



VAN DAELE  
AT  
PLUM  
CANYON

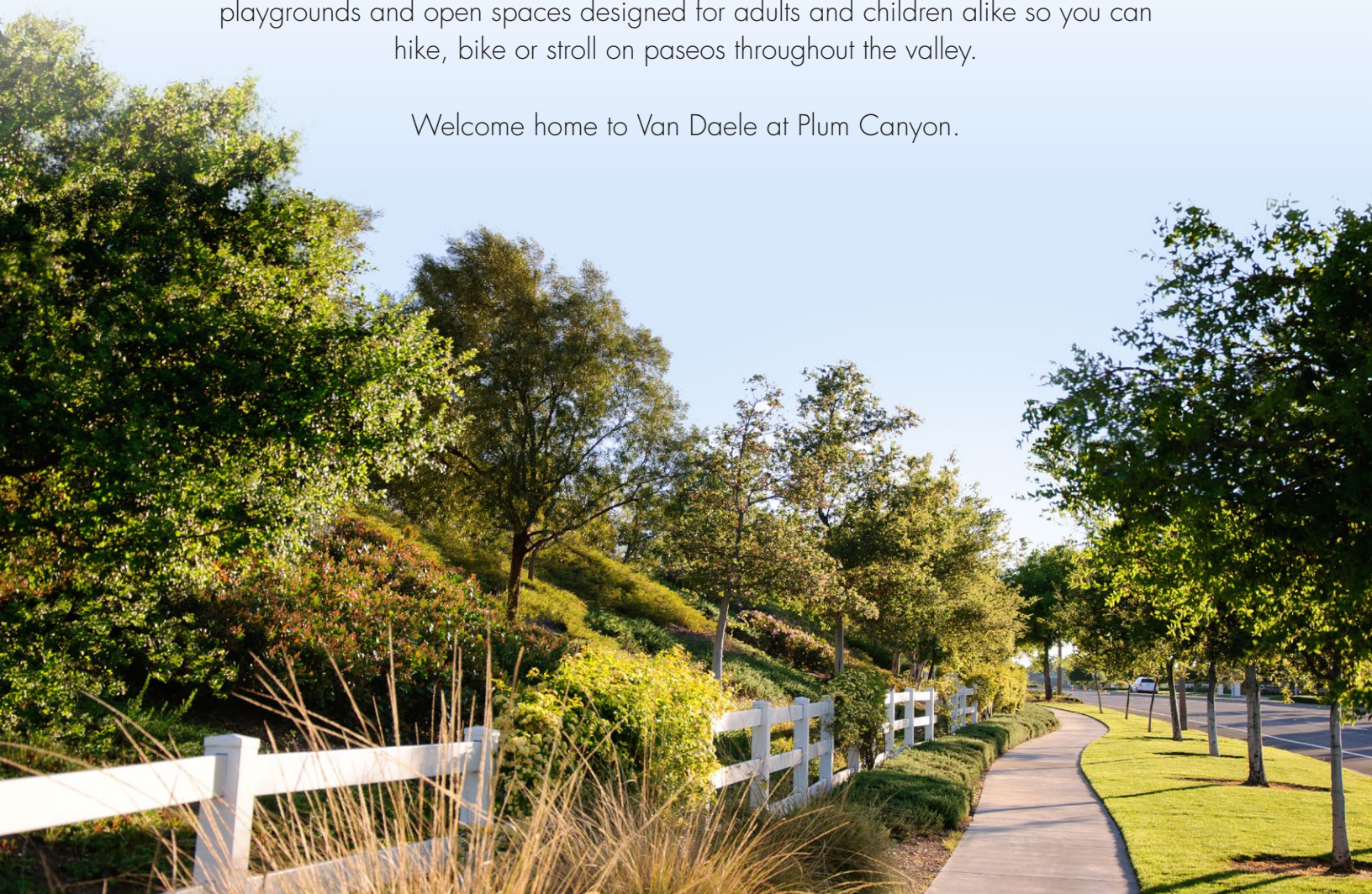


# VAN DAELE AT PLUM CANYON

Van Daele at Plum Canyon is designed to be the ideal community for families of all sizes and generations. Offering three spacious two-story residences ranging in size from approximately 3,100 to 3,500 square feet and four to six bedrooms, these elegant residences provide ample customizing opportunities to fit your family's unique lifestyle needs. Flexible design choices include additional bedrooms, California Rooms, Decks and expansive Guest Suites with a Bedroom, Living Room and Kitchenette.

Van Daele at Plum Canyon is situated in the picturesque Santa Clarita Valley, tucked among the views of the San Gabriel Mountain Range. The Los Angeles area and its many employment centers are just 35 miles away, and the Saugus and William S. Hart Union School Districts rate among the best. Well known for its family friendly atmosphere, Santa Clarita offers something for all with abundant retail, parks, playgrounds and open spaces designed for adults and children alike so you can hike, bike or stroll on paseos throughout the valley.

Welcome home to Van Daele at Plum Canyon.



## WHY VAN DAELE?

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Van Daele Homes is a family-owned company that builds for YOUR Street, not Wall Street. Unlike most others, we are not a publicly-owned conglomerate answering to stockholders. YOU are our stockholder. We answer to YOU. This is just one of the many reasons the Building Industry Association of Southern California honored us as BUILDER OF THE YEAR.

## OUR FOUR POINT PLEDGE TO YOU

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**1. OUR SALES PHILOSOPHY:** Van Daele Sales Counselors are here to counsel you and to help you in any way they can. They are seasoned professionals who are committed to looking out for your best interests. They will answer all your questions, assist you with all of your needs, and they will make sure you'll feel good about your new home. Our Sales Counselors consistently score 93% or higher on customer satisfaction surveys.

**2. YOUR LOAN:** We include the services of imortgage as our "Preferred Lender". They are "preferred" because of the proven service and value they bring to our home buyers. It's no wonder that imortgage has received the distinguished "Eliant Certified" customer satisfaction designation.

**3. YOU'RE INCLUDED:** We get you excited about your new home purchase right from the start. We involve you in the process via regular construction updates from both our sales and construction teams, and also provide you a private 'hard-hat' tour of your new home as well as two additional walk through's prior to your home's completion. We want you to know your home inside and out, and understand the intricate details of its' quality construction, safety, technology and energy efficient features.

**4. VAN DAELE VALUE:** We offer the best there is in location, design, quality, features, customer satisfaction and price. Generations of smart home shoppers (there are more than 15,000 Van Daele homeowners) and even our friendly competitors know and respect Van Daele.





# RESIDENCE ONE

## Two-Story

Four to Five Bedrooms  
Three and One-Half Baths to  
Four and One-Half Baths  
First Floor Master Bedroom Suite  
Covered Porch Entry  
Great Room  
Dining Room  
Super Bonus Room  
Imagination Space  
Two-Car Garage

### Available Options:

- Expanded Kitchen Island Selections
- Guest Suite with separate Bedroom, Living Room and Kitchenette
- Bedroom 5 with Bath 4 and Loft
- Shower in Bath 3

## INTERIOR LIVING SPACE

**3,151 square feet\***

\* Square footages are exterior, approximate and vary by elevation.



1A SPANISH



1B+ FRENCH COTTAGE

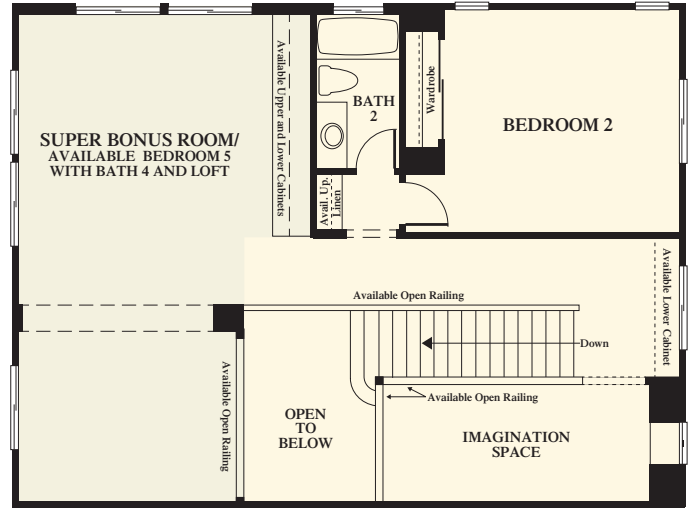
MODEL



1C+ ANDALUSIAN

All Renderings are artist's conception. † Shown with available exterior veneer.





**Second Floor**



**First Floor**  
Elevation B

----Denotes available item in most instances. Windows, wall sizes and locations may vary per elevation and options selected. In the interest of continuing improvement, Van Daele Homes reserves the right to make modifications to floorplans and exterior elevations without notice or obligation. All artwork, renderings and floorplans are artist's conception and are not to scale. See Sales Counselors for details.



# RESIDENCE TWO

## Two-Story

Four to Six Bedrooms  
Three and One-Half Baths to  
Five Baths  
Covered Porch Entry  
Great Room  
Dining Room  
Office  
Bonus Room  
Three-Car Tandem Garage

### Available Options:

- California Room with Fireplace
- Gathering Room
- Guest Suite with separate Bedroom, Living Room and Kitchenette
- Bedroom 5 with Bath 4
- My Place and Alternate Bedroom 4 and Bath 3
- Bedroom 6 with Bath 5
- Deck
- Sliding and Stacking Glass Doors Selections
- Shower in Bath 3

## INTERIOR LIVING SPACE

**3,200 to 3,412 square feet\***

## AVAILABLE OUTDOOR LIVING SPACE

**223 square feet\***

\* Square footages are exterior, approximate and vary by elevation.



2A SPANISH



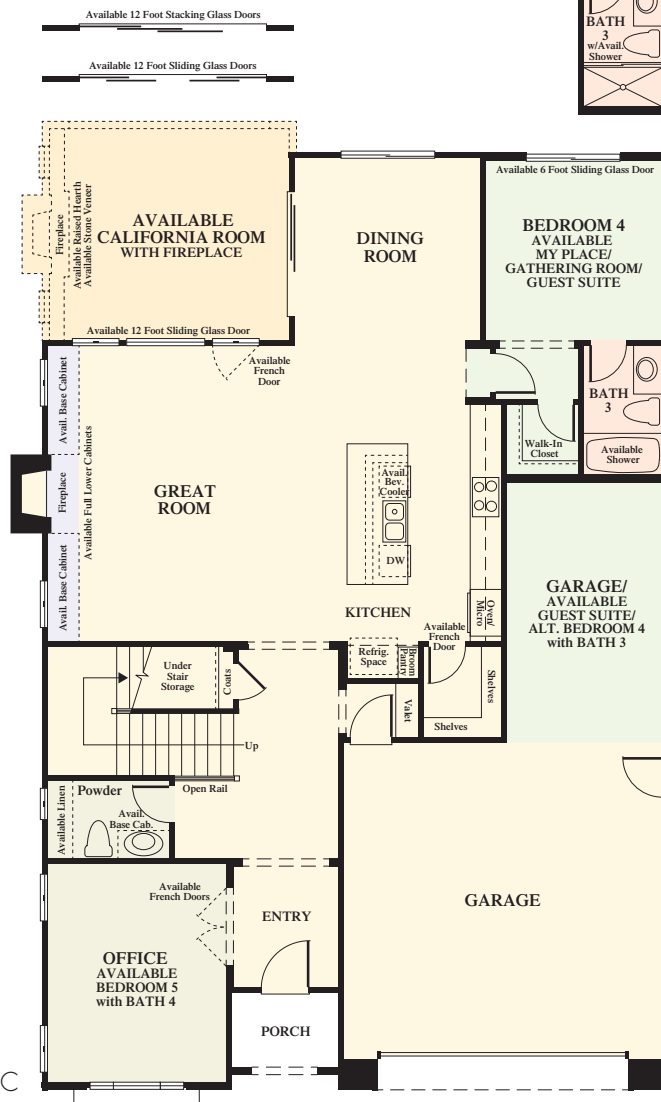
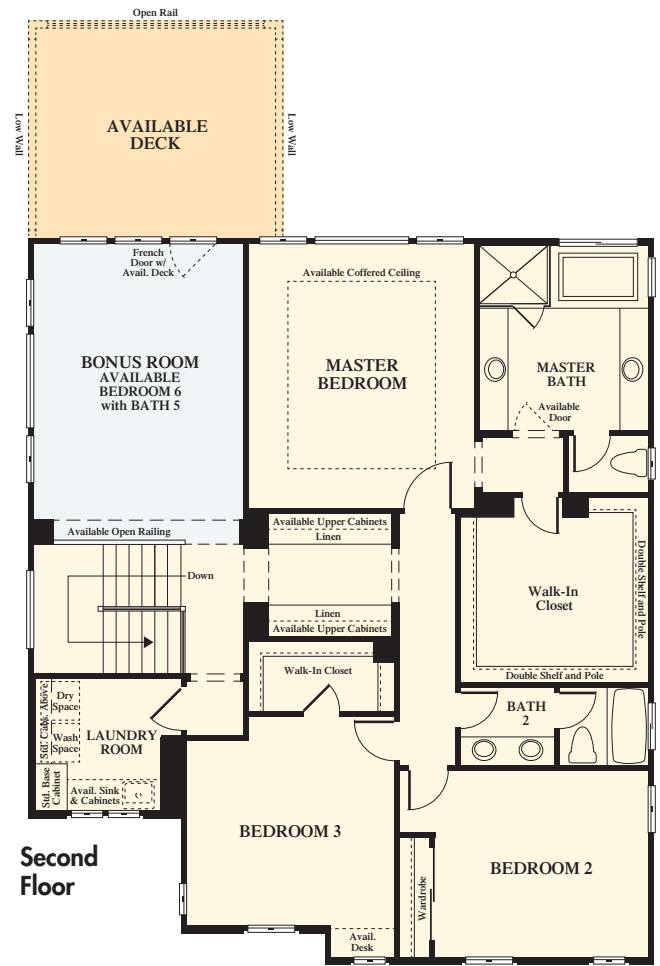
2B+ FRENCH COTTAGE



2C+ ANDALUSIAN

MODEL

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# RESIDENCE THREE

## Two-Story

Four to Six Bedrooms  
Three and One-Half Baths to  
Five and One-Half Baths  
Covered Porch Entry  
Great Room  
Dining Room  
Imagination Room  
Bonus Room  
Three-Car Tandem Garage

### Available Options:

- California Room with Fireplace
- Bedroom 6 with Bath 5
- Bedroom 5 with Bath 4 and Tech Space
- Sliding or Stacking Glass Doors Selections

### INTERIOR LIVING SPACE

**3,428 to 3,591 square feet\***

### AVAILABLE OUTDOOR LIVING SPACE

**299 square feet\***

\* Square footages are exterior, approximate and vary by elevation.



3AR SPANISH

MODEL



3BR<sup>+</sup> FRENCH COTTAGE

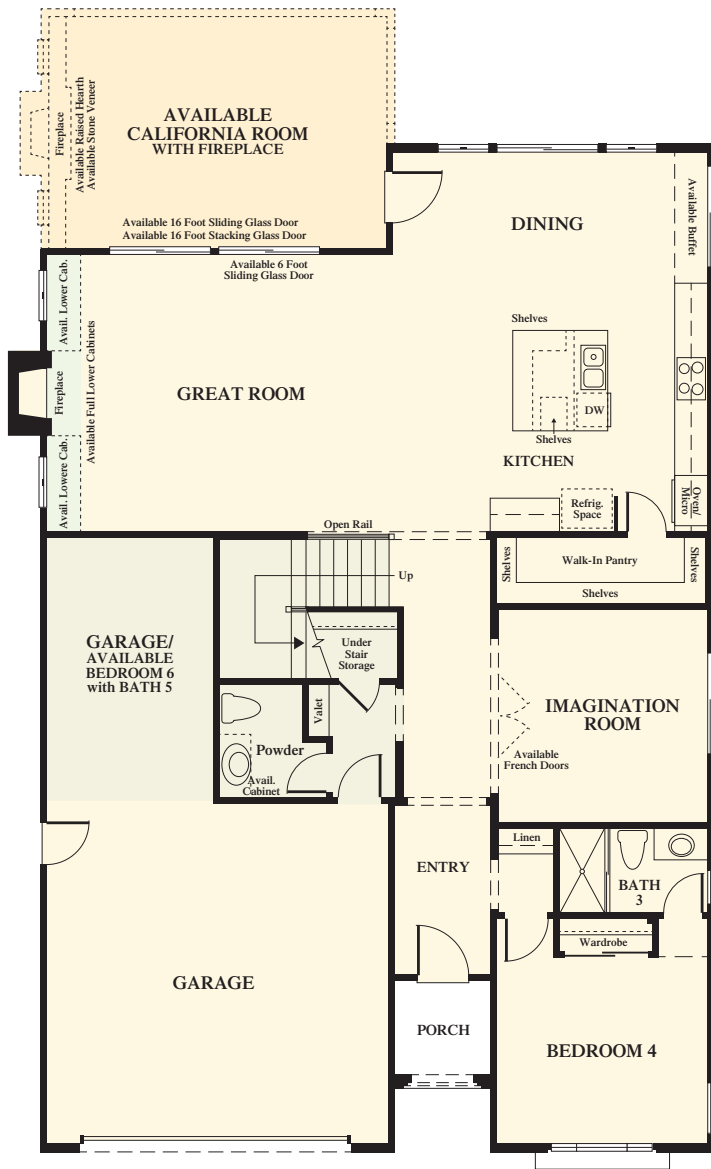


3CR<sup>+</sup> ANDALUSIAN

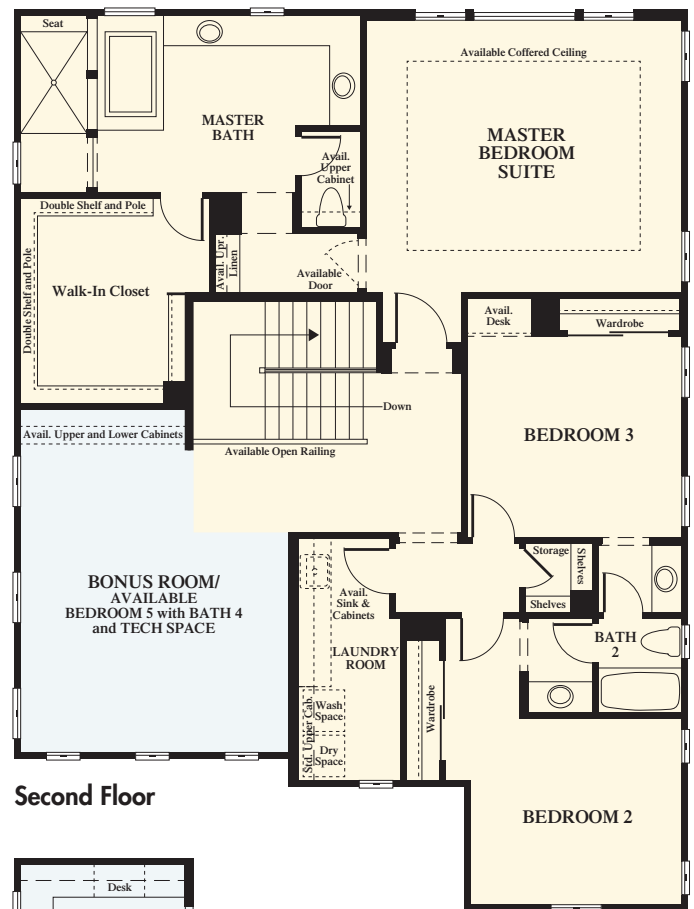
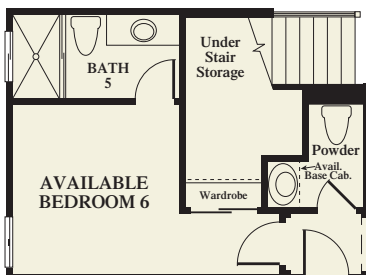
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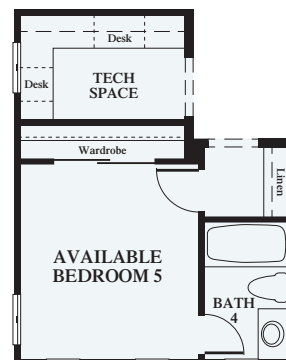




**First Floor**  
Elevation A



**Second Floor**



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## AMENITIES AT PLUM CANYON

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Outstanding design, style and quality craftsmanship are proudly offered.

### AUTHENTIC EXTERIOR CHARM

- Inspired architectural designs include Spanish, French Cottage, and Andalusian elevations
- Covered front porches (per plan and elevation)
- Architecturally designed, color coordinated street scenes
- Decorative concrete tile roofs
- Concrete driveways and walkways
- Durable sectional steel roll up garage doors with an automatic door opener
- Distinctive 8 foot entry doors with Schlage® hardware
- Gas BBQ stub in rear yard

### DRAMATIC INTERIOR APPOINTMENTS

- Soaring 9 foot high ceilings
- Stunning staircases (per plan) with stained wood handrails and painted balusters
- Classic baseboards and door casings
- All walls finished with light texture and rounded bull nose corners
- Raised panel Roman style doors with upgraded brushed nickel hardware
- 12" x 12" Ceramic tile flooring in the Entry, Kitchen and all Baths
- Designer selected light fixtures (per plan – per location)
- Convenient interior laundry rooms with overhead cabinetry
- Easy-care solid surface countertops with elegant Beech cabinetry with concealed hinges
- Decora light switches
- Pre-wired for Cat 5 and cable

### GOURMET KITCHENS

- Granite countertops with six inch backsplash and bullnose edge
- Elegant Beech cabinetry with concealed hinges
- Whirlpool® stainless steel appliances including:
  - 36" Five burner gas cooktop
  - Generously sized built-in self cleaning oven
  - Quiet wash dishwasher
  - Built-in microwave oven with trim kit
- Double pressed stainless steel sink with Moen® pull-out faucet
- Recessed lighting
- Refrigerator area pre-plumbed for an icemaker



## THOUGHTFULLY DETAILED MASTER BEDROOM SUITES

- Oversized walk-in closets
- Elegant Beech cabinetry with concealed hinges
- Easy-care solid surface counter tops
- Dual china sinks with Moen® faucets
- Large vanity mirrors and decorator selected lighting fixtures
- Sumptuous oversized soaking tubs and spacious separate showers

## EFFICIENT BY DESIGN®

VAN DAELE HOMES' EFFICIENT BY DESIGN® IS INCLUDED IN YOUR NEW ENERGY-EFFICIENT HOME BECAUSE OF THE BENEFITS IT BRINGS TO YOU AND THE ENVIRONMENT.

- Tankless Water Heater
- Ventilation fan for improved indoor air quality
- Dual glazed, Low-E windows
- R-13 exterior wall insulation and R-38 in attic areas for efficient temperature control
- High efficiency central air conditioning with set back thermostat
- Economic gas forced air heating
- ENERGY STAR™ multi-cycle dishwasher
- Environmentally friendly engineered lumber products
- Low VOC interior wall and ceiling paint

Many home customization options are available through the design center; please refer to floorplan descriptions and illustrations. Please see your Sales Counselors for more details.

## OUR STORY, OUR PROMISE UNLIKE ANY OTHER

Every company, every homebuilder, and just like you, every family has a story. We believe you will agree that since buying a home is one of the most important things you will ever do, it is essential that you know who you are buying it from.

Our story is different from most homebuilders. We are not a national, publicly held corporation led by a Wall Street management team living on the other side of the country. Instead, Van Daele Homes is a family owned home building company located in California. Our management team is comprised of Van Daele family members as well as some of the most respected and experienced homebuilding professionals in the industry. Together, since 1987, we have created exceptional new home communities for more than 15,000 families.

Because we take great pride in having our family name on your family's door, it is only natural that we care more deeply about your entire home purchase process. We are intimately involved every step of the way; from the land we buy and design of every detail in every home, to the superior Buyer Friendly attention we give you both before and after you move in. The Van Daele family team confidently makes this simple promise to you... You'll feel good about your new home®!

Sincerely,

*The Van Daele Family*





# VAN DAELE AT PLUM CANYON

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[www.vandaele.com](http://www.vandaele.com)