



## CITYLIFE HOMES

### MAKING INNER-CITY LIVING AFFORDABLE

*by heather ryan*

CityLife Homes finally gives people the option of building a new home in an established inner-city community at an affordable price.

"We've chosen to build in Banff Trail, Mount Pleasant and Capitol Hill because we believe they are the most desirable inner-city communities in the northwest," says marketing manager Adele Kerr.

"A majority of the people interested in CityLife homes are currently living in the suburbs and want to give up the lengthy commute," she says. "They like the idea of living in areas where they are within walking distance to established schools, parks, and a host of amenities, and only a five- to 10-minute drive to downtown."

With CityLife Homes the inner city is also now more affordable. "We have introduced some new pricing on some of our most popular models on a very limited number of home sites," Kerr says, noting they start from \$469,900 (plus GST) and include hardwood on the main level and granite on the islands.

"This is a price never before seen for a house in the inner city and it will not be seen again," she says, explaining that once they're gone the prices will be going up. So, if you're considering purchasing an inner city home don't wait to take advantage of this offer.

Alternatively, CityLife Homes has other programs to help buyers get into their new home sooner with mortgage payments as low as \$499 per month for one full year or mortgage rates as low as 1.9 per cent. Plus, Kerr says they can help people who don't have all of their down payment through their down payment savings program.

CityLife Homes currently has eight different models available, in both single family detached and semi-attached styles. The floor plan designs range in size from 1,200 to over 1,800 sq. ft. All

homes are two-storey designs, with three-bedrooms and two and a half bathrooms, and most models are available with an optional layout for a double master bedroom with private ensuites.

Kerr says exterior details include rich Craftsman appearance, inviting full-width front porches, cement board siding, extensive brick detailing, interior features that include 9-ft. ceilings, 6-inch high-profile baseboards, maple, oak or alder cabinets in choice of door styles and stain and dramatic 8-ft. Rockport doors with custom plinth blocks.

Kitchens have been designed with a modern flair serving up an abundance of counter space and cabinets, full-height tile backsplashes, walk-in pantries, energy star rated stainless steel appliances of fridge, stove, over-the-range microwave and dishwasher, and most designs have spacious islands with breakfast bar seating.

"The homes were designed with today's families in mind, with open concept designs ensuring a bright and spacious atmosphere, family-sized mudrooms, master bedrooms with private ensuites, and convenient upper floor laundry," Kerr says.

CityLife Homes also offers a number of environmental initiatives such as high-efficiency furnace with programmable thermostat, 75 US gallon hot water tank, low-E solar gain windows, water saving toilets and showerheads, low VOC finishings, compact fluorescent lights, a built-in recycling centre, and rain barrel for exterior water collection.

You can learn more about CityLife Homes, a division of Birchwood Properties, by visiting the showhomes, 2003 20th Ave. N.W., Monday to Thursday, 2-8 p.m., weekends and holidays, noon-5 p.m., call 403-202-2489, or visit [www.citylifelifehomes.ca](http://www.citylifelifehomes.ca).