



ELEVATE
AT HOLLADAY HILLS



Your Next Adventure Starts Here

At the crossroads of luxury living and stunning natural landscapes is Elevate, a collection of townhomes nestled in the town of Holladay. Just south of Salt Lake City, this chic master-planned community brings you breathtaking views of the Wasatch Mountains amid scenic trails and snow-based recreation. And with proximity to an assortment of shopping, dining and entertainment options, Elevate's convenient location makes it easy to satisfy daily to-dos and bucket lists alike. Experience a lifestyle elevated by elegant home designs and neighborhood amenities within, and further enhanced by the natural setting and potential for exhilaration beyond. At Elevate, everything is within reach – and marked by a richness that crowns you as the author of each new day's unwritten adventures.





WHY VAN DAELE?

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 has honored us as BUILDER OF THE YEAR.

OUR FOUR POINT PLEDGE TO YOU

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 your needs and 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 loanDepot as our lender partner. They are our lender partner because of the proven service and value they bring to our homebuyers. It's no wonder that loanDepot 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 provide you a private hard hat tour of your new home plus two additional walk-throughs 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.



Corner View of Model Homes



Sidewalk Entrance to Courtyard/Garages



Southern Drive Alley Adjacent to the Creek



Aerial View

*Homes represented do not reflect actual homesites. Renderings are artist's conceptions. Details/features subject to change without notice.

Residence

A

Two-Story + Rooftop Deck

Living Space: Approx. 2,346 - 3,324 Sq. Ft.

Total Square Footage: Approx. 3,723 Sq. Ft.

3 - 4 Bedrooms + Loft | 2.5 - 3.5 Baths

First-Floor Primary Suite

Great Room

Dining Area

Laundry Room

Unfinished Basement

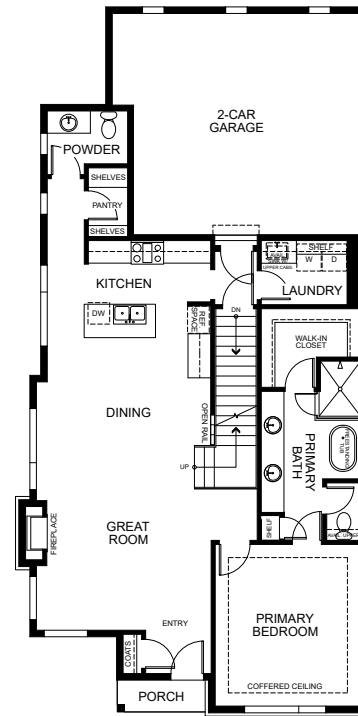
2-Car Garage

AVAILABLE

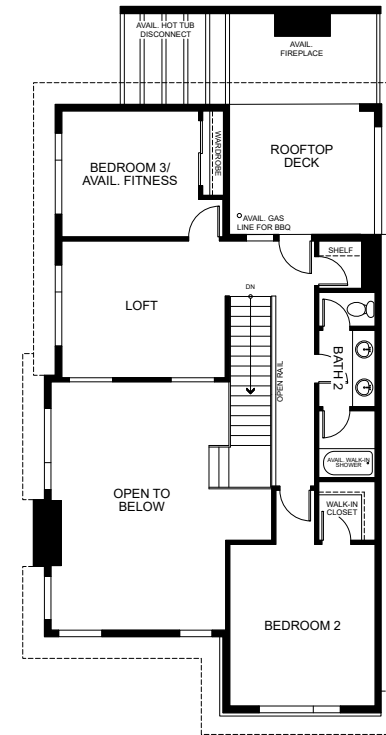
Finished Basement with
Bed 4 & Bath 3 (with Available
Hospitality Area)

Fitness Room in Lieu of Bed 3
(with Available Beverage Center)

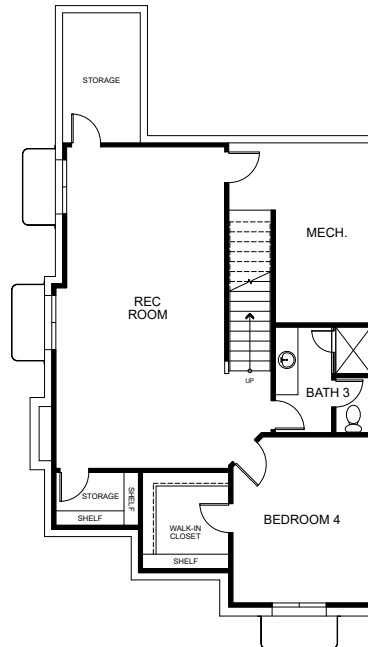
Fireplace at Rooftop Deck



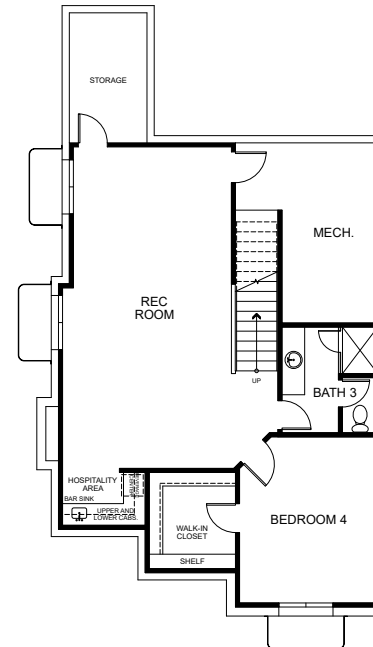
FIRST FLOOR



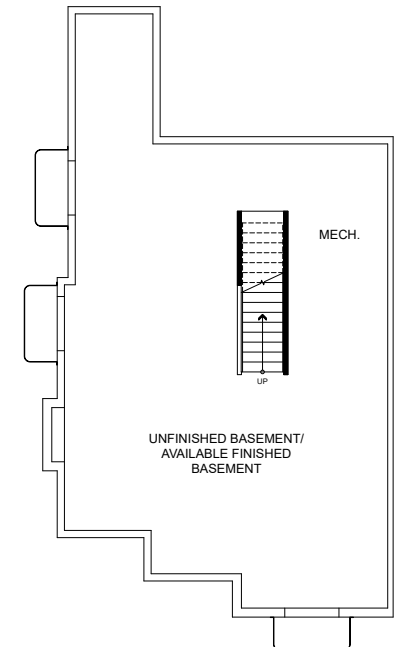
SECOND FLOOR



Available Finished Basement



Available Finished Basement
with Hospitality Area



Included Unfinished
Basement

Square footage is based on an approximate dimension of the exterior of the home. Features and floor plans subject to change without notice.

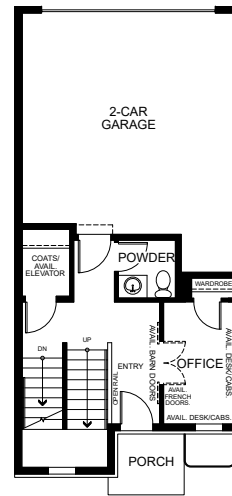
Residence B1

Three-Story + Fourth-Floor Rooftop Deck
 Living Space: Approx. 2,099 - 2,374 Sq. Ft.
 Total Square Footage: Approx. 2,506 Sq. Ft.
 3 Bedrooms + Office | 2 Full + 2 Half Baths

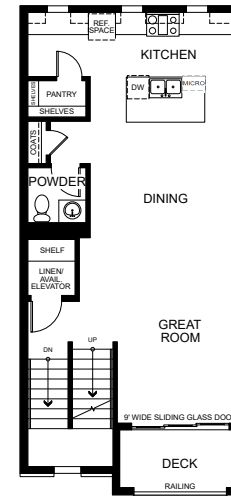
- Great Room
- Dining Area
- Laundry Room
- Second-Floor Deck
- Unfinished Basement
- 2-Car Garage

AVAILABLE

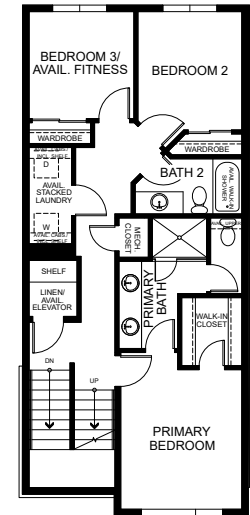
- Elevator
- Finished Storage at Basement
- French Doors at Office
- Barn Doors at Office
- Stacked Laundry
- Fitness Room in Lieu of Bed 3
(with Optional Beverage Center)
- Fireplace at Rooftop Deck



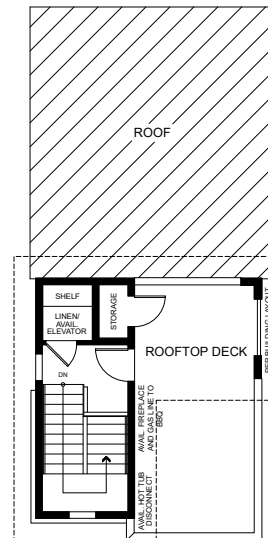
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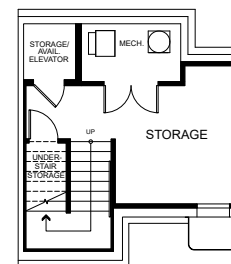
SECOND FLOOR



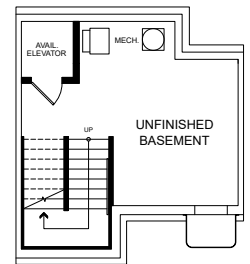
THIRD FLOOR



FOURTH FLOOR



Available Finished Basement



Included Unfinished
Basement

Square footage is based on an approximate dimension of the exterior of the home. Features and floor plans subject to change without notice.

Residence B2

Four-Story with Rooftop Deck

Living Space: Approx. 2,383 - 2,658 Sq. Ft.

Total Square Footage: Approx. 2,789 Sq. Ft.

3 Bedrooms + Office + Loft | 2 Full + 2 Half Baths

Great Room

Dining Area

Laundry Room

Second-Floor Deck

Unfinished Basement

2-Car Garage

AVAILABLE

Elevator

Finished Storage at Basement

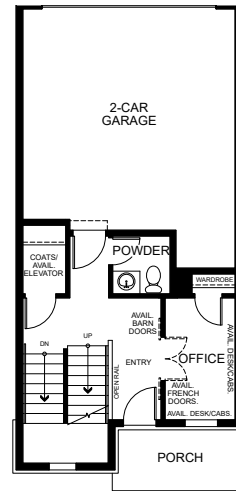
French Doors at Office

Barn Doors at Office

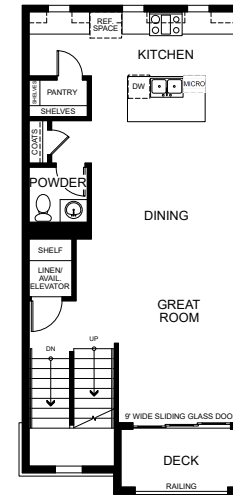
Stacked Laundry

Fitness Room in Lieu of Bed 3
(with Optional Beverage Center)

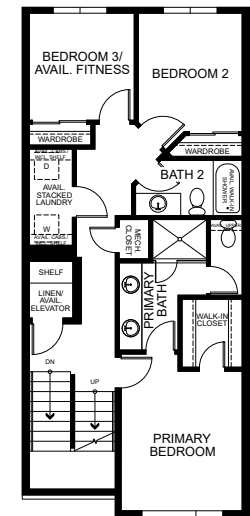
Fireplace at Rooftop Deck



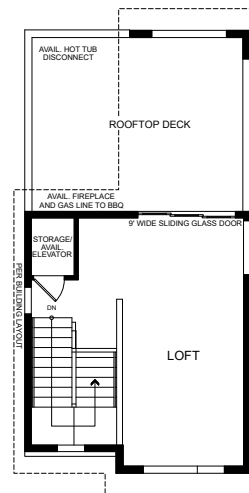
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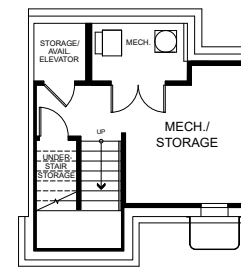
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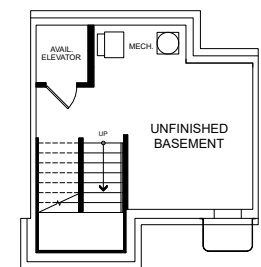
THIRD FLOOR



FOURTH FLOOR



Available Finished Basement



Included Unfinished
Basement

Residence B3

Three-Story

Living Space: Approx. 2,173 - 2,508 Sq. Ft.

Total Square Footage: Approx. 2,643 Sq. Ft.

3 Bedrooms + Office | 2 Full + 2 Half Baths

Great Room

Dining Area

Laundry Room

2 Second-Floor Decks

Unfinished Basement

2-Car Garage + Storage Space

AVAILABLE

Elevator

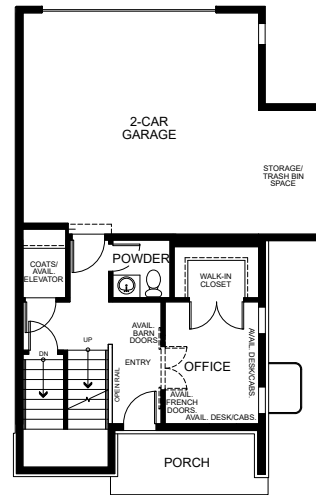
Finished Storage at Basement

French Doors at Office

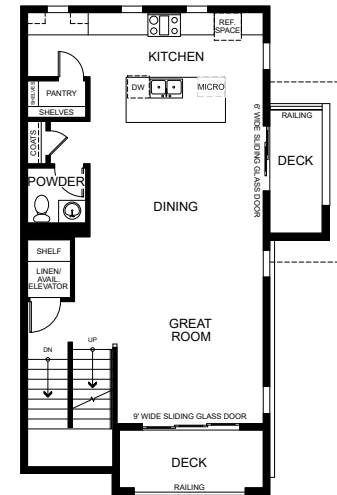
Barn Doors at Office

Stacked Laundry

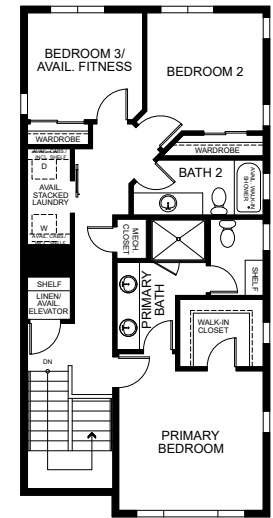
Fitness Room in Lieu of Bed 3
(with Available Beverage Center)



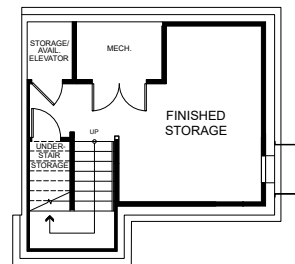
FIRST FLOOR



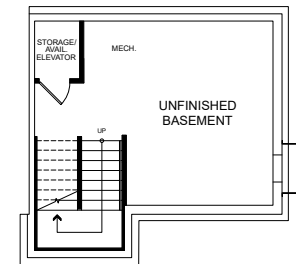
SECOND FLOOR



THIRD FLOOR



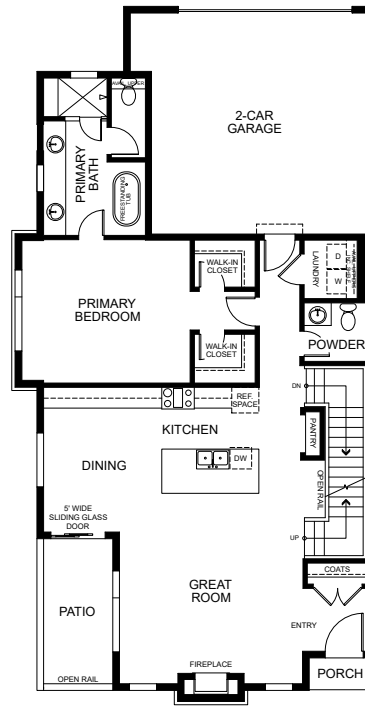
Available Finished Basement



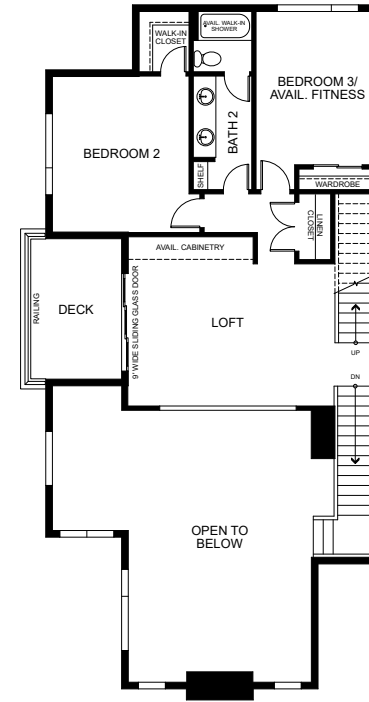
Included Unfinished
Basement

Residence C

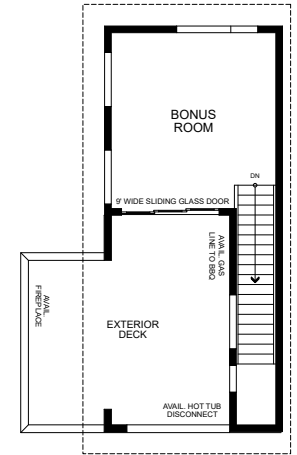
- Three-Story with Rooftop Deck
- Living Space: Approx. 2,592 - 3,631 Sq. Ft.
- Total Square Footage: Approx. 3,969 Sq. Ft.
- 3 - 4 Bedrooms + Loft + Bonus Room
- 2.5 - 3.5 Baths
- First-Floor Primary Bedroom
- Great Room
- Dining Area
- Patio off Dining Area
- Laundry Room
- Second-Floor Deck
- Unfinished Basement
- 2-Car Garage



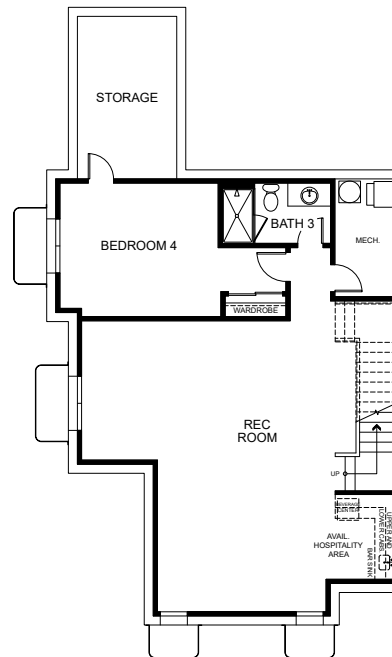
FIRST FLOOR



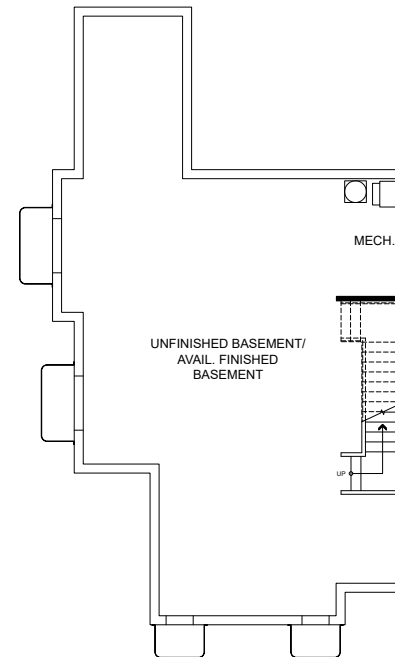
SECOND FLOOR



THIRD FLOOR



Available Finished Basement



Unfinished Basement

AVAILABLE

- Finished Basement with Bed 4 & Bath 3 (with Available Hospitality Area)
- Fitness Room in Lieu of Bed 3 (with Available Beverage Center)
- Fireplace at Rooftop Deck

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FEATURES & AMENITIES

AUTHENTIC EXTERIOR CHARM

8' Masonite® VistaGrande fiberglass entry doors with Schlage® Connect™ smart Wi-Fi deadbolts and Schlage® Century hardware with Latitude levers

Drywalled garages with insulated Mid-America Door® and LiftMaster® Wi-Fi garage door openers

Decorative coach lights

Exterior architecture accented with lap siding, brick and black aluminum fascia

Rooftop decks (per plan)

Two hose bibbs per residence

Rain gutters and downspouts (per plan)

DRAMATIC INTERIOR APPOINTMENTS

Convenient interior laundry rooms

Mohawk® luxury vinyl plank flooring at entry, kitchen, laundry, dining room and great room

12" x 24" Daltile® ceramic tile flooring in all bathrooms

Linear gas fireplaces with wood mantels (per plan)

Ceiling fans pre-wired in primary bedroom and great room

Decora® light switches throughout

Pre-wired for Cat 6 and RG6 cable

USB outlets in primary bedroom, kitchen and great room

Flat-panel connect in great rooms

5" contemporary eased-edge base molding throughout

Framed mirrors in all powder rooms

Square-cut, polished-edge mirrors in all bathrooms

Three-tone Sherwin-Williams® paint throughout

Modern metal black stair systems with horizontal 3/4" square bars

Masonite® Lincoln Park hollow-core doors

THOUGHTFULLY DETAILED PRIMARY SUITES

Elegant white Shaker-style cabinetry with concealed hinges and soft-close doors

Sterling® freestanding tubs (per plan)

Quartz square-edge bathroom countertops with 4" backsplash in choice of Brushed Flannel, Chipped Ice, Fresh Linen or White Ice

Rectangular undermount sinks with Moen® Gibson™ two-handle, high-arc faucets

Elongated toilets

GOURMET KITCHENS

Quartz square-edge countertops with full-height 3" x 6" staggered ceramic tile backsplashes

Elegant white Shaker-style cabinetry with concealed hinges, soft-close doors and matte black bar pulls

KitchenAid® stainless steel appliance package including:

- 24" built-in, under-cabinet microwave
- 30" slide-in, backless gas range with canopy hood
- Dishwasher with Clean Water Wash system

Kohler® single-bowl undermount sink with Moen® Align™ one-handle, pre-rinse spring pulldown faucet

1/3 horsepower InSinkErator Badger® garbage disposal

Pre-plumbed for ice maker at refrigerator openings

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 heaters

Vinyl, double-glazed, Low-E windows

R-24 exterior wall insulation and R-39 in attic areas for efficient temperature control

High-efficiency central heating, air conditioning, water heater and toilets

Many home customization options are available through the Design Center; please refer to floor plan descriptions and illustrations. Please see your Sales Counselors for more details.

A CONNECTION TO NATURE



Life at Elevate means every altitude and type of terrain is yours to discover. Immersed in lush greenery and impressive mountain peaks with close proximity to canyon creeks, springs and mountain lakes, this Holladay community brings the outdoors to your doorstep. With the sights, sounds and scents of nature on full display, endless opportunities to rejuvenate and explore greet you the moment you step outside. Whichever way you embrace the breathtaking landscapes that surround Elevate, you'll always be close to home.



AREA HIGHLIGHTS



CLOSE TO GREAT
SCHOOLS, SHOPPING
AND RESTAURANTS

Whether needs or wants, for fun or for leisure, everything is close when you live at Elevate. Get your retail fix at Olympus Hills Shopping Center and Holladay Village Plaza just down the street or stop by Vivint Arena to enjoy local entertainment. With the University of Utah and several other schools nearby, quality education for students of every age is easily accessible. While the numerous trails, expansive lakes and striking mountains that surround Elevate are always at your disposal, there is no shortage of ski resorts in close proximity when adventure calls. Residing at Elevate places you in the center of every happening in Holladay and beyond.



OUR STORY

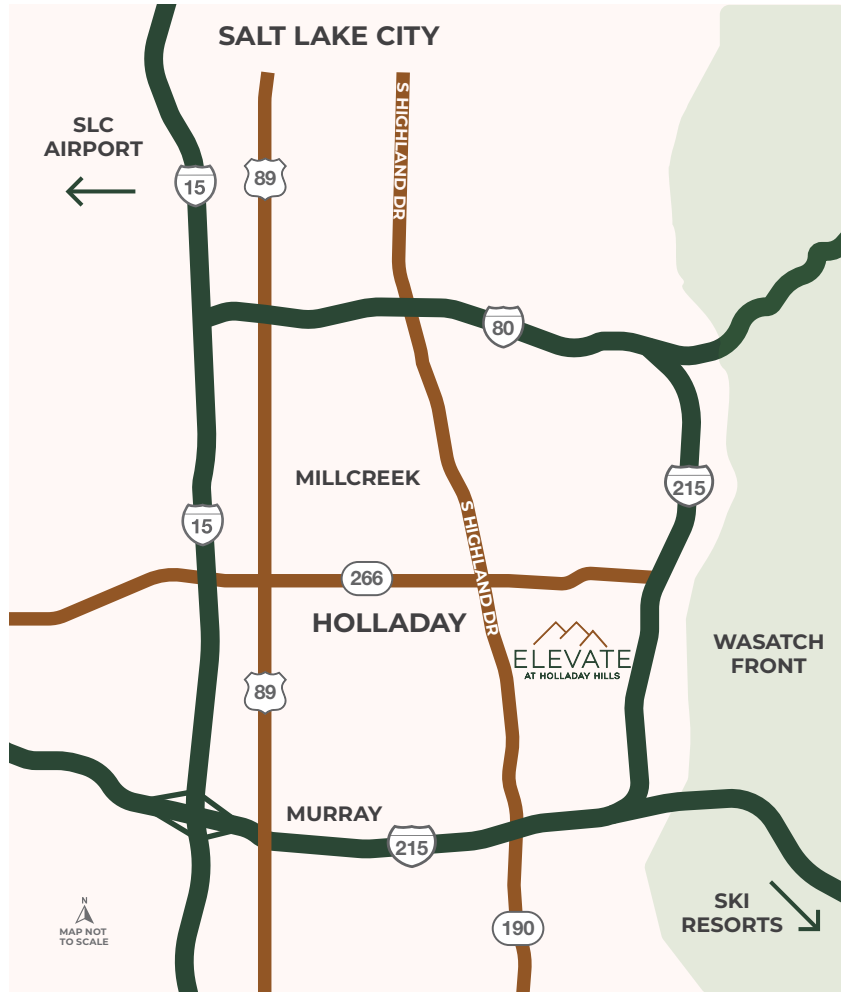
Home is where memories are created, lives shared and moments celebrated, and where the honor of crafting your home is something we value and don't take for granted. Our experienced Van Daele® team of employees, artisans and consultants takes building quality, handcrafted homes very seriously and is intimately involved in your home's design and construction every step of the way.

We don't just build homes; we build relationships. Building homes for us isn't pulling a design off the shelf and assuming it works for you and your family – it's designing and constructing Van Daele homes with heart, with a meticulous attention to detail and with the personal care and touches today's homebuyers need and deserve. We also offer you a high level of customization and participation in the construction process to ensure you receive a home that works with the way you live, not the way we think you want to live.

We are certain you will find the Van Daele home buying experience unparalleled. From the moment we meet until many years beyond your move-in, our Van Daele team will be by your side, communicating, updating and educating you on the home buying, construction and home warranty processes.

We promise you'll feel the Van Daele difference. It's a feeling of comfort – like coming home.

Welcome to the Family of Van Daele Homes.



1983 East Beverly Drive
 Salt Lake City, UT 84117
 (801) 406-1912

VanDaele.com  

WINTER HOURS:

Tuesday – Saturday, 10am – 5pm
 Wednesday, 12pm – 5pm

SUMMER HOURS:

Tuesday – Saturday, 10am – 6pm
 Wednesday, 12pm – 6pm



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