

PRICE LIST

Phase 1



START PRICING INCLUSIVE OF HST

Celestial Series

15 FT REAR LANE
3-STOREY TOWNS

BLOCK 49

MODEL	PLAN	PARKING	SQ FT	STARTING FROM*	AFTER REBATE PRICE**
The Aurora	3 Bed + 2.5 Bath (Opt. Den + Full Bath)	1 + 1	1870	SOLD OUT	SOLD OUT
The Aurora (End)	3 Bed + 2.5 Bath (Opt. Den + Full Bath)	1 + 1	1905	SOLD OUT	SOLD OUT
The Athena (Corner)	3 Bed + 2.5 Bath (Opt. Den + Full Bath)	1 + 1	2140	SOLD OUT	SOLD OUT

*Optional Ground Floor Den with Full Bathroom \$15,000

Solara Series

21 FT TRADITIONAL
2-STOREY TOWNS

BLOCK 48

MODEL	PLAN	PARKING	SQ FT	STARTING FROM*	AFTER REBATE PRICE**
The Eclipse	4 Bed + 3.5 Bath	1 + 1	1960 - 1970	\$1,204,990	\$1,098,990
The Eclipse (End)	4 Bed + 3.5 Bath	1 + 1	2120	SOLD OUT	SOLD OUT
The Radiance (Corner)	4 Bed + 3.5 Bath	2 + 2	2570	SOLD OUT	SOLD OUT

Ember Series

20 FT REAR LANE
3-STOREY TOWNS

BLOCK 68

MODEL	PLAN	PARKING	SQ FT	STARTING FROM*	AFTER REBATE PRICE**
The Amber*	3 Bed + 3.5 Bath	2 + 2	2390 - 2440	\$1,279,990	\$1,173,990
The Iris (End)	3 Bed + 4.5 Bath	2 + 2	2429	SOLD OUT	SOLD OUT
The Sapphire (Corner)	3 Bed + 4.5 Bath	2 + 2	2433	SOLD OUT	SOLD OUT

*Optional Upper Floor with Extra Full Bathroom \$15,000

Aurelia Series

22 FT REAR LANE
3-STOREY TOWNS

BLOCK 29, 30, 31

MODEL	PLAN	PARKING	SQ FT	STARTING FROM*	AFTER REBATE PRICE**
The Vela	3 Bed + 3.5 Bath	2 + 2	2230 - 2290	\$1,268,990	\$1,162,990
The Nova	4 Bed + 4.5 Bath	2 + 2	2670 - 2730	SOLD OUT	SOLD OUT
The Nova (End)	4 Bed + 4.5 Bath	2 + 2	2690 - 2700	SOLD OUT	SOLD OUT
The Solstice (Corner)	4 Bed + 4.5 Bath	2 + 2	2905	\$1,449,990	\$1,343,990

Terra Series

REAR LANE 2-STOREY
PREMIUM END

BLOCK 29

MODEL	PLAN	PARKING	SQ FT	STARTING FROM*	AFTER REBATE PRICE**
The Lotus	4 Bed + 5 Bath	2 + 2	3430	SOLD OUT	SOLD OUT

CLOSINGS: Spring 2028

DEPOSIT STRUCTURES:

Celestial & Solara Series

- With offer \$20,000
- 30 Days \$20,000
- 90 Days \$20,000
- 120 Days \$20,000
- 210 Days \$20,000

Ember, Aurelia & Terra Series

- With offer \$20,000
- 30 Days \$25,000
- 90 Days \$25,000
- 120 Days \$25,000
- 210 Days \$25,000

SALES REPS: John Camilleri
Sales Representative
PMA Brethour Real Estate Corporation Inc, Brokerage

CONTACT: Phone: 647-545-0887
Email: ugsales@statebuild.com

SALES OFFICE: 4660 Major Mackenzie Dr. E, Markham, ON

Monday-Thursday: 1PM-7PM
Saturday-Sunday: 11AM-5PM
Friday: By Appointment Only

BANK DRAFT PAYABLE TO:
Forest Hill Homes (Union Glen) Ltd.

* Prices and availability subject to change without notice. Prices subject to Lot Premiums. prices include HST (for Principle Residence purchase only). All prices, figures, features, specifications and materials are preliminary; as per plan and are subject to change without notice. Floor area measured in accordance with TARION/HCRA. Actual usable floorspace may vary from stated floor area. See sales representative for details. Brokers protected. E. & O. E. (08/06/2026)

**The referenced Enhanced HST Rebate is proposed and not yet in effect. The availability of the applicable rebate depends on enactment of the necessary legislation by the Government of Canada and/or the Government of Ontario (including receiving Royal Assent). The availability, eligibility criteria, rebate amounts, application forms, and timing will be determined by legislation and by administrative guidance issued by the applicable authorities. Any price that references or assumes the Enhanced HST Rebate (including any reference to "price after enhanced rebate") is estimated and conditional on the applicable legislation being enacted as anticipated and on the purchaser's eligibility. If the legislation is not enacted, is enacted with different terms or timing, or the purchaser is ineligible, the Enhanced HST Rebate will not apply. This material is provided for general information only and does not constitute tax or legal advice. Purchasers should consult their own tax and legal advisors.

