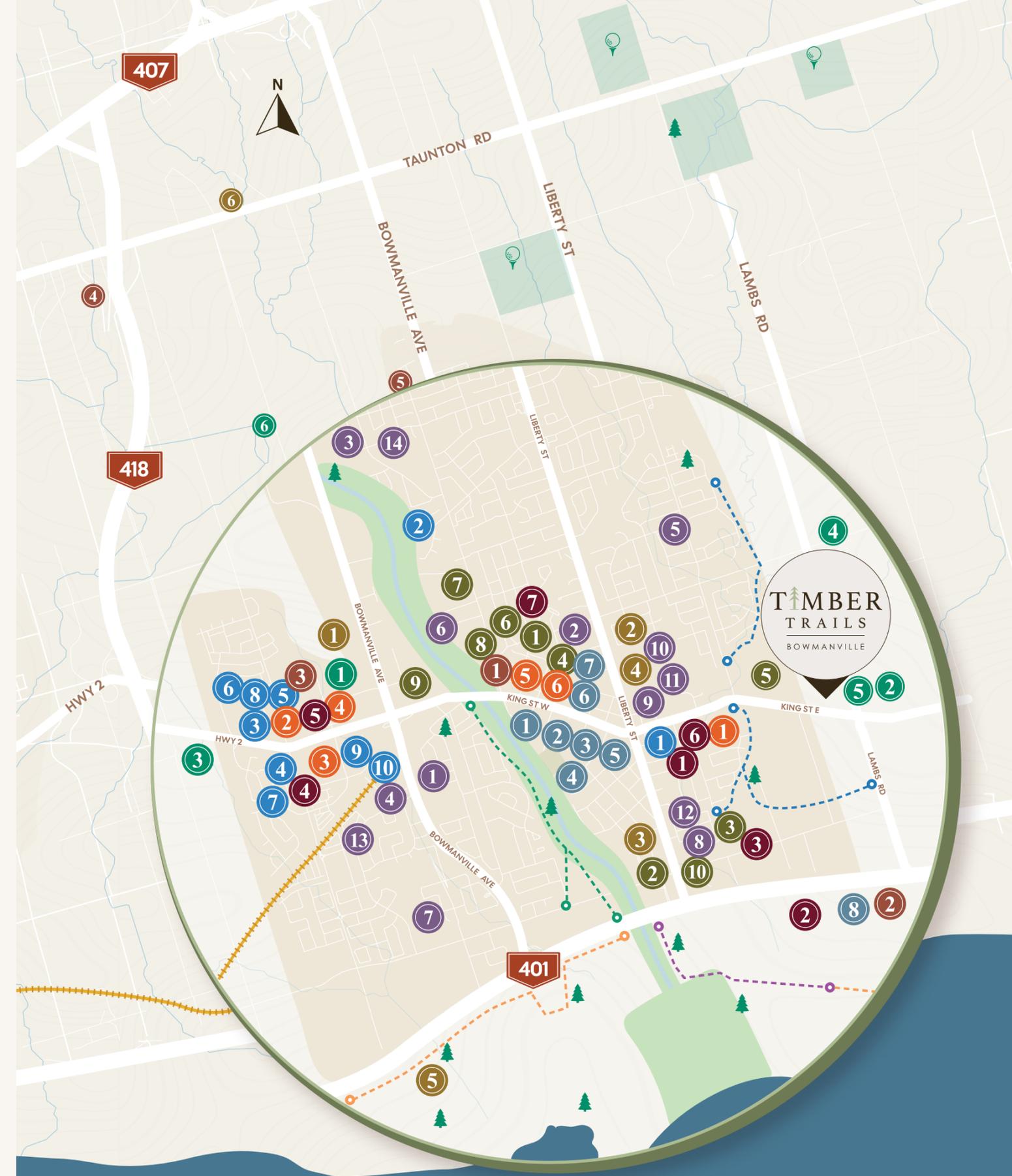
 Soper Creek Trail (1.2km)

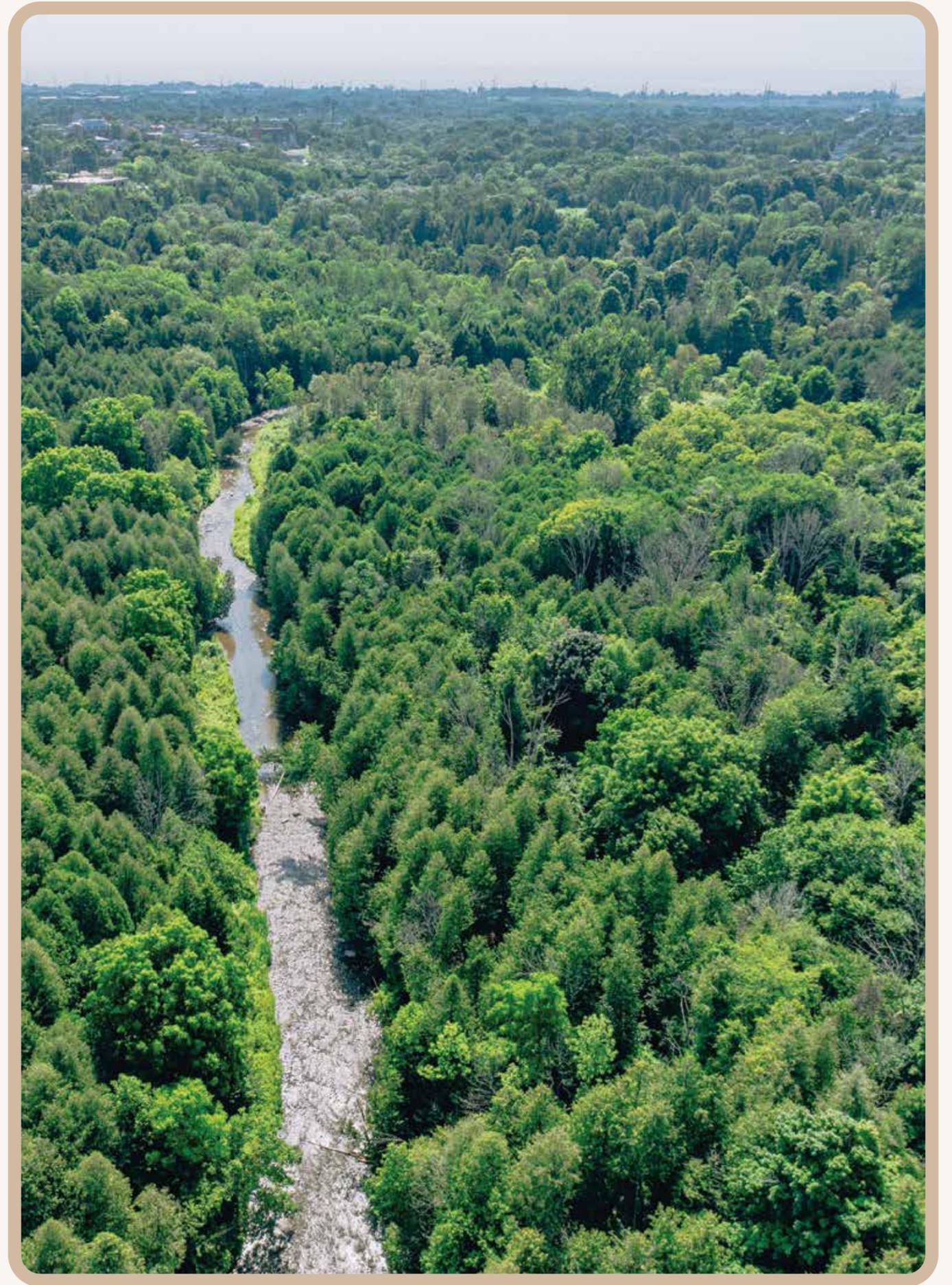
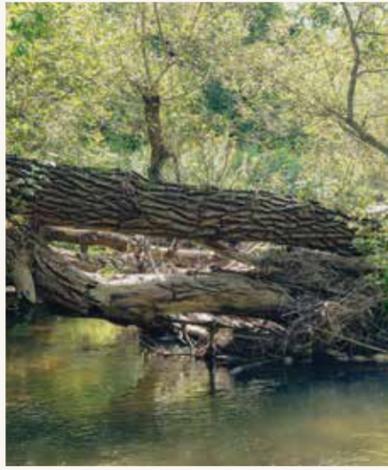
 Clarington Waterfront Trail (37km)

 Bowmanville Harbour Trail (1.0km)

Golf Clubs

- Ayren Links Golf & Country Club
- Bowmanville Golf and Country Club
- Stonehenge Golf Club





Tall grasses sway in the breeze. Bees bumble around brilliant blossoms in search of nectar. The waves rhythmically grace the shore, creating a chorus alongside cicadas and waterfowl. Summer has come to Bowmanville.

It's time to stretch your legs, and set yourself to a new challenge. Push your limits. Discover something new. Timber Trails is only minutes from Lake Ontario, which means that your summers will be filled with beaches and boardwalks, fun in the sun, paddling, fishing, and so much more. And with the Waterfront Trail connecting you to hundreds of kilometres of maintained trail systems, the opportunities are as endless as the waves. A life spent in nature is a life better lived.

 8:00 AM	<small>BEST QUALITY</small> WATERFRONT	 26°
 BOWMANVILLE-NEWCASTLE WATERFRONT TRAIL: 12.2KM		

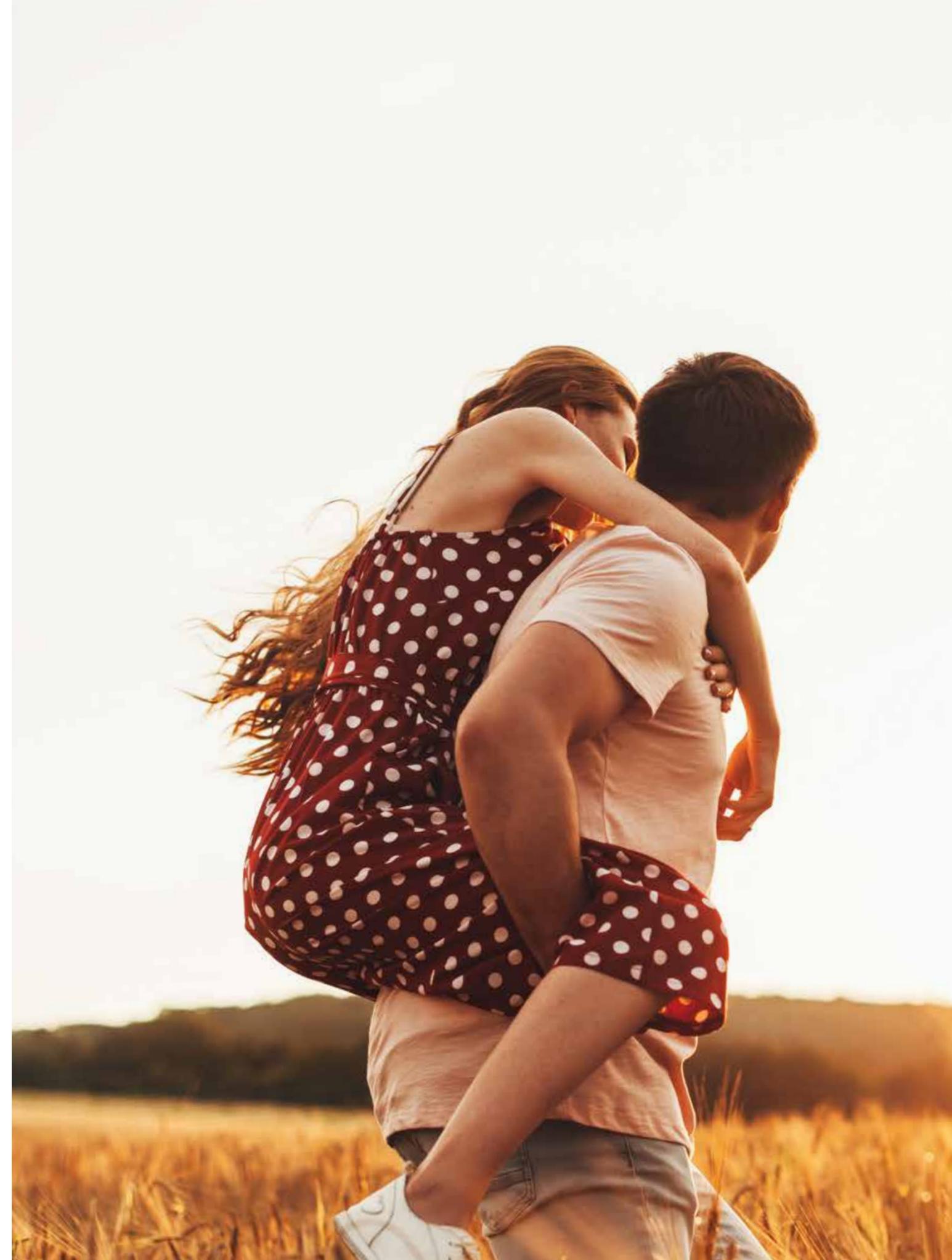
The season of

...growth

All trails *lead you home*

At the end of every adventure, Timber Trails will be waiting to welcome you home. Picture a place where families value connection and community, and neighbours become lifelong friends.

A master-planned ravine community rooted in nature, Timber Trails will blend distinctive designs with thoughtfully planned gathering places to create a unique perspective on modern living. Stunning homes will stand proudly next to serene parkland and new trailheads. A mix of classic and modern architectural styles will be as timeless as the land you stand on. And with a thoughtful mix of townhomes and detached homes, there will be something for everyone at Timber Trails.



This is where
it all begins

A leisurely stroll on a summer evening, greeting neighbours as you pass them by. Teaching your youngest to ride a bike on a sunny afternoon, watching from the shade of the trees overhead. With a walkable, welcoming neighbourhood, the beauty of life's moments – both big and small – happen right here at Timber Trails.



*Timber Trails is a place to stretch out and grow up.
Here, kids will play outdoors until the streetlights come
on, and neighbours greet each other as they stroll past.*

It's a timeless place to call home.





Rendering is artist's concept. E. & O.E.

Townhomes offer endless potential for your family. At Timber Trails, our stunning Modern Farmhouse and Modern Craftsman designs are the perfect addition to this nature-inspired neighbourhood, for a warm welcome no matter the season.

The Master Plan

This unique collection of townhomes and detached homes will create a neighbourhood in perfect balance, where every family can find a home that suits their needs. And with amenities designed by nature itself, Timber Trails will inspire you year after year.



SOPER CREEK TRAIL

FUTURE RESIDENTIAL

Lambs Road

COMMUNITY TRAIL

COMMUNITY PARK

FUTURE RESIDENTIAL

COMMUNITY TRAIL

SWM POND

Artist's concept. Map not to scale. Specifications subject to change without notice. E. & O.E.



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Your community playground is a place you can watch your children grow and flourish. This is where friendships will grow, imaginations will run wild, and the fun never ends.



 2:00 PM	BEST QUALITY WILDLANDS	 15°
	OCTOBER 26	
 BOWMANVILLE CREEK TRAIL: 3.5KM		

The season of *...transformation*

The woods are a blaze of glorious crimson and gold. Your footsteps rustle in the leaves, and squirrels chatter to one another as they gather acorns for the coming winter. The harvest is over, but your adventure is just beginning. This is autumn at Timber Trails.

Pick your own pumpkin at Pingle's Farm, or fresh apples at Algoma Orchards. Host Thanksgiving in your beautiful new home. Stop by a fall fair or savour your favourite hot drink as you set off on another trek along an undiscovered trail. No matter which way you go, autumn is filled with opportunities when you live in Bowmanville.

Choose *your style*

When your home is as unique as you are, it truly feels like home. Timber Trails is home to three distinctive architectural styles, each perfectly paired to this unparalleled natural setting.

Choose the one that speaks to you.

I.



MODERN CRAFTSMAN

Nothing says a home next to nature like the bold character of craftsman-style architecture. Experience craftsman charm with a modern twist, with brick and siding exteriors accented with cedar shakes and low-pitched gables.

MODERN FARMHOUSE

As timeless as the land you live on, modern farmhouse architecture reimagines the heritage of Southern Ontario farmsteads. Board and batten siding balances natural stone, with dramatic rooflines and welcoming porches.



2.



TRANSITIONAL

Transitional exteriors at Timber Trails prove that you really can have it all. Live surrounded by nature in a contemporary-inspired home with elegant brick and stone designs accented by bold metal panelling.

3.



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Flex your culinary creativity while your guests mingle in your open concept kitchen and dining room. Cooking brings people together, and that's what home is all about.

Whether it's for homework supervision or a helping hand with the latest batch of cookies, your spacious island is a favourite of kids in the kitchen.



*Make dining
together part of
your daily ritual
with a beautiful
open concept
breakfast area.*



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Rendering is artist's concept. E. & O.E.

It's the simple
moments *that*
matter most

*Great or small, every moment is made more beautiful in
your elegant great room. Oversized windows, a grand
fireplace feature, and so much more await you here.*



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Whether you need a home office, a quiet place to study, or a studio to unleash your creativity, your home offers endless flexibility.

Effortless elegance paired with *everyday practicality*

Form and function come together in your modern mudroom. Drop your gear after every expedition, keep coats and backpacks tidy, and hide extra storage in style.



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Let imagination lead the way. Timber Trails was designed with the whole family in mind, inspiring people of all ages and stages. When your kids take the trail less travelled, their dreams grow as tall as the trees.

Escape to a place *of true tranquility*

*Your primary bedroom is a private oasis,
complete with a walk-in closet, ensuite bathroom,
and sometimes, a balcony of your very own.*



Rendering is artist's concept. E. & O.E.



Rendering is artist's concept. E. & O.E.

*Unwind in style in
your spa-inspired
ensuite. A little
piece of luxury of
your very own,
you'll enjoy the
unparalleled style
of a frameless glass
shower and deep
soaker bathtub.*

Lounging, entertaining, enjoying your first coffee of the morning, or simply taking in the sounds and views of nature – whichever you choose, your private patio is the perfect place to enjoy casual outdoor living.



A blanket of newfallen snow settles a hush over the fields. Everyone else may be hibernating, but not you. The snow crunches beneath your snowshoes with every step, breaking the winter silence with the sound of your next journey.

Pond hockey, ice fishing, and snowmobiling. Snowshoeing, cross-country skiing, or just a good old winter hike. Generations of Canadians have explored the great outdoors all winter long – why let the traditions stop here?

 10:00 AM	BEST QUALITY WETLANDS	
	JANUARY 3	-10°
 WESTSIDE MARSH TRAIL: 12.2KM		

The season of *...serenity*

The FarSight *family of builders*

FarSight Homes is built on a foundation of more than three generations of home building experience. The Schickedanz family – brothers, Rick and Bob, and sons Johnathan and David, assisted by a team of skilled trades, designers and architects, have built a solid legacy spanning three generations of building expertise. Rick's father, Daniel, a founding partner of Schickedanz Bros. Limited, is one of the premier developer/builders in North America, involved in numerous communities in Ontario, Alberta, British Columbia and Florida.

Today, FarSight's activities and interests span much of the real estate spectrum. From land acquisition, community design and development, to new home construction, rental properties, and golf course communities, in Canada and the United States, FarSight remains an innovator and a leader.

FarSight Homes continues to uphold family traditions and honour the core values of those hardworking, honest artisans who founded Schickedanz Brothers.

From our family to yours!



Start your life on *the right trail*

“Two roads diverged in a wood,
and I – I took the one less traveled by,
And that has made all the difference.”

– Robert Frost, *The Road Not Taken*

Follow your heart home to Timber Trails.





From our family to yours!

TimberTrails.ca

Details and specifications are subject to change without notice.
Renderings are artist's concept. Map not to scale. E. & O.E.