



Smart. Smarter. SmartPlan.

SmartPlan AFFORDABILITY

- Cardel has used its large volume purchasing power to produce very attractive pricing for first-time buyer
- A 5% deposit* is all that is needed at the time of purchase
- Get great interest rates and convenient, in-house financing through Cardel Financial

* some conditions apply

SmartPlan HOME DESIGN EXCELLENCE

- The right balance of floorplan function, curb appeal and affordability
- Well researched, pre-planned design options
- Professional design consultant exterior colour selection services for enhanced curb appeal
- Well designed, optional basement development layouts that deliver large living spaces, a finished bathroom, plenty of natural light, ample storage areas, and a standard 9' basement ceiling

SmartPlan "ALL INCLUDED" STANDARDS

- \$5,000 Personal Choice upgrade allowance included. Use it to purchase design options or lower interest rates
- 6 appliances including stainless steel fridge, range, over the range microwave, dishwasher, white washer and dryer
- Front yard landscaping including sod and a tree
- Window covering package
- Dynamic kitchen and bathroom cabinetry selections

(Cont'd)

STANDARDS + OPTIONS

SmartPlan
HOMES

smartplanhomes.com

By CARDEL

SmartPlan ALL INCLUDED STANDARDS (cont'd)

- Choice of stained oak, maple or lacquered woodwork
- Extensive ceramic tile selections
- Enhanced structured wiring package to meet today's technology needs
- Energy saving features including:
 - 92% high-efficiency furnace and 50 gallon hot water tank
 - programmable thermostat
 - R40 roof insulation
 - full-height, R12 basement wall insulation
 - spray foam rim joist insulation
 - water-saving shower heads and toilets
 - ENERGY STAR appliances
 - power vac cleaning of the heating system prior to possession

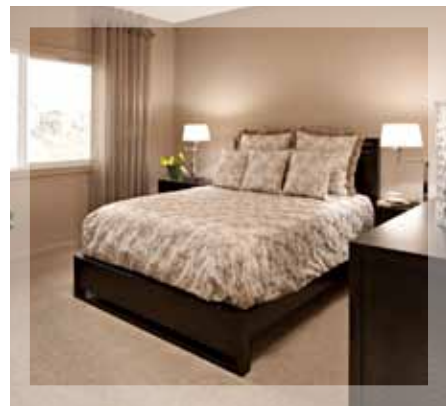
SmartPlan INTERIOR DESIGN EXCELLENCE

Get a look you'll love with professional interior designer services through Cardel Designs, Calgary's most exciting new home design selection centre and experience. Learn how to make your SmartPlan home stand out from the rest by selecting the right products at the right price.



SmartPlan CARDEL CONSTRUCTION QUALITY

"Really Well Built" Cardel brand construction quality. SmartPlan models are built to the same showhome workmanship standards used for all Cardel models.



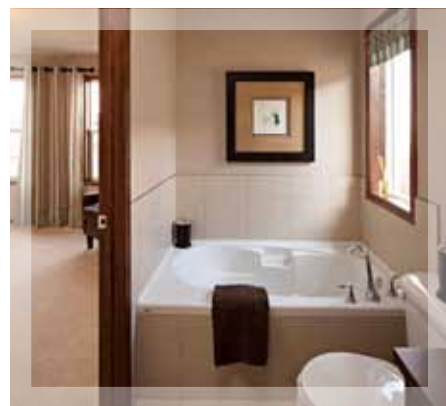
SmartPlan CUSTOMER SERVICE

- Experienced and professional sales service
- Free pre-purchase consultation with Cardel Designs
- Professional design services through Cardel Designs
- Experienced construction supervisors offer personalized service and detailed on-site inspection services.
- 2 post-possession, preventative maintenance service inspections and "On Demand" warranty service
- All legal fees, disbursements and mortgage registration costs included with Cardel Financial
- Cardel Homeowner Manual

SmartPlan ADDED VALUE SERVICES

AVAILABLE AFTER POSSESSION DATE

- Home staging consultation service to help increase resale value in the event of selling your SmartPlan home and moving into another Cardel home
- \$5,000 Cardel Referral Program reward to use toward a future Cardel new home purchase
- Optional landscaping services including decks, patios, fencing, irrigation, sod and tree installation
- Optional furniture and artwork packages
- Optional basement development service, including a price protection guarantee



*Please note that model homes include certain interior finishing details, accessories and furniture that is not included in the purchase price of the homes. All homes only include those items in the standard specifications, which is part of the Cardel Homes purchase agreement. The items featured in this document are subject to change without notice. Please consult your Community Sales Manager for any details on available upgrades and included items. Legal fees, disbursements, and registration costs included. E.&O.E. *Some conditions apply.*

**SmartPlan
HOMES**