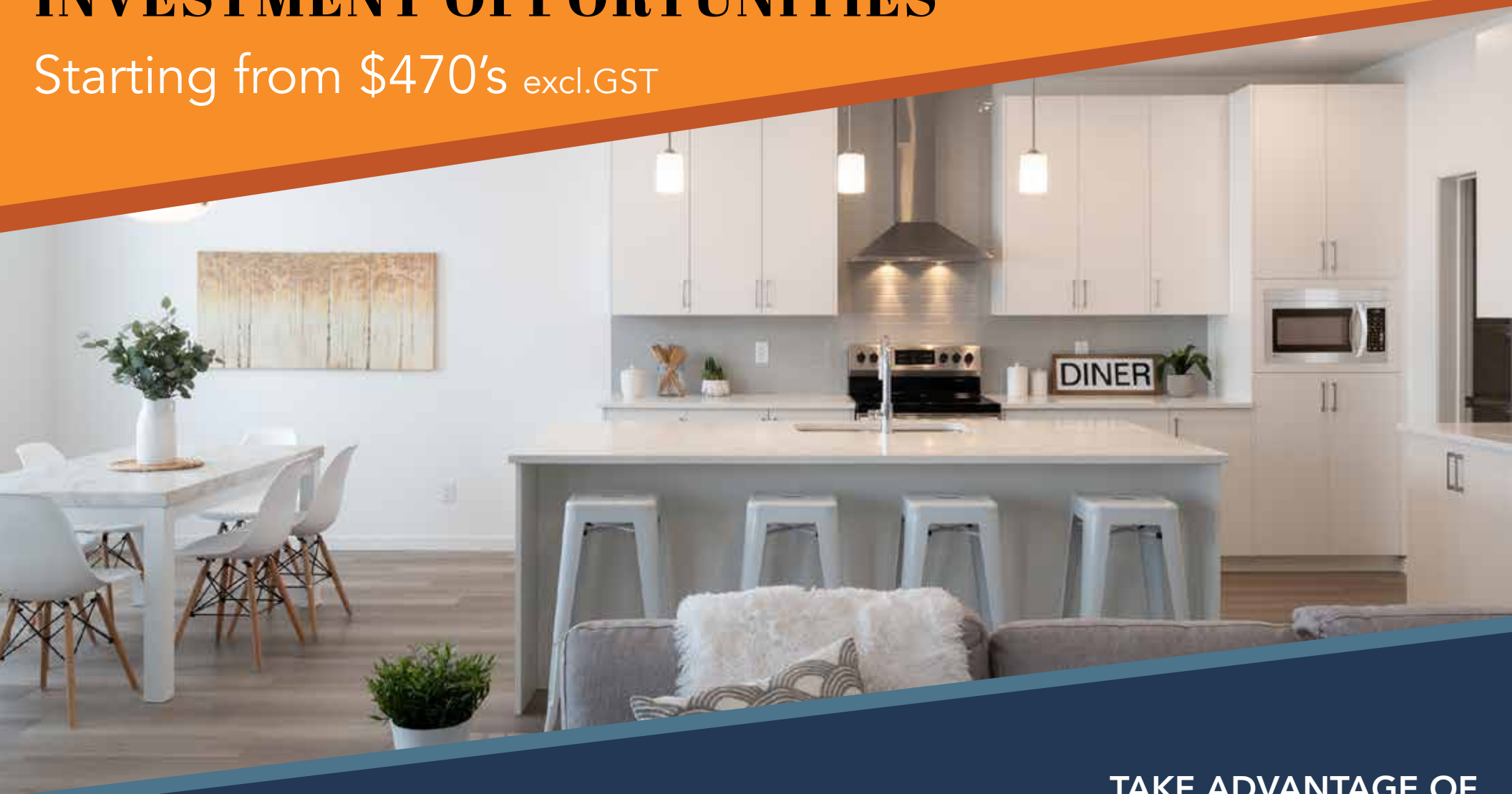


ALBERTA REAL ESTATE INVESTMENT OPPORTUNITIES

Starting from \$470's excl.GST



TAKE ADVANTAGE OF

VESTA
PROPERTIES



SOME OF THE
LOWEST HOUSING
PRICES IN CANADA



LOW
VACANCY
RATES



RECENT
ECONOMIC
GROWTH



NO
PROPERTY
TRANSFER TAX



NO
FOREIGN
BUYERS TAX

PHASE 4 NOW SELLING

At Vesta we build homes that fit your family's needs and also build your economical assets. Southpoint's 70-acre master planned community offers everything to make it a perfectly smart investment.

A COMMUNITY RICH IN OUTDOOR AMENITIES
12 acres of Southpoint's 70 acres planned community has been designated as outdoor amenity space, making it one of the greenest communities in all of Airdrie. The unique amenities include a tennis court, basketball court, children's play area, outdoor BBQ pits, an off-leash dog park as well as trails and greenspaces throughout. Brand-new Northcott Prairie Elementary School is located directly beside the Southpoint community.

CONNECTIVITY - AN INTEGRAL PART OF THE SOUTHPOINT COMMUNITY
Nestled in the vibrant Southwest quadrant of Airdrie, the Southpoint community is close to it all. Convenient access to the recently constructed 40th Avenue interchange provides direct connectivity to the QEII highway.

Located just minutes from all the major transportation routes in and out of Airdrie you can arrive downtown Calgary in a mere 30 minutes with access to South Transit Terminal and only 20 minutes to the Calgary International Airport (YYC).

INTRODUCING SOUTHPOINT VILLAGE
South Point Village, brought to you by Vesta Properties, is envisioned to be a 50-acre master-planned commercial center, directly east of the Southpoint residential community and will feature a shopping district of local boutique-style shops, a restaurant alley, cafes, services, professional office space and auto mall. South Point Village is set to become Airdrie's next destination.

AIRDRIE'S DOWNTOWN REVITALIZATION PLAN
As part of the economic development of the City of Airdrie, plans for the Downtown revitalization project have been announced. Airdrie is a growing city that is committed to continuing to make the area a better place to live, work and be a part of and with that comes the plan to create a vibrant downtown.

A MASTER PLAN - STRENGTHENING YOUR INVESTMENT
Southpoint is proudly designed, developed and built by Vesta Properties. Our planning, design and building processes ensure superior value and smart investment for our homebuyers. With a vast array of homestyles designed to fit a variety of budgets and lifestyles, Southpoint offers homeowners the flexibility to help them create the perfect home that they have been searching for.

visit [VESTASOUTHPOINT.COM](https://vestasouthpoint.com) to learn more



ROWHOMES



3 Beds | 2.5 Baths | 1,592 to 1,717 sq. ft.
777 to 836 sq. ft. of unfinished basement



SINGLE FAMILY LANE HOMES



3 Beds + Office | 3 Baths | 1,735 to 1,867 sq. ft.
Approx 800 sq. ft. Unfinished Basement

For more information on individual homes styles and floorplans, visit [VESTASOUTHPOINT.COM](https://vestasouthpoint.com)

Located directly east to the South Point residential community, the South Point Village, once complete, will feature state-of-the-art retail marketplace with services, boutique shops, and restaurants making it Airdrie's Next Destination.



BUILDING THE FUTURE

Vesta is committed to building a brighter future for the current and future residents of South Point as well as the City of Airdrie. Vesta proudly presents, South Point Village, a brand new 50 acre commercial center, set to arrive soon. This transit oriented development incorporated with Airdrie One Sustainability Plan is planned to preserve natural resources and economic growth with retail marketplace, restaurants and services with a charming boardwalk skirting the Nose Creek Pond.





NEED RENTAL INCOME?

Copperstone, a 70-Acre Master-Planned community, developed, designed, and constructed by Vesta Properties, an integrated builder with a portfolio of over 6,000 homes and over 32 years of experience in the industry. Once complete, Copperstone will showcase 448 new homes with an array of home styles intertwined with regional walkways and impeccable greenspace areas.

CONNECTIVITY

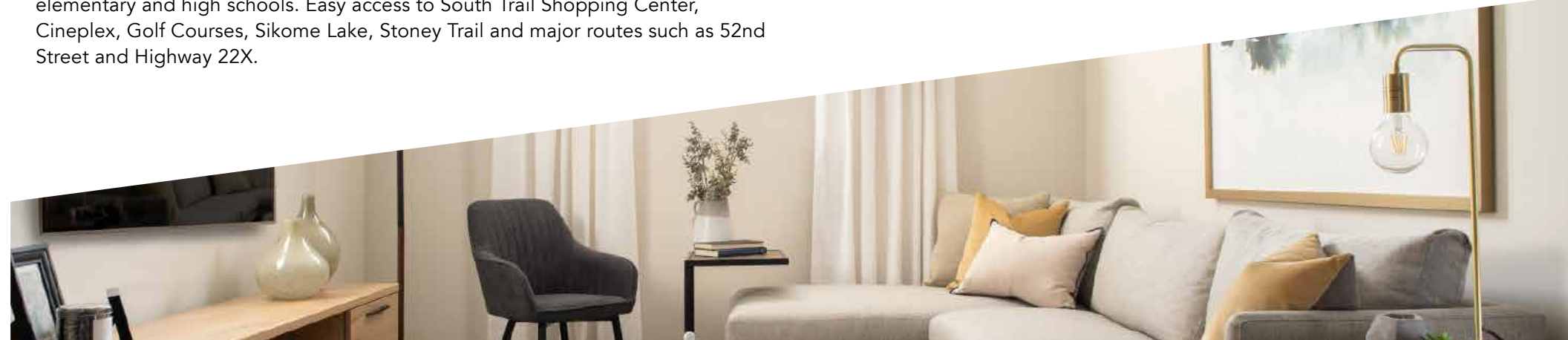
Copperstone is conveniently nestled in the prime southeast quadrant of Calgary in the suburban neighbourhood of Copperfield. Enjoy a tranquil lifestyle in a family-oriented neighbourhood with proximity to pre-schools, elementary and high schools. Easy access to South Trail Shopping Center, Cineplex, Golf Courses, Sikome Lake, Stoney Trail and major routes such as 52nd Street and Highway 22X.

SINGLE FAMILY HOMES WITH LEGAL INCOME SUITE OPTIONS

Our luxurious and spacious Modern Single Family and Luxury Estate Single Family Homes are the epitome of high end yet affordable living in prime Southeast Calgary neighborhood of Copperfield.

Ranging from 2,000 sq. ft. to almost 3,000 sq.ft. with 3 or 4 bedrooms, most of these homes feature a home office and bonus room in addition to unfinished basements with 9 foot ceilings for future growth. Add a 1- or 2- bedroom legal income suite for monthly rental income to assist with mortgage payments.

visit COPPERSTONELIVING.COM to learn more



SINGLE FAMILY HOMES WITH LEGAL INCOME SUITE OPTIONS



[LEARN MORE](#)



[LEARN MORE](#)



LUXURY ESTATES SINGLE FAMILY HOMES

2,377 - 2,665 SQFT
3 - 4 Beds | 2 - 3 Baths
Front attached double garage



MODERN SINGLE FAMILY HOMES

2,015 - 2,344 SQFT
3 - 4 Beds | 2 - 3 Baths
Front attached double garage

For more information on individual homes styles and floorplans, visit COPPERSTONELIVING.COM

ELEVATE

AT COOPER'S CROSSING

VESTA ELEVATE COLLECTION AT COOPER'S CROSSING

Vesta is proud to present the Elevate Collection at Cooper's Crossing, Airdrie's most celebrated award-winning community. Offering a unique collection of home styles including luxury living condos, traditional or master-on-main townhomes, together with the highly anticipated master-on-main single level living villas.

Crafted with contemporary elegance, these homes boast luxurious interior finishes paired with distinctive exterior architecture, creating an inviting curb appeal within this highly sought-after neighborhood.

Vesta Properties is an integrated builder/developer with an exceptionally talented team of professionals. From designers, developers and construction experts, our team has successfully designed and built master-planned communities throughout Alberta and BC since 1989. After successfully completing Waterscape at Cooper's Crossing in 2014, we are honoured to be invited to build once again in this prestigious community. We are excited to bring the brand-new Vesta Elevate Collection to the final phases of Cooper's Crossing.



BRIMSTONE
TOWNHOMES AT COOPER'S CROSSING

2 STOREY TOWNHOMES

3 BEDROOM + 2.5 BATH
+ LOFT

1,782 - 1,846 SQ.FT.
+ 1,070 SQ. FT.
UNFINISHED BASEMENT

CORNER UNITS OFFERING
MASTER-ON-MAIN



ACADIA VILLAS
AT COOPER'S CROSSING

MASTER-ON-MAIN
BUNGALOWS

1 BEDROOM + 2 BATH + FLEX

1,410 SQ.FT.
+ 1,388 SQ. FT.
UNFINISHED BASEMENT

DOUBLE FRONT ATTACHED
GARAGE

3 STOREY TOWNHOMES

3 BEDROOM + 2.5 BATH
+ FLEX

1,565 - 1,578 SQ.FT.

SPACIOUS OUTDOOR
DECK SPACE WITH ADDED
BALCONY



VILLAGE
TOWNHOMES AT COOPER'S CROSSING

2 CONDO BUILDING

4 STOREYS EACH

108 UNITS TOTAL

106 CONDOS
+ 2 TOWNHOME UNITS

670 - 1,189 SQ.FT.



MONARCH
AT COOPER'S CROSSING

visit VESTAELEVATE.COM to learn more

OVER 32 YEARS EXPERIENCE BUILDING MASTER-PLANNED COMMUNITIES IN BC & AB



VESTA STORY

By design, our planning and building process creates superior value and smart investments. Here's how we do it.

SECURING THE BEST LOCATIONS

The most desirable neighbourhoods begin with an ideal location, so we actively seek out locations that are close to the amenities today's families want — schools, shopping, restaurants and transportation. We get excited by sites near outdoor recreation and parks because we know our homeowners do too. It's all about creating safe, secure communities where people can put down roots, make new friends, and build memories

COMMITTED TO SMART DESIGN

Great design starts long before the first shovel hits the ground. At Vesta, we invest the time it takes to design homes that not only meet, but exceed the dreams of the people who will live there. We're constantly researching new trends and materials so we can deliver features that enhance day-to-day living without impacting the bottom line. The result: exceptional homes, outstanding value, one-of-a-kind communities.

DYNAMIC NEIGHBOURHOODS

We believe master planned communities are smart communities. There's a distinctive sense of cohesiveness, of flow and connectivity that simply feels good.

Our neighbourhoods begin with connected, convenient, and naturally beautiful locations. Then we enhance them with eco-friendly landscaping, functional floor plans, state-of-the-art finishings, and abundant greenspaces. Our communities go far beyond energy-efficient appliances and preserving mature trees — although we do that too — our communities create blueprints for change.

TOP QUALITY HOMES

From developing long-time partnerships with trusted, local trades to selecting only the highest quality building materials, Vesta's stringent standards ensure we deliver exceptional homes in first class neighbourhoods building Single & Multi-Family Homes, Apartments, High-rise Condos and Commercial Retail Centers. We build homes that delight our homebuyers and provide a dynamic lifestyle.

AWARDS

