

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



1,497 Sq.Ft.

 3 Bed

 2.5 Bath

# ERICA18

19761 45 STREET SE  
CALGARY, AB

L62-011-0031

**SHOWHOME  
AVAILABLE FOR LEASE**

## JAYMAN'S STANDARD INCLUSIONS

- Quantum 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

## INQUIRE FOR PRICING

### ADDITIONAL FEATURES

- Select Fit & Finish™
- Stainless Steel Appliances with Built-In Cabinet Hood Fan
- Quartz Countertops Throughout
- Raised 9' Ceiling Height in Great Room
- 7' x 4' Rear Landing
- Fully Fenced & Landscaped
- No Condo Fees



Renderings and images are representational only.

**TO VIEW YOUR NEW DREAM HOME, CONTACT:**  
Patrick Grier, Area Sales Manager  
403.981.8111 | setontowns@Jayman.com | Jayman.com

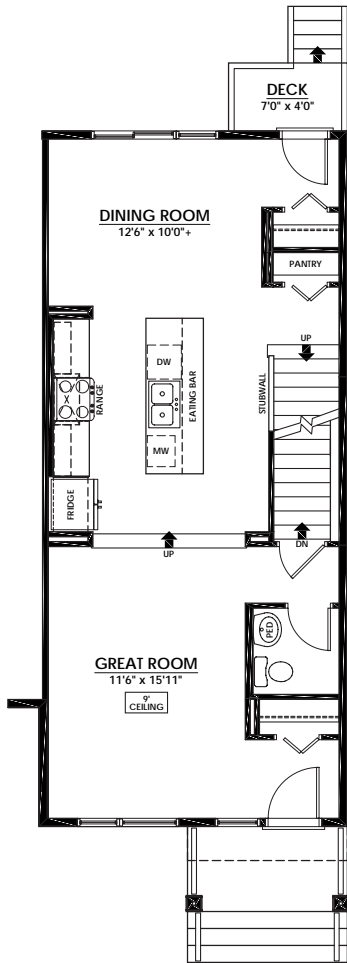


# LIFE READY FOR THE WAY YOU LIVE

## MAIN FLOOR

739 Sq.Ft.

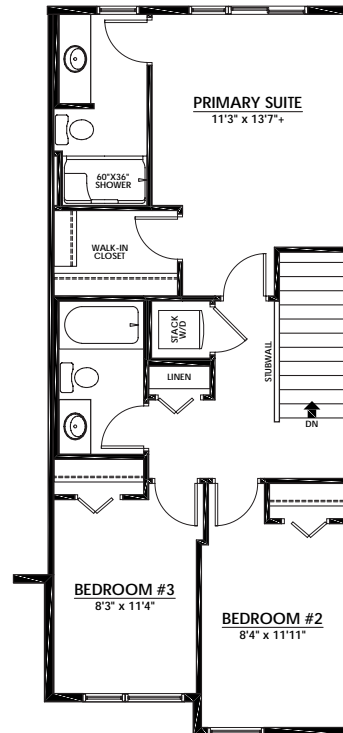
- Raised 9' Ceiling Height in Great Room
- Central Kitchen with Large Island Eating Bar
- Convenient Pantry Closet
- Bright Rear Dining Room



## UPPER FLOOR

758 Sq.Ft.

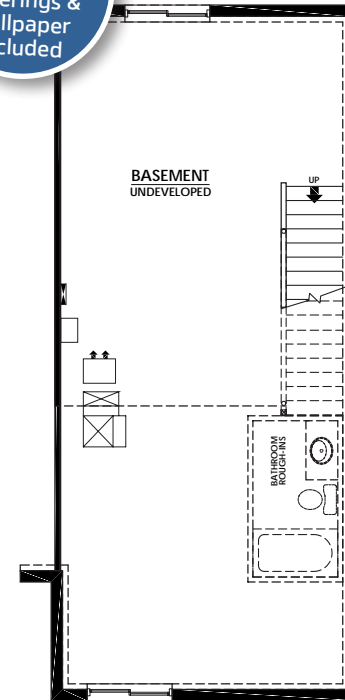
- 3-Piece Primary Ensuite with Sliding Glass Door Shower
- Primary Suite Walk-In Closet
- Stackable Laundry Closet



## LOWER FLOOR

- 3-Piece Rough-In Plumbing

Air Conditioning, Window Coverings & Wallpaper Included



LET US  
PAY YOUR  
MORTGAGE!

EARN MONEY  
EVERY MONTH  
with the  
**SHOWHOME  
LEASEBACK  
PROGRAM**

Looking to  
Invest in  
Real Estate?

Earn 7% return  
when you lease it  
back to us.

The Jayman BUILT Showhome Leaseback Program allows our customers to purchase a Jayman showhome and earn money every month the showhome is in use.

Ask a Sales Manager to learn more about the program and available opportunities.

DISCOVER YOUR NEXT HOME AT [Jayman.com](http://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.