

The Path to Homeownership is Hard

Anthem has a solution



Own a brand new, 3 bedroom home with a 1 bedroom legal basement suite for \$1,988/month.*

Our Suite Deal

Your path to home ownership starts with the Front Drive 190 model including a one bedroom legal income suite from \$539,900* inc. GST.

	5% DP	10% DP	20% DP
Limited Time Purchase Price	\$539,900	\$539,900	\$539,900
Down Payment	\$28,990	\$53,990	\$107,980
CMHC Loan Insurance Premium	\$20,436	\$15,063	\$0
Mortgage Amount	\$531,346	\$500,973	\$431,920
Monthly Mortgage Payment WITHOUT an Income Suite*	\$2,935	\$2,768	\$2,485
Property Tax	\$571	\$571	\$571
Insurance	\$150	\$150	\$150
Potential Basement Suite Rental Income*	\$1,500	\$1,500	\$1,500
Monthly Mortgage Payment WITH an Income Suite*	\$2,156	\$1,988	\$1,705

* Conditions apply. Mortgage amounts and rental income based on market research and is believed to be reliable but should not be relied upon without verification. Visit website for more information or speak with an Anthem sales representative. E&O.E.

Contact Us

Easthaven Sales Team

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Own a Brand New 4 Bedroom Home for \$1,988/month*

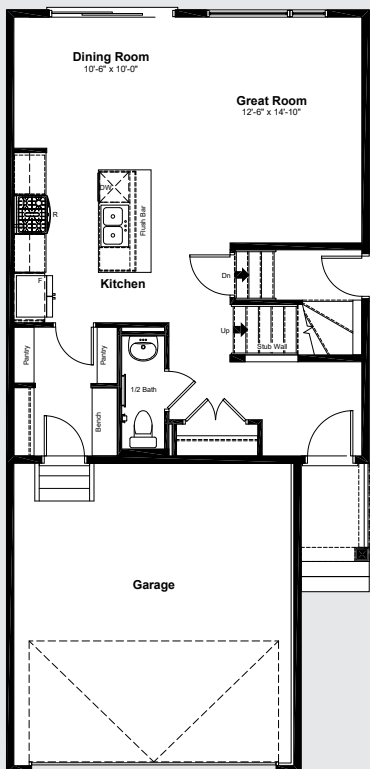
Limited Lots Available

Front Drive 190

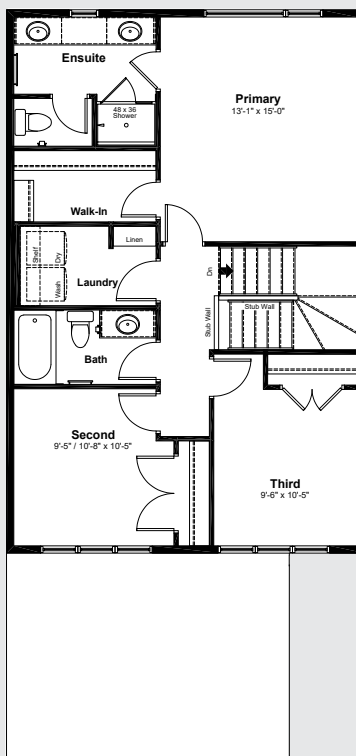
Get started on your path to home ownership with the Front Drive 190 model.

Featuring 1,596 sqft across two levels, 3 bedrooms, and 2.5 bathrooms, this home is perfect for starting your journey.

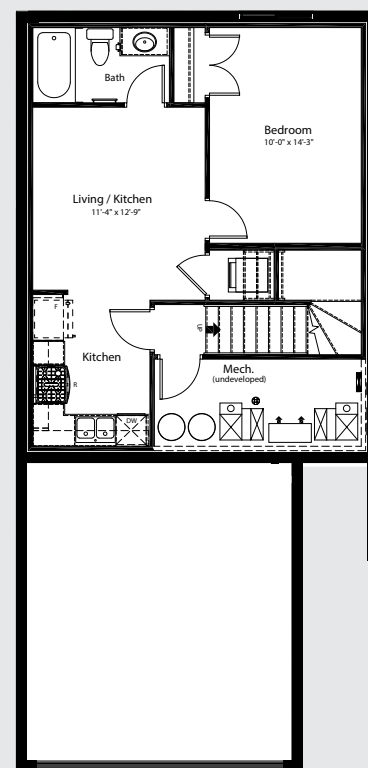
With the addition of the fully developed legal basement income suite, you'll be well on your way to a financially secure future.



**Standard Main Floor
720 sq ft**



**Standard Upper Floor
876 sq ft**



**One Bedroom Legal
Basement Suite
501 sq ft**

Anthem Standards

Unlock your chance to own a brand new,
3 bedroom single family home with a
1 bedroom basement suite for only
\$1,988/month *

Limited Lots Available

A Solid Foundation

- Poured and reinforced concrete foundations
- Air-gap membrane on all exterior foundation walls
- Weeping tile system is included with every home and connected to the storm sewer or sump
- All basement slabs are sealed for Radon and have a smooth trowel finish
- All homes come with wood framed steps
- Engineered floor and roof truss system, including premium grade subfloor

Exterior Finishes

- Low maintenance architectural asphalt shingles
- Vinyl siding on all homes
- 8" prefinished aluminum soffit and fascia
- 5" prefinished aluminum eavestrough
- Exterior stone or brick completed based on architectural guidelines, as per plan
- **Anthem maximizes window coverage on every home to provide your home with natural light. Windows are also triple pane low-E argon filled windows above grade**
- All windows are PVC with vinyl on interior window jams
- **All exterior doors are standard insulated fiberglass**
- Front drive homes include an 8' insulated garage door with a 1/2 HP opener and two remotes
- Grading completed seasonally, as per plot plan

In the Walls

- Front drive homes include a 50 gallon gas hot water tank
- Shut-off valves under all sinks and water closets
- A lawn service provided at front and rear of home, with shut-off valves located in the mechanical area in basement, as per plan

- Upper floor laundry room include an emergency floor drain
- **Every home includes a 96% High-efficient gas furnace with dual-stage with variable speeds. It also has an integrated HRV system with dedicated pick up locations in each bathroom with timers for easy use**
- Recessed dryer box in laundry room
- Homes have professionally cleaned furnace and ductwork prior to possession
- All switches will be Decora type throughout
- Smoke and CO detectors are located throughout the home, as per plan
- GFI outlets are provided in all bathrooms and kitchen area as per plan
- GFI protected exterior outlets, provided at the front and rear of the home
- R-50 blown insulation in all attic space is standard in Anthem homes

Interior Finishes

- Interior walls are finished with three coats of paint
- Stainless steel appliances and a waterline to your fridge come standard in the main floor kitchen
- Ceilings are finished with a splatter texture
- Luxury vinyl plank flooring throughout main floor
- Luxury vinyl tile to main bath, ensuite and laundry
- Carpet will be used on finished stairs and upstairs with 8lb underlay
- **Kitchen and bathroom countertops are all quartz in your Anthem home**

* not included in decorative glass accents, sliding doors and basement windows.

The developer reserves the right to make changes and modifications to the information contained herein. Features and finishes are subject to change without notice. Please contact a developer sales representative for details. E.&O.E