

10 SOLAR PANELS
Save up to 50% on your electricity bills annually*



1,842 Sq.Ft.



4 Bed



3 Bath

Developed
Legal Suite
Included!

AVERY20

INQUIRE FOR PRICING

75 MAGNOLIA STREET SE
CALGARY, AB

L45-146-0002
Elevation BU

AVAILABLE HOME

JAYMAN'S STANDARD INCLUSIONS

- Core Performance with 10 Solar Panels
- BuiltGreen Canada standard, with an EnerGuide Rating
- UV-C Ultraviolet Light Air Purification System
- High Efficiency Furnace with Merv 13 Filters & HRV Unit
- Navien-Brand Tankless Hot Water Heater
- Triple Pane Windows
- Smart Home Technology Solutions

ADDITIONAL FEATURES

- Extra Fit & Finish™
- Professionally Designed Magnolia Charm Colour Palette
- Convenient Side Entrance
- Main Floor Bedroom & 3-Piece Bath with Sliding Glass Door Shower
- Iron Spindle Railing Added to Stairs
- Upper Floor Bonus Room
- Developed 2-Bedroom Legal Suite with Raised 9' Ceiling



Renderings and images are representational only.

TO VIEW YOUR NEW DREAM HOME, CONTACT:

Matt Traynor, Area Sales Manager
403.454.1835 | innmahogany@Jayman.com | Jayman.com



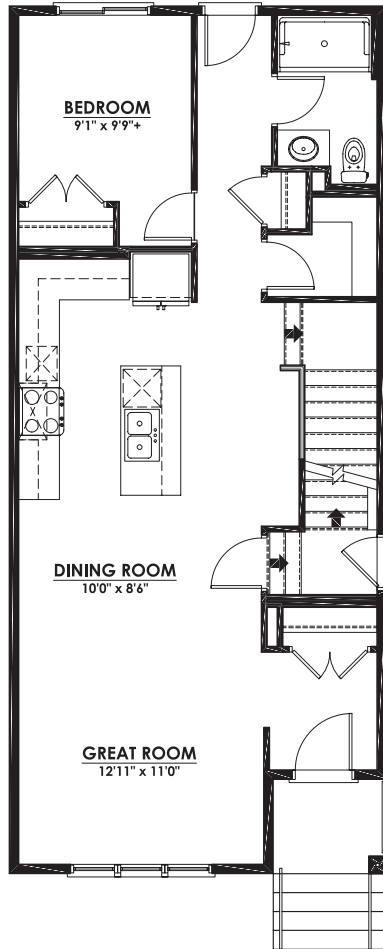
LIFE READY FOR THE WAY YOU LIVE

\$21,000
IN ENERGY EFFICIENT
FEATURES INCLUDED!

MAIN FLOOR

890 Sq.Ft.

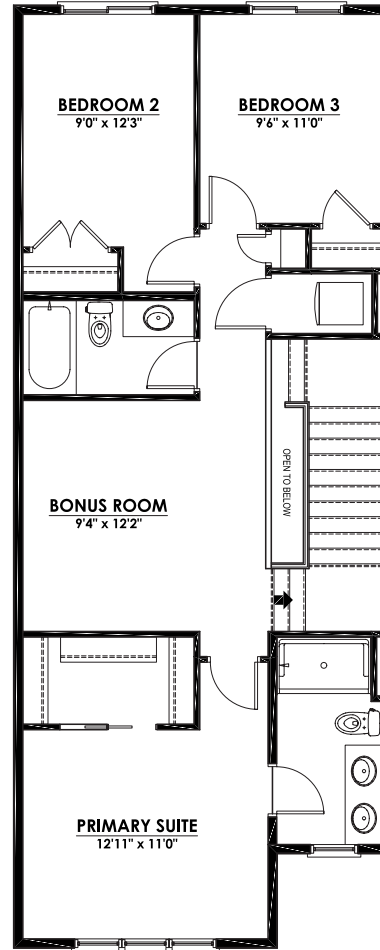
- Rear Bedroom & 3-Piece Bathroom with Sliding Glass Door Shower
- Central Kitchen with Island Eating Bar
- Convenient Walk-In Pantry



UPPER FLOOR

952 Sq.Ft.

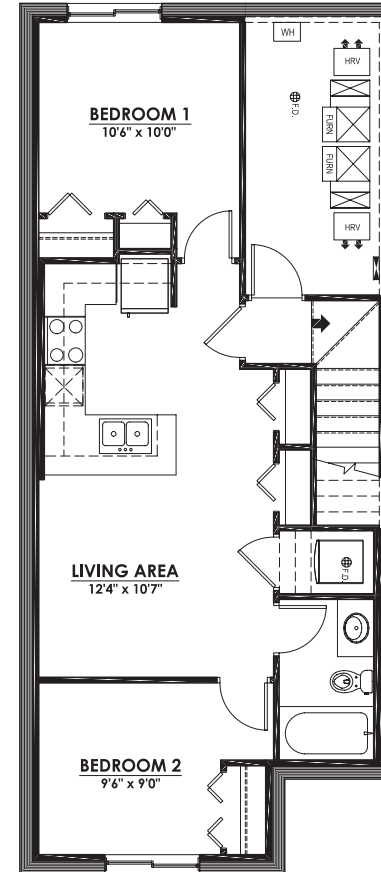
- 4-Piece Primary Ensuite with Dual Sinks & Sliding Glass Door Shower
- Central Bonus Room
- Laundry & Linen Closets



LOWER FLOOR

649 Sq.Ft.

- Developed Legal Suite
- 2 Bedrooms & 3-Piece Bath
- Central Kitchen & Living Area
- Laundry Closet



DISCOVER YOUR NEXT HOME AT Jayman.com

Reflects 2025 Fit & Finish™ specifications. Specifications subject to change without notice. Renderings and images are representational only. Products and colours may be discontinued or unavailable at time of construction and a substitution required. Floorplans, specifications, windows and dimensions shown are approximate and are subject to change without notice. This document is intended for marketing purposes only and does not constitute part of the purchase agreement. E.&O.E *Electricity savings do not include administration and other associated fees.