

THE VITAE SERIES

Two-Storey Detached Homes on 40ft Lots

Plan	SQFT	Price*	Proposed HST Rebate**	New Price After Rebate***
Rahi A	2,350	\$1,135,990	\$106,000	\$1,029,990
Rahi C	2,350	\$1,165,990	\$106,000	\$1,059,990
Able A	2,550	\$1,155,990	\$106,000	\$1,049,990
Able C	2,550	\$1,195,990	\$106,000	\$1,089,990
Hail II A	2,650	\$1,175,990	\$106,000	\$1,069,990
Hail II C	2,650	\$1,205,990	\$106,000	\$1,099,990
Dawn A	2,950	\$1,225,990	\$106,000	\$1,119,990
Dawn C	2,950	\$1,245,900	\$106,000	\$1,139,900
Vega A	3,300	\$1,255,990	\$106,000	\$1,149,990
Vega C	3,300	\$1,285,990	\$106,000	\$1,179,990

Private Community Fee: \$76.45/Month¹

SALES PROFESSIONAL

Jeryka McNally
 jmcnally@fusionhomes.com
 226-343-2766

2 Years FREE Private Community Fees!¹

\$0 Development Charges

\$0 Levies

\$0 Tarion Registration Fees

¹Estimated fee at project completion. *Price includes existing New Home HST Rebate of \$24,000. See Sales Professional for details. Some lots may carry premiums. All Prices include G.S.T./H.S.T. with the contemplation that the Purchaser will assign the existing New Home HST Rebate on closing. The federal and the provincial governments have proposed additional HST rebates, subject to eligibility. Restrictions apply. Prices, promotions and features are subject to change without notice. **Proposed HST Rebate amounts are subject to the approval and implementation of applicable government legislation and purchaser eligibility, as per federal and provincial governments. ***New Price After Rebate is the effective amount (subject to adjustments) that the Purchaser would pay on closing, subject to all of the proposed rebates coming into force, the Purchaser qualifying for the proposed rebates, and assigning the proposed rebates to the Vendor. See agreement of purchase and sale for further details. E. & O.E. (June 2026).

DETACHED LOT PREMIUMS

Lot	Size	Features	Premium
5	30'	Extra Width and Depth	\$10,000
6	30'	Extra Width and Depth	\$20,000
14	40'	Pie-Shaped and Extra Width	\$40,000
16	40'	Pie-Shaped, Upgraded Exterior Elevation Material	\$65,000
17	40'	Pie-Shaped Look Out Lot, Upgraded Exterior Elevation Material	\$95,000
18	40'	Pie-Shaped Look Out Lot, Upgraded Exterior Elevation Material	\$95,000
21	40'	Walk Out Lot, Upgraded Exterior Elevation Material	\$50,000
22	40'	Walk Out Lot, Adjacent to Amenity Space, Upgraded Exterior Elevation Material	\$75,000

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See Sales Professional for details. Some lots may carry premiums. All prices include G.S.T./H.S.T. where applicable.
 Prices and features subject to change without notice E & O.E. (March 2026)

DEPOSIT STRUCTURE

	Urban Townhomes	2-Storey Townhomes	Detached Homes
Reservation	\$5,000	\$5,000	\$5,000
Firming	Balance to 2.5%	Balance to 2.5%	Balance to 2.5%
30 Days	2.5%	2.5%	2.5%
60 Days	1%	2.5%	2.5%
90 Days	1%	2.5%	2.5%
120 Days	1%	-	-
150 Days	1%	-	-
180 Days	1%	-	-
Total Deposit	10%	10%	10%

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SALES OFFICE

155 Guelph Avenue, Cambridge ON
 cadence@fusionhomes.com

Hours:

Mon – Wed 2PM – 7PM
 Sat & Sun 12PM – 5PM

See Sales Professional for details. Some lots may carry premiums. All prices include G.S.T./H.S.T. where applicable.
 Prices, promotions, deposits and features subject to change without notice E & O.E. (January 2026)

THE ABLE

2,550 SQ.FT.

3 BEDROOM | 2.5 BATHROOM | 2 CAR GARAGE

VITAE SERIES | CADENCE

40'

Designer Options Available to Customize Floorplan
 Spacious Foyer with Closet
 Large Dining and Great Room
 Upper Floor Family Room
 Spacious Primary Suite
 Walk-In Closets in All Bedrooms

ELEVATIONS

ABLE A

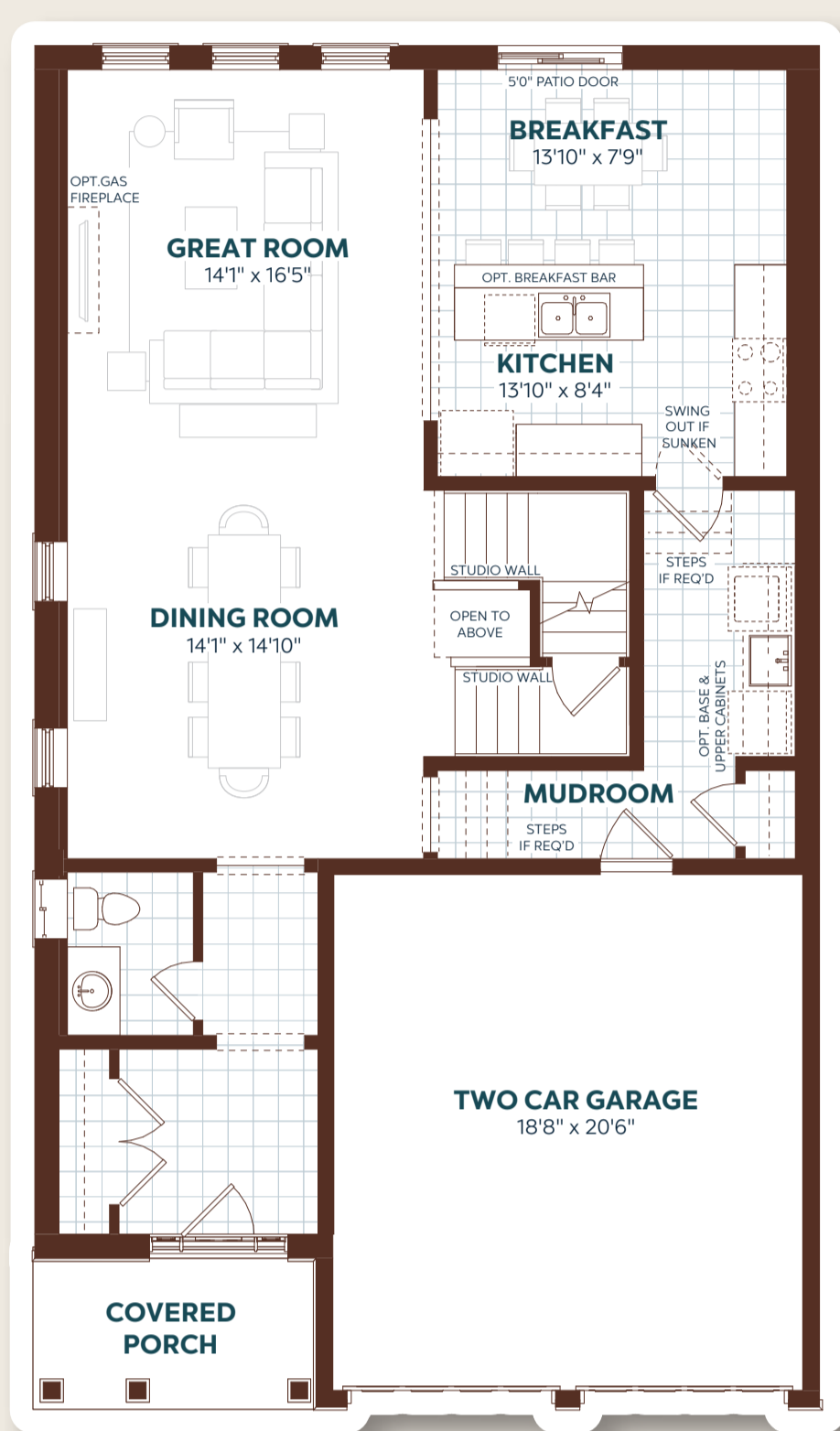


ABLE C



MAIN FLOOR

ELEVATION A



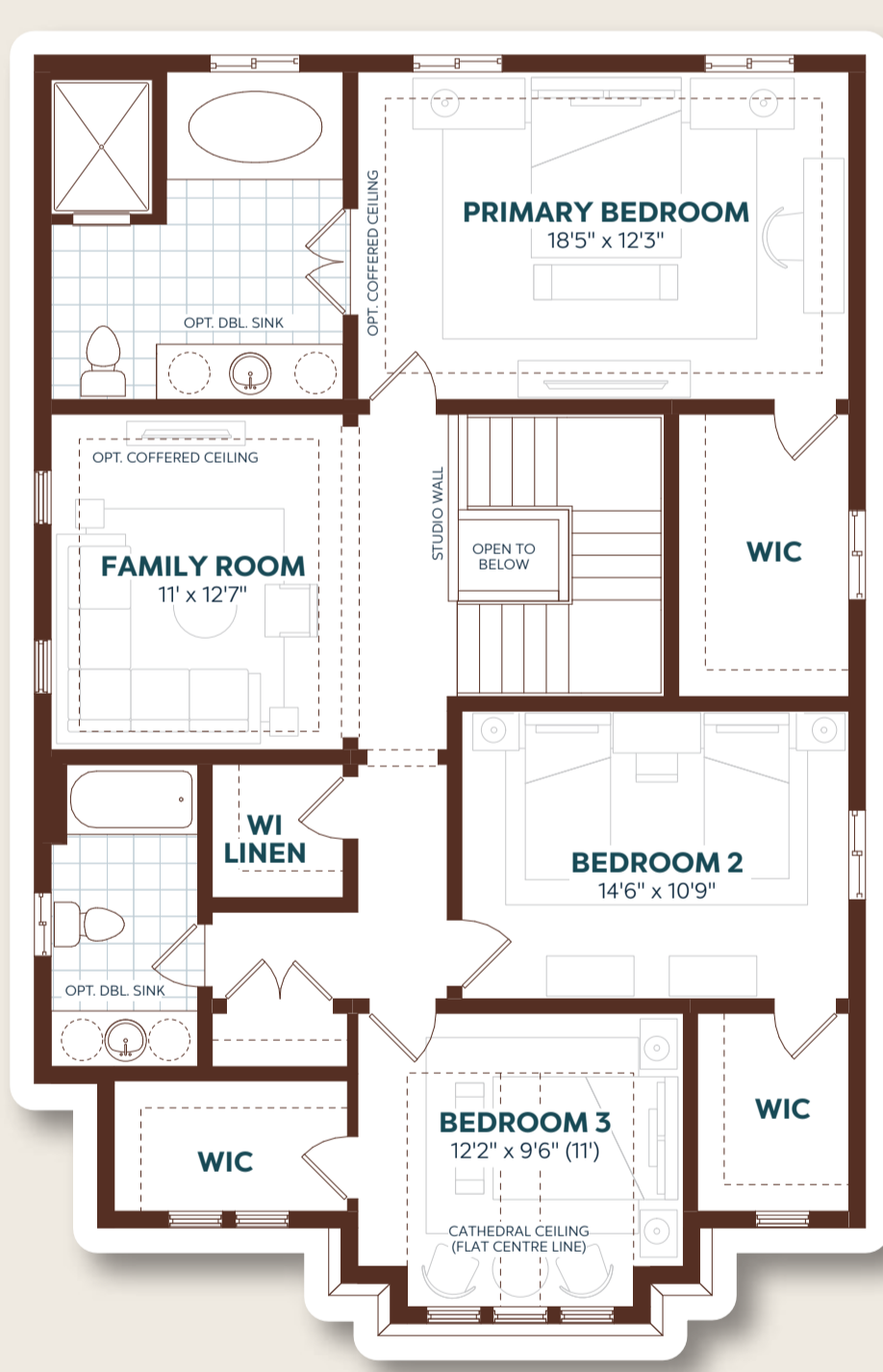
ELEVATION VARIATIONS

Elevation C
 Covered Porch, Front Door and Garage Variation



UPPER FLOOR

ELEVATION A



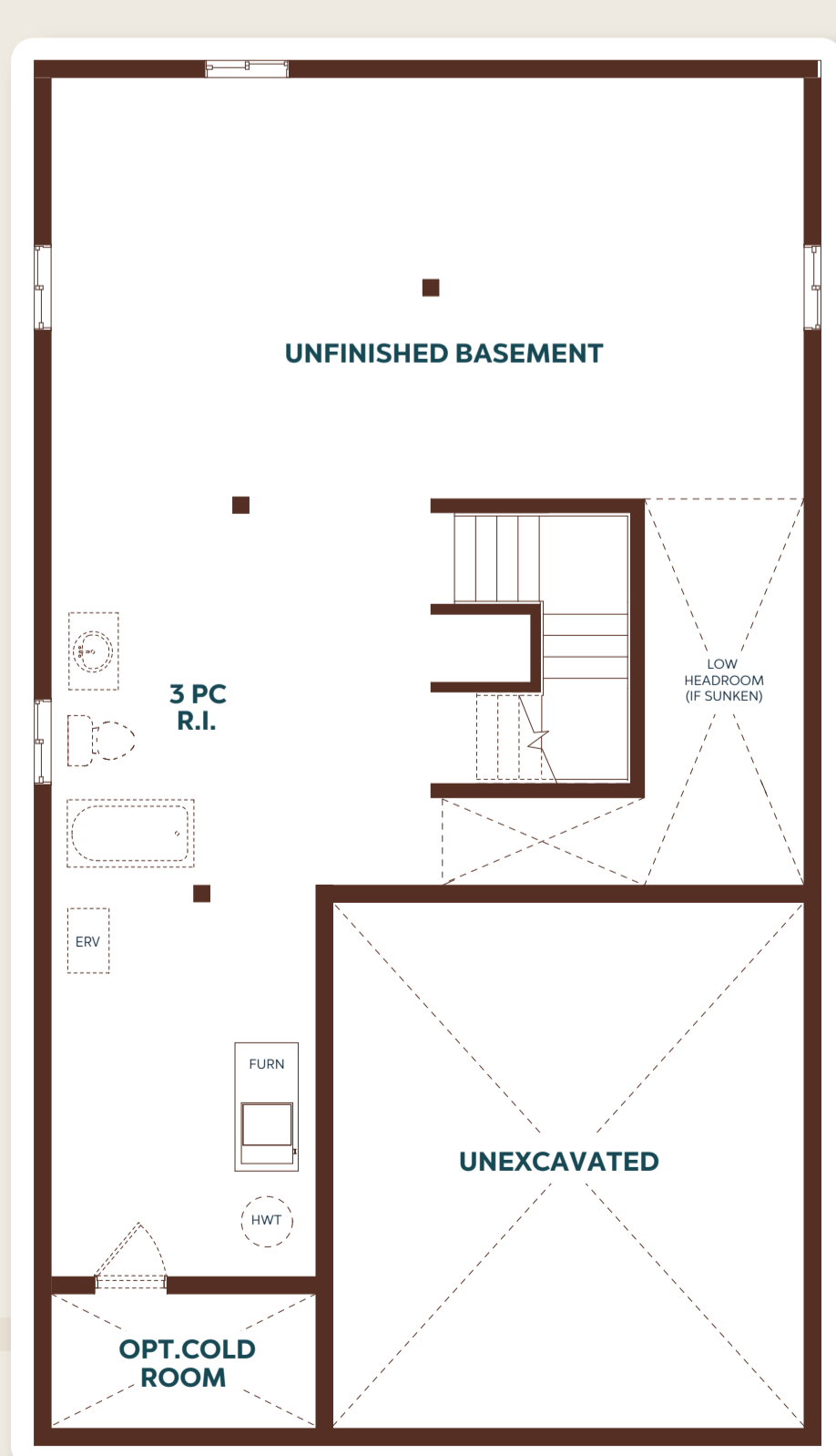
ELEVATION VARIATIONS

Elevation C
 Bedroom 3 and Main Bath Variation



BASEMENT FLOOR

ELEVATION A



ELEVATION VARIATIONS

Elevation C
 Optional Cold Room Variation



E.&O.E. All materials, specifications and floorplans are subject to change without notice. All house renderings are artist's concept. All floorplans are approximate dimensions. Actual usable floor space may vary from stated floor area. Some designs may require upgraded lots. © Fusion Homes 2025. Reproduction of this plan is strictly prohibited.

THE DAWN

2,950 SQ.FT.

4 BEDROOM | 3.5 BATHROOM | 2 CAR GARAGE

VITAE SERIES | CADENCE

40'

Designer Options Available to Customize Floorplan
 Two Large Closets in Mudroom
 Oversized 10ft Kitchen Island
 Spacious Upper Floor Laundry
 Oversized Primary Ensuite Shower

ELEVATIONS

DAWN A

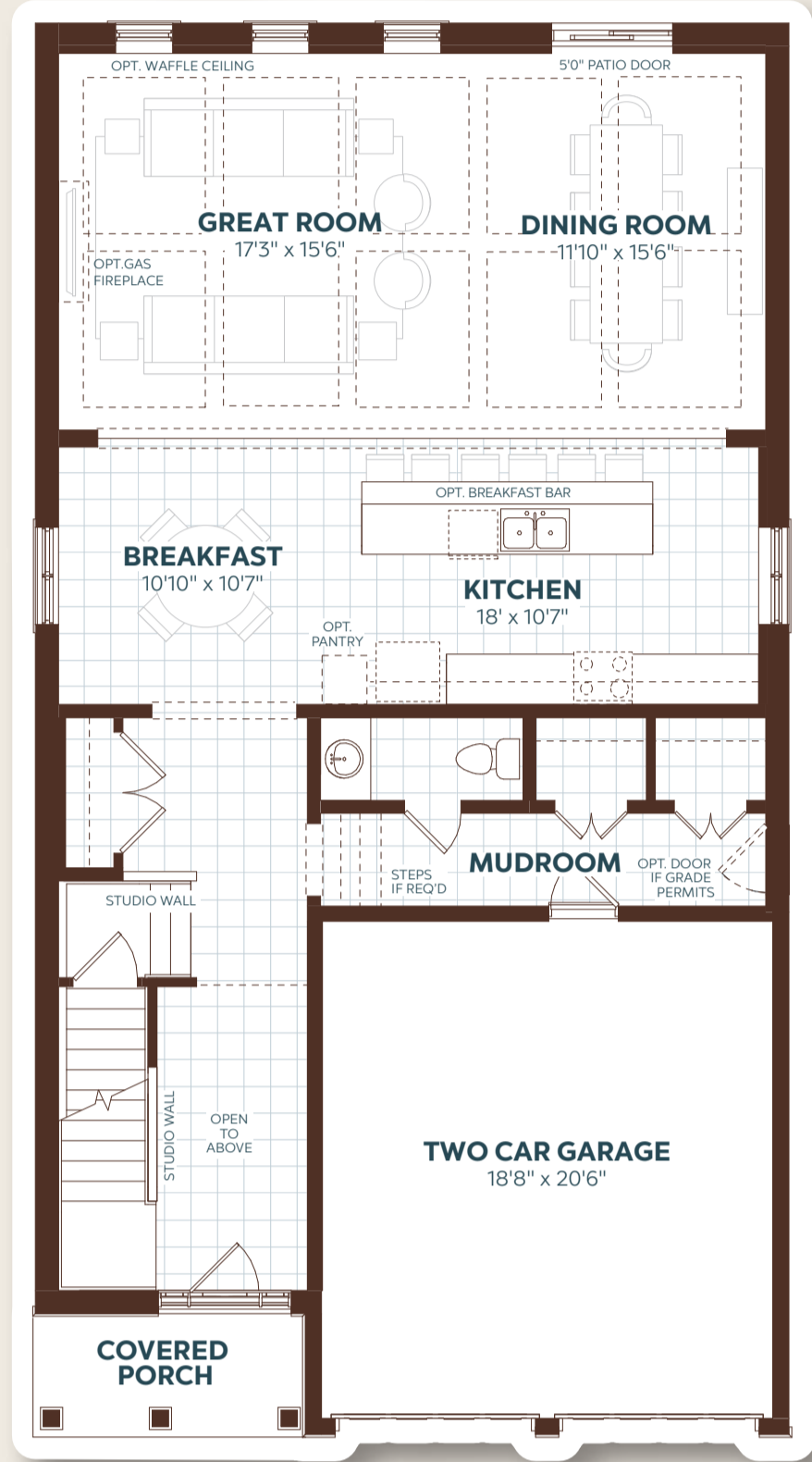


DAWN C



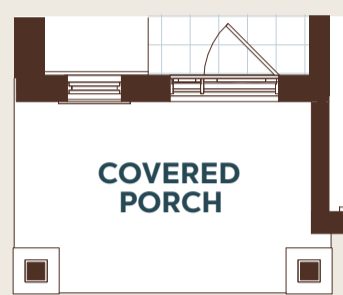
MAIN FLOOR

ELEVATION A



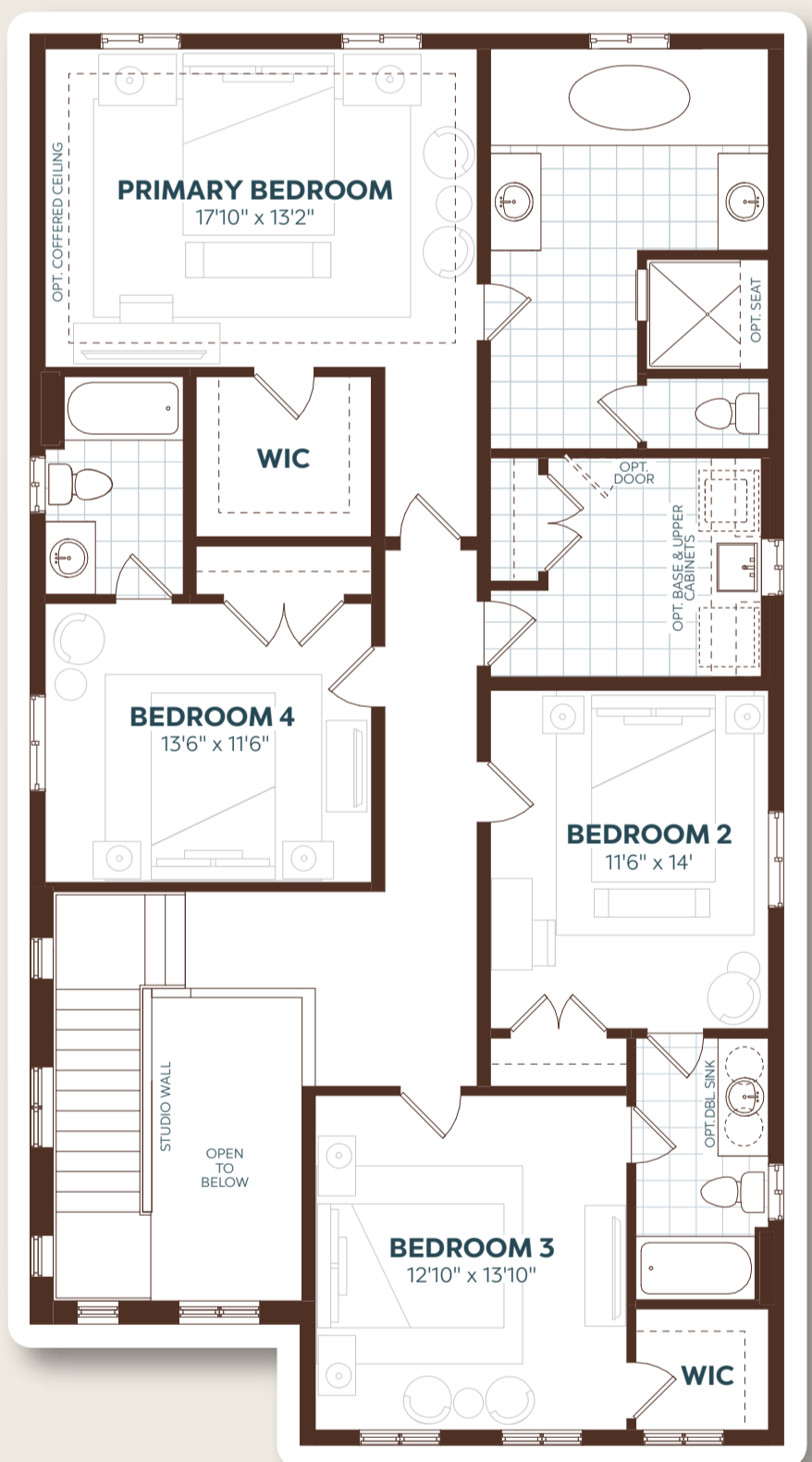
ELEVATION VARIATIONS

Elevation C
 Covered Porch and Front Door Variation



UPPER FLOOR

ELEVATION A



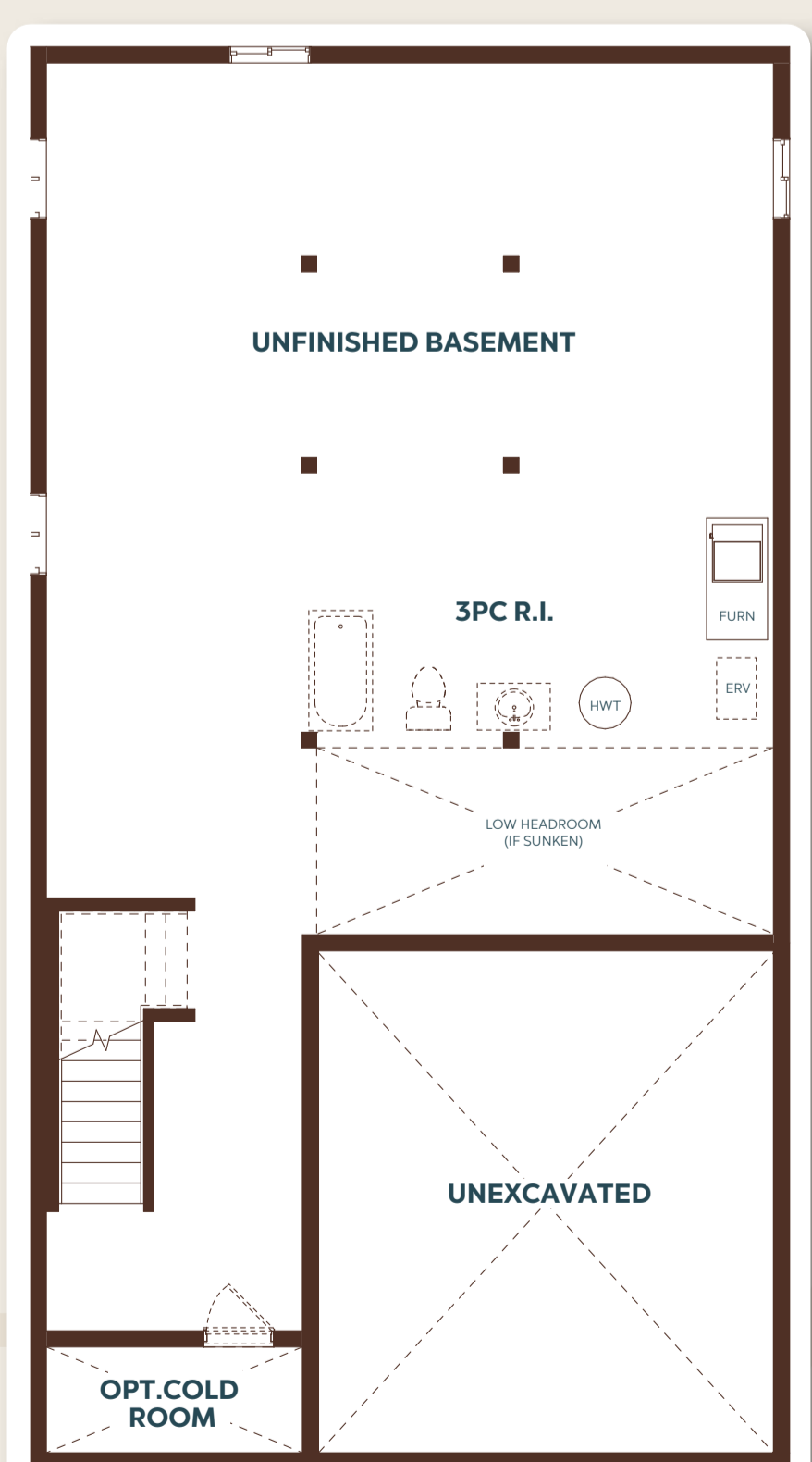
ELEVATION VARIATIONS

Elevation C
 Bedroom 3 Variation



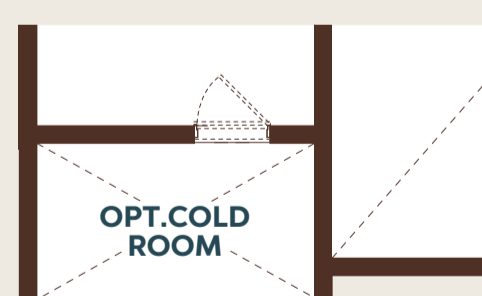
BASEMENT FLOOR

ELEVATION A



ELEVATION VARIATIONS

Elevation C
 Optional Cold Room Variation



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THE HAIL

2,850 SQ.FT.

3 BEDROOM | 2.5 BATHROOM | 2 CAR GARAGE

VITAE SERIES | CADENCE

40'

- Designer Options Available to Customize Floorplan
- Main Floor Office
- Separate Formal Dining Room
- Walk-In Closet in Mudroom
- Upper Floor Family Room
- Spacious Upper Floor Laundry
- Oversized Closets in Every Bedroom

ELEVATIONS

HAIL A

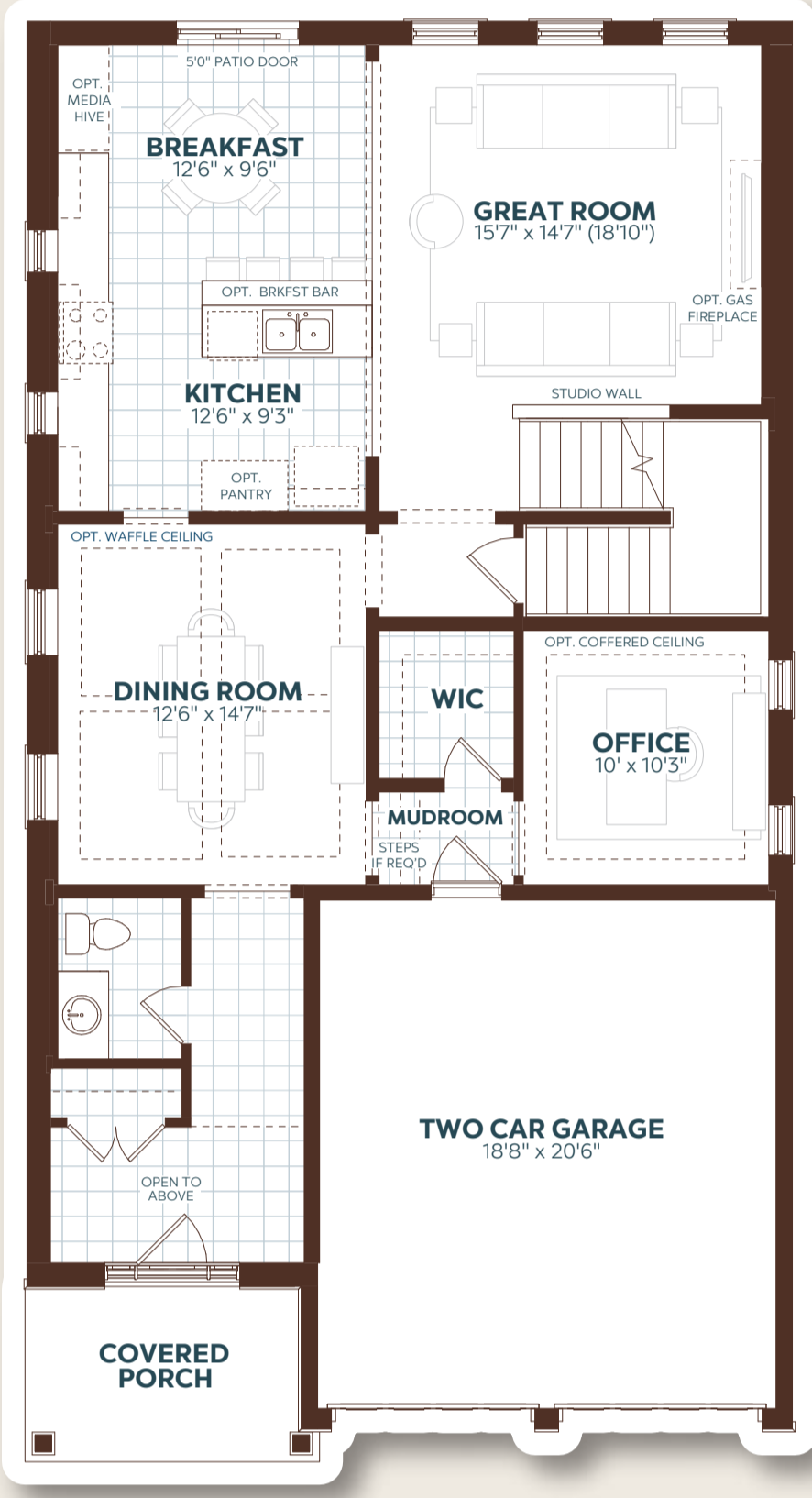


HAIL C



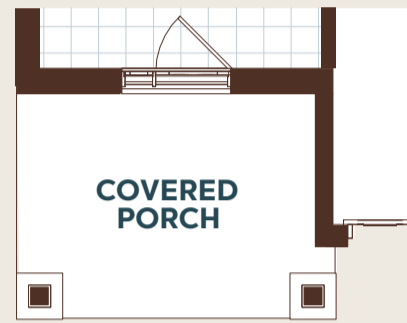
MAIN FLOOR

ELEVATION A



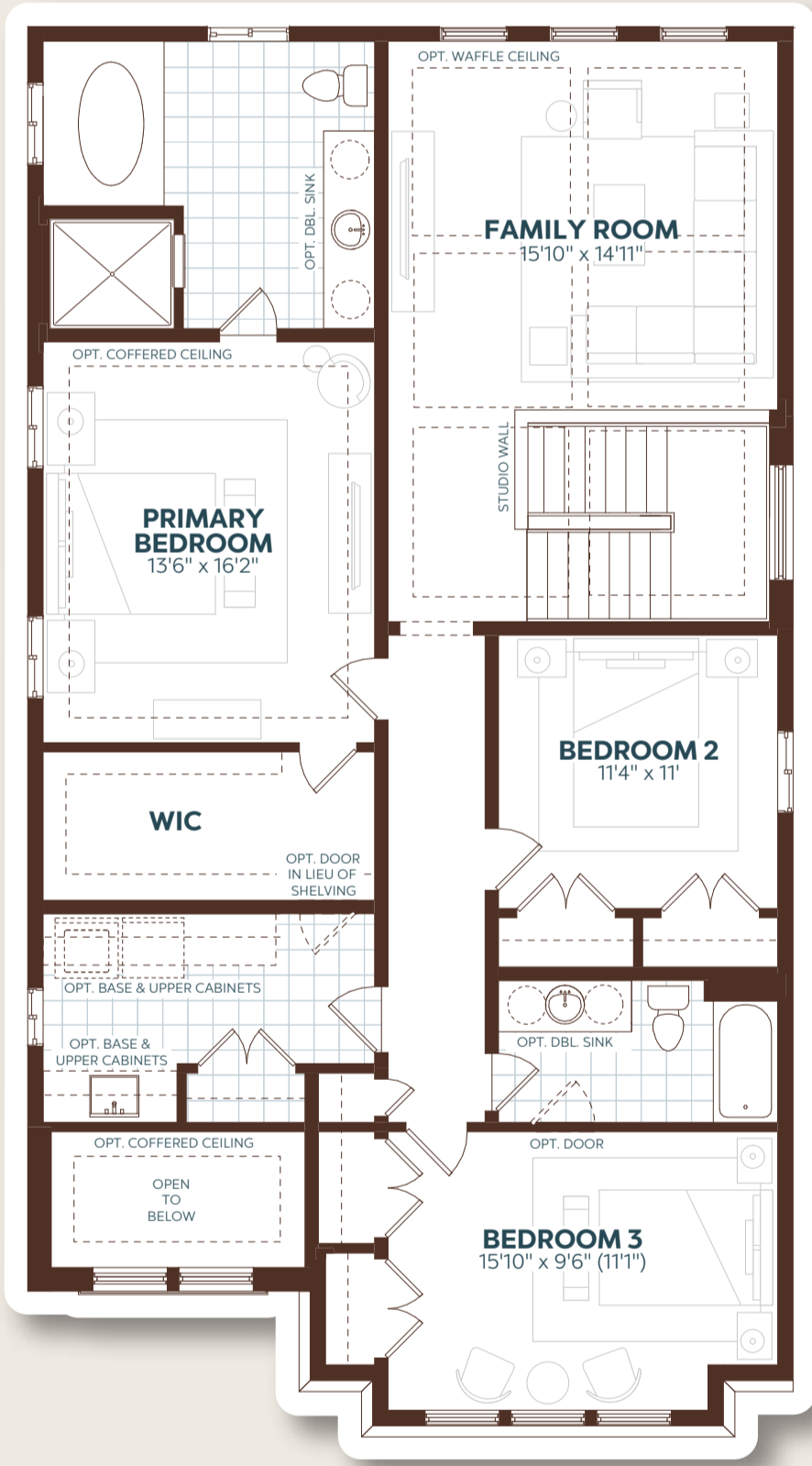
ELEVATION VARIATIONS

Elevation C
Covered Porch and Front Porch Variation



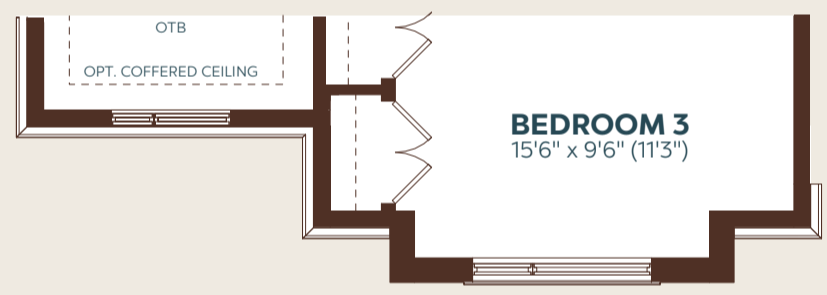
UPPER FLOOR

ELEVATION A



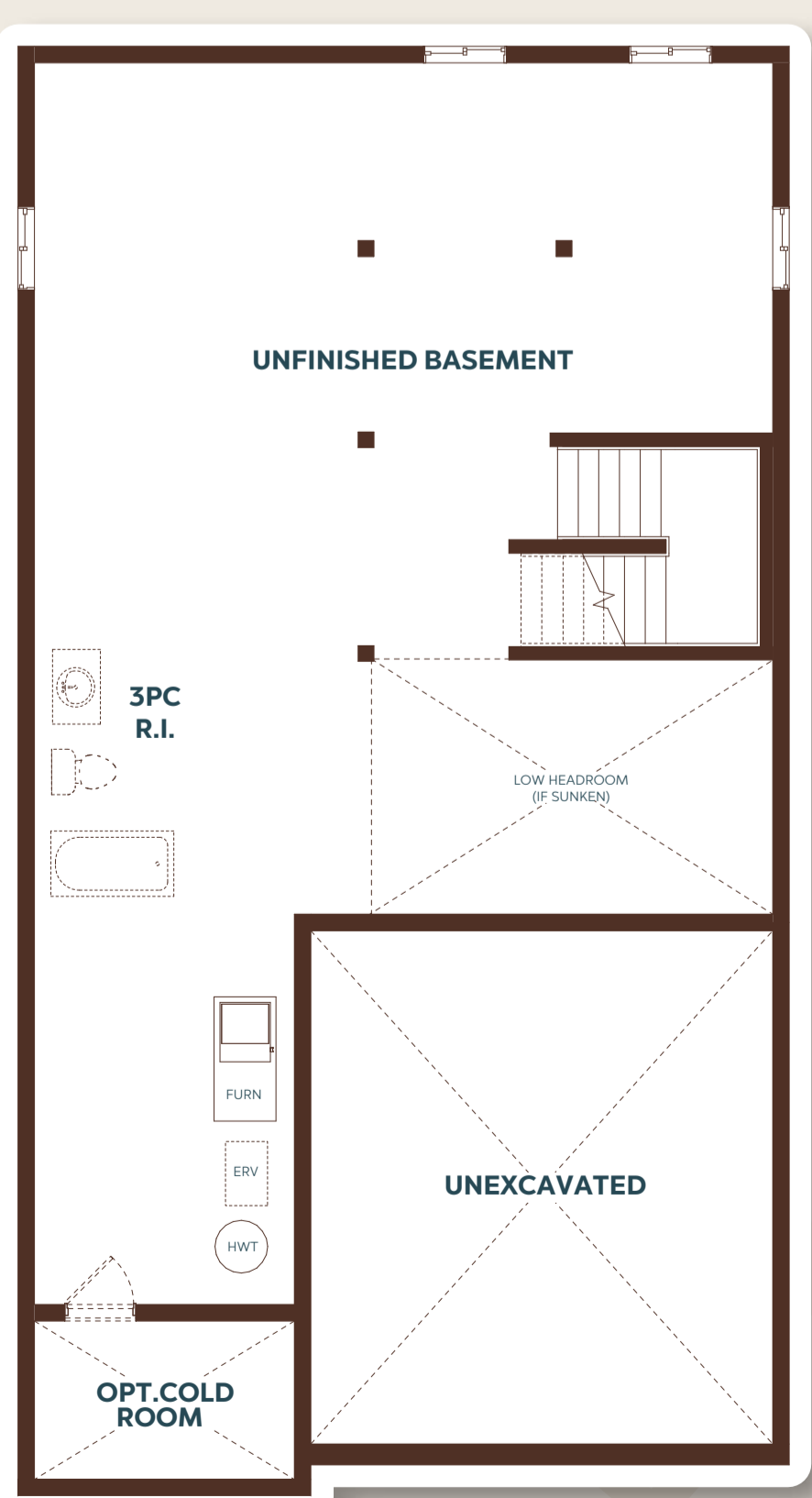
ELEVATION VARIATIONS

Elevation C
Bedroom 3 Variation



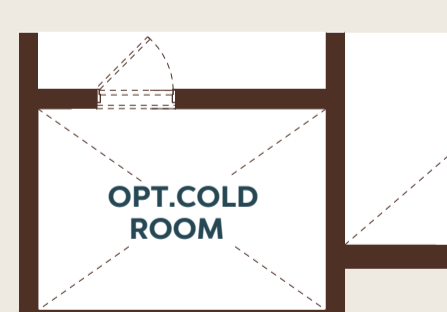
BASEMENT FLOOR

ELEVATION A



ELEVATION VARIATIONS

Elevation C
Optional Cold Room Variation



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THE HAIL II

2,650 SQ.FT.

3 BEDROOM | 2.5 BATHROOM | 2 CAR GARAGE

VITAE SERIES | CADENCE

40'

Designer Options Available to Customize Floorplan

- Main Floor Office
- Separate Formal Dining Room
- Walk-In Closet in Mudroom
- Upper Floor Family Room
- Spacious Upper Floor Laundry
- Oversized Closets in Every Bedroom

ELEVATIONS

HAIL II A

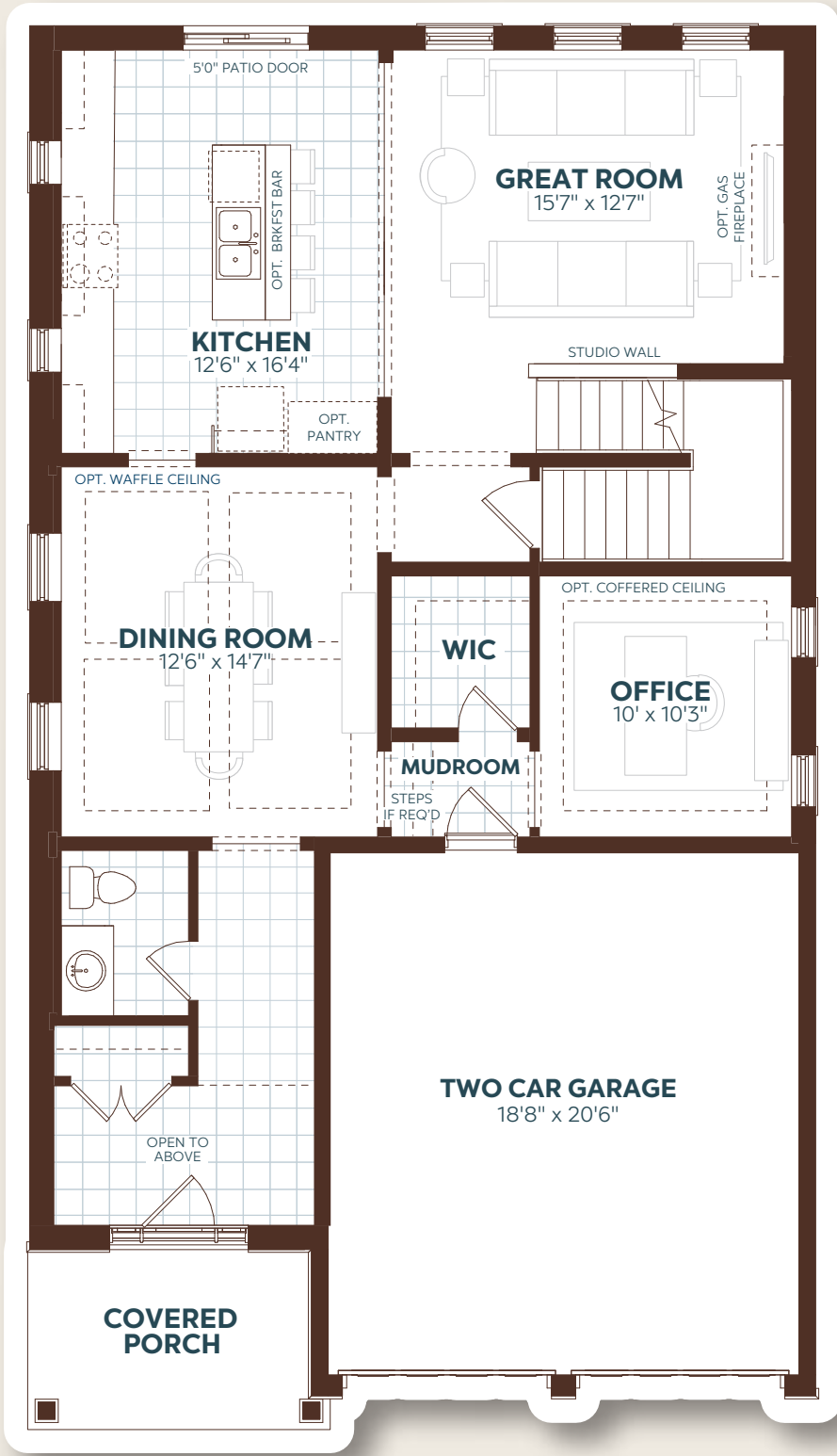


HAIL II C



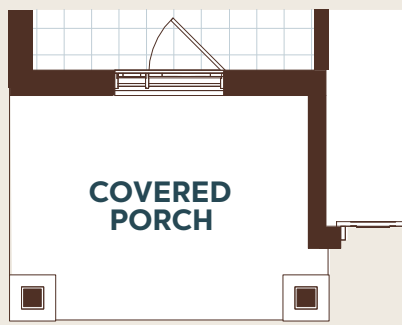
MAIN FLOOR

ELEVATION A



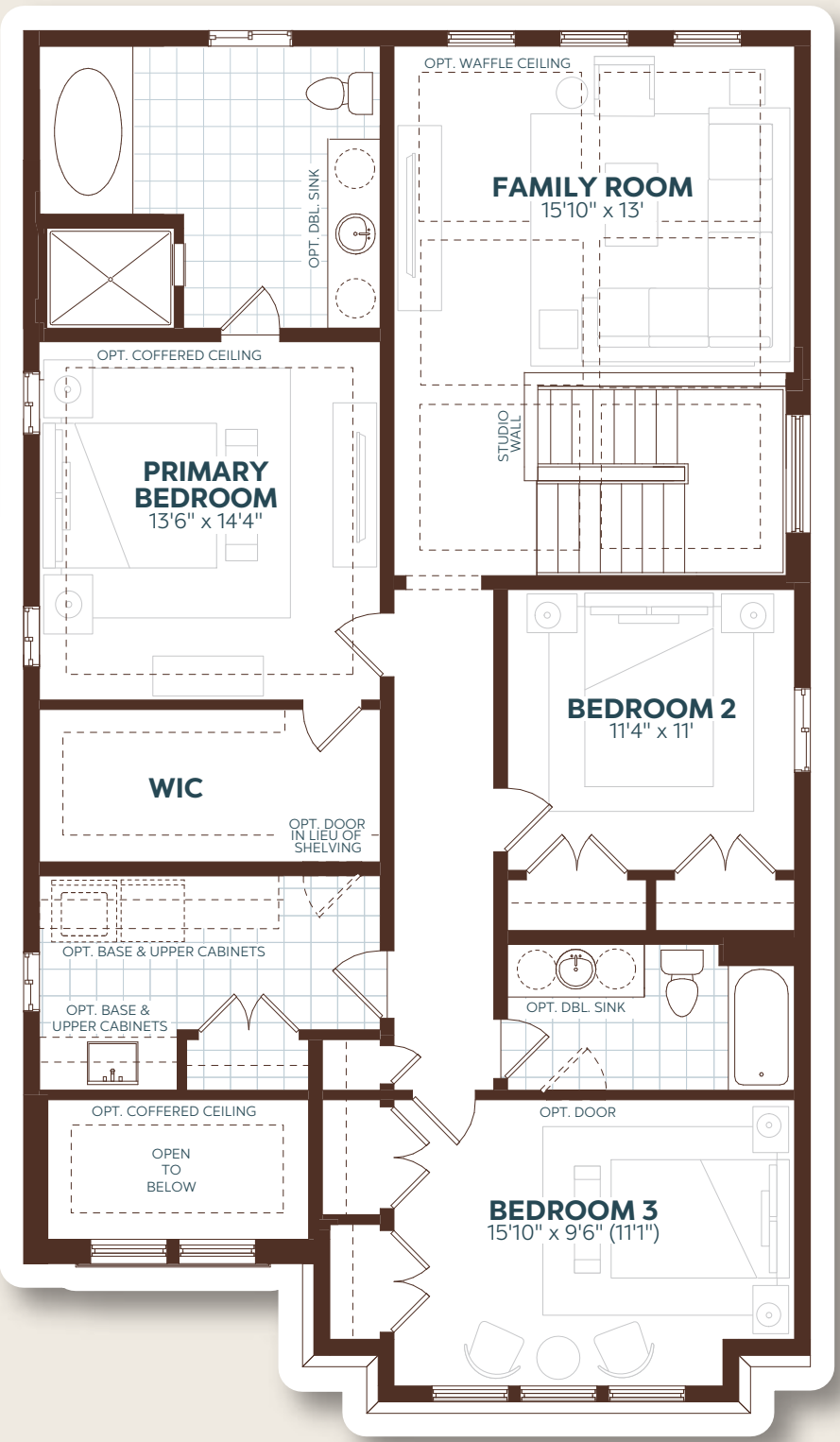
ELEVATION VARIATIONS

Elevation C
Covered Porch and Front Porch Variation



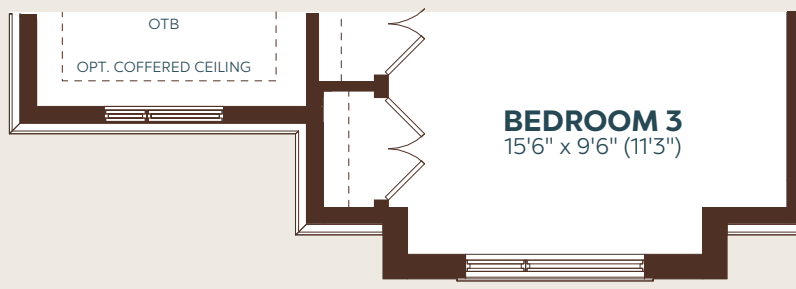
UPPER FLOOR

ELEVATION A



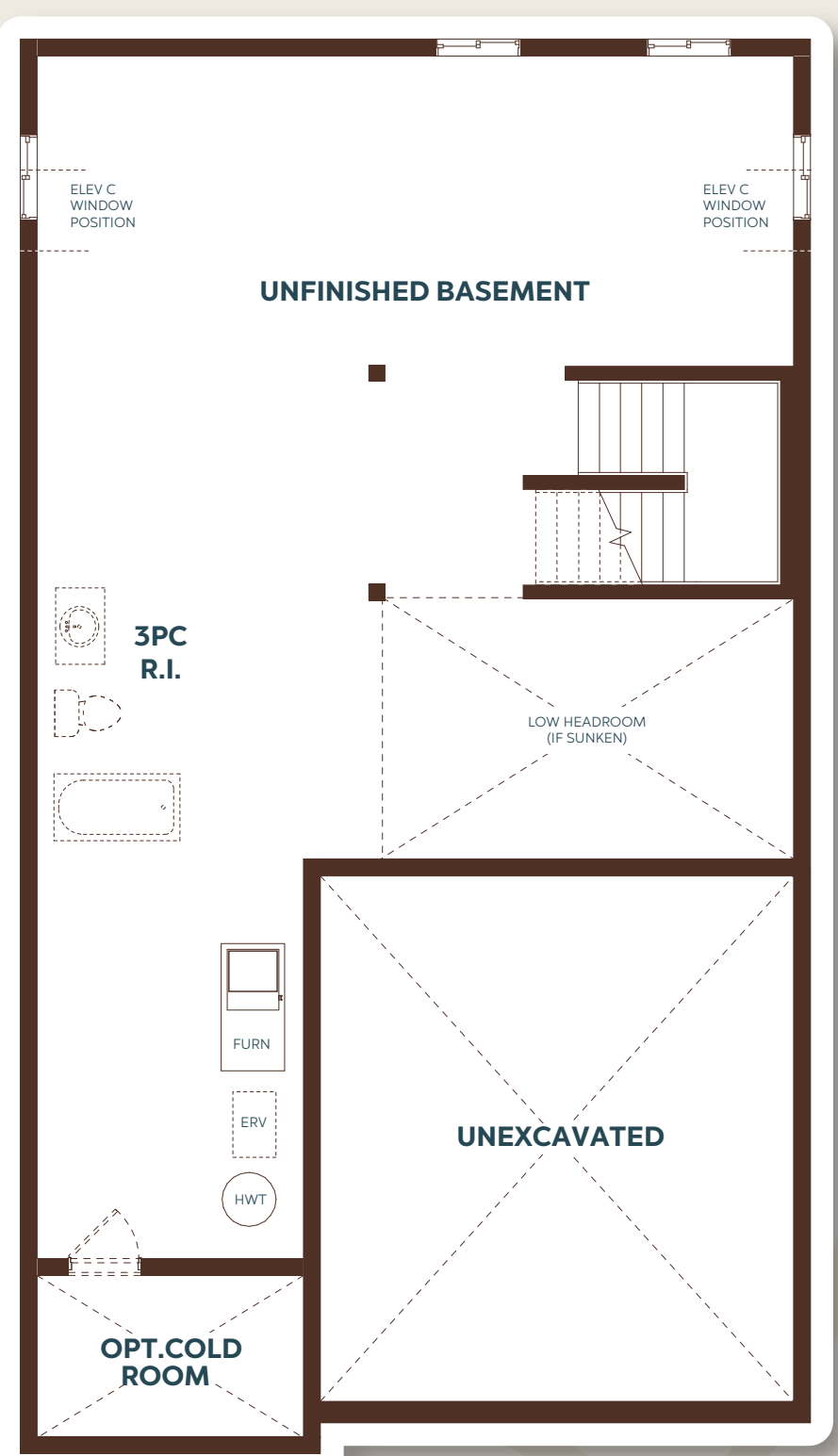
ELEVATION VARIATIONS

Elevation C
Bedroom 3 Variation



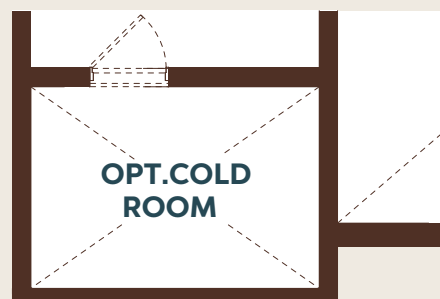
BASEMENT FLOOR

ELEVATION A



ELEVATION VARIATIONS

Elevation C
Optional Cold Room Variation



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THE RAHI

2,350 SQ.FT.

3 BEDROOM | 2.5 BATHROOM | 2 CAR GARAGE

VITAE SERIES | CADENCE

40'

Designer Options Available to Customize Floorplan
 Spacious Foyer with Closet
 Main Floor Laundry with Large Closet
 Large Open Concept Dining and Great Room
 Upper Floor Family Room

ELEVATIONS

RAHI A

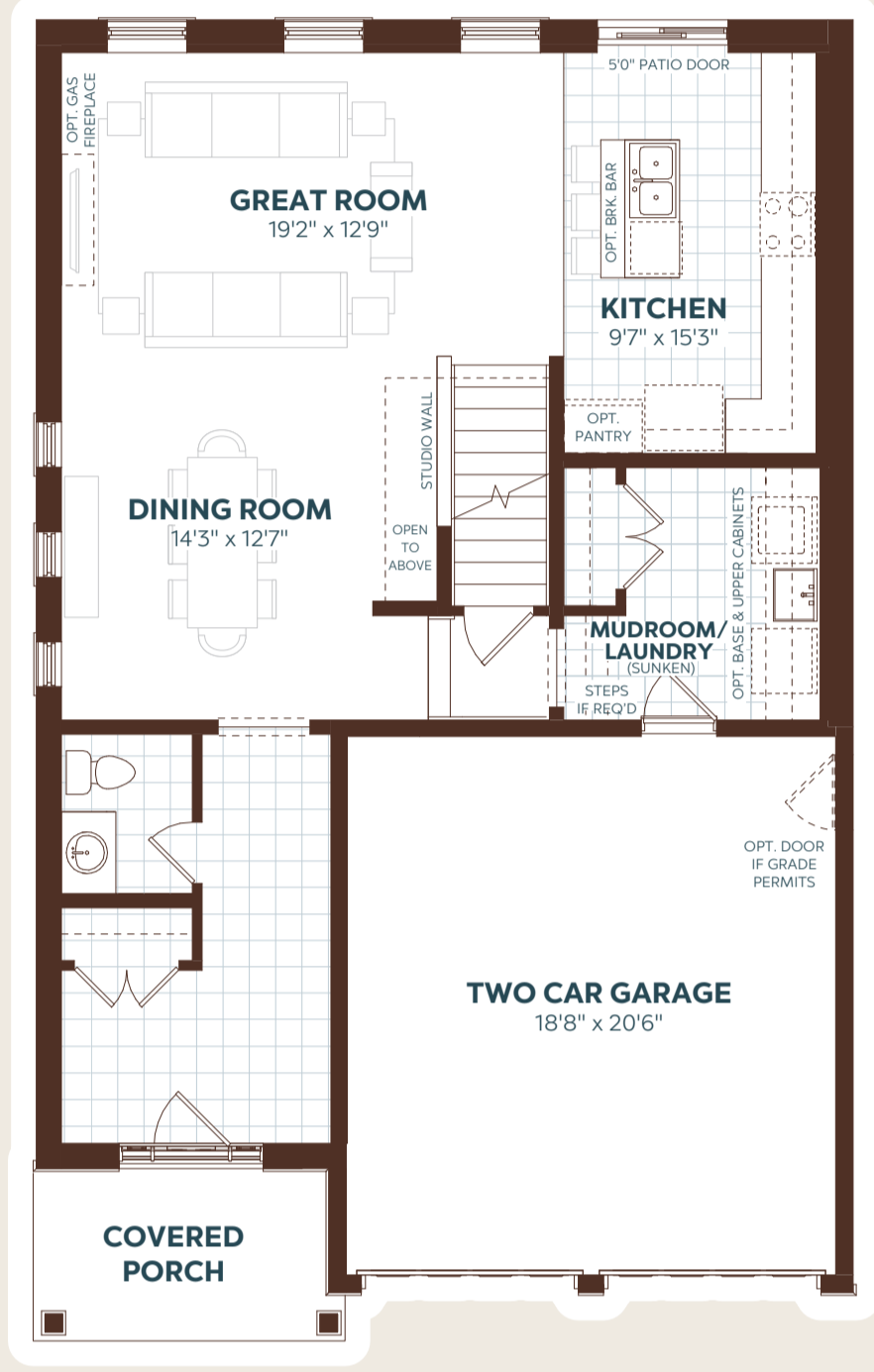


RAHI C



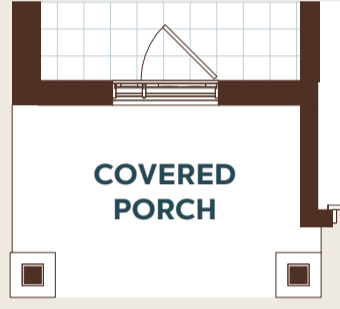
MAIN FLOOR

ELEVATION A



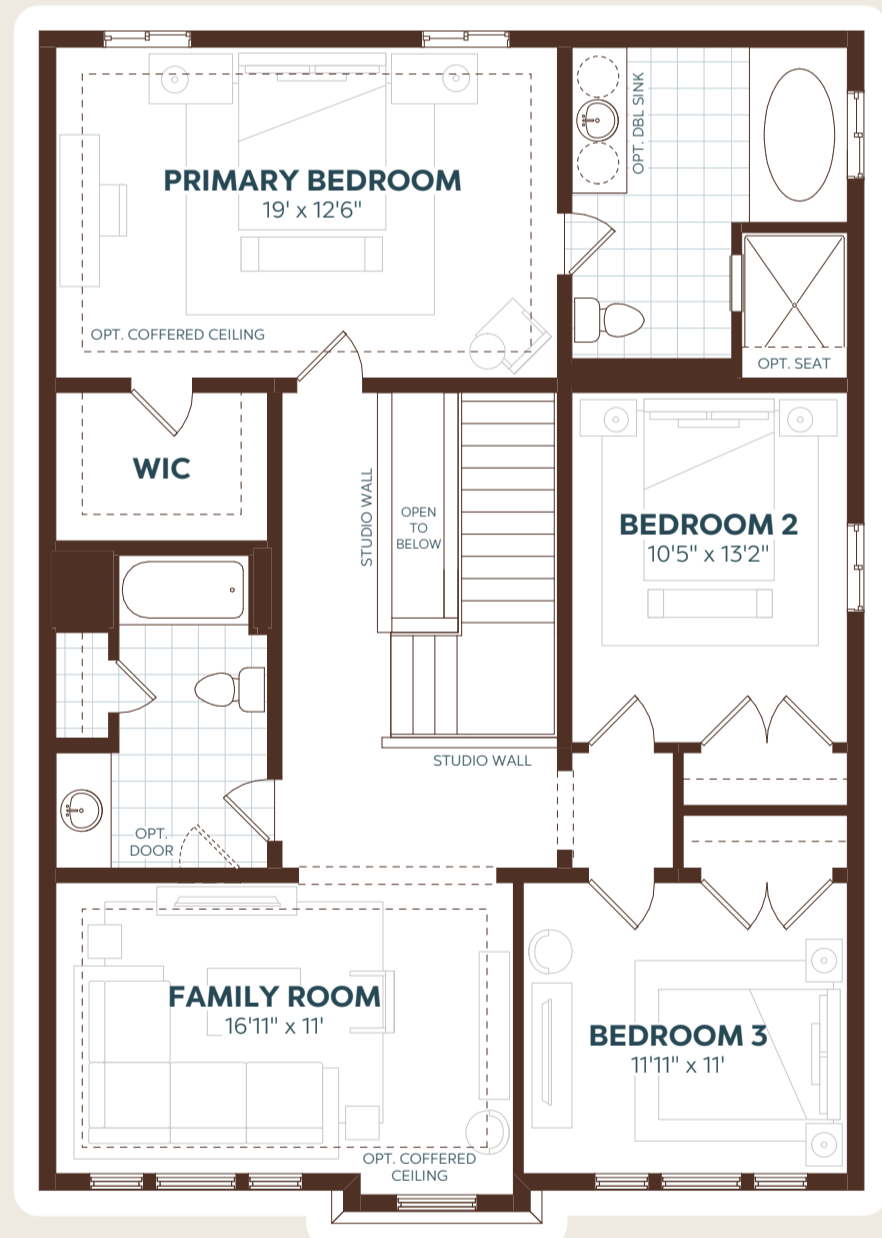
ELEVATION VARIATIONS

Elevation C
 Covered Porch and Front Door Variation



UPPER FLOOR

ELEVATION A



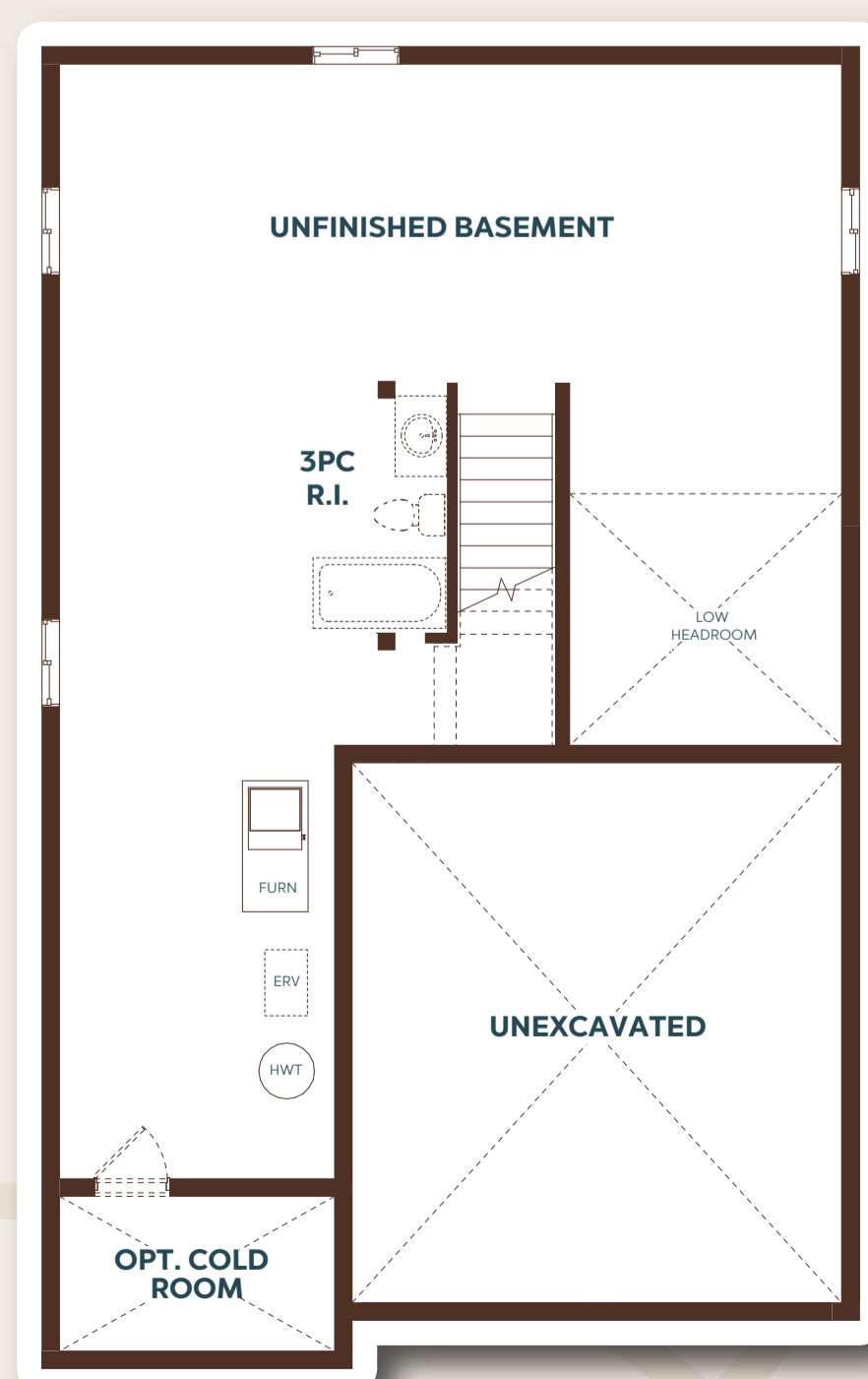
ELEVATION VARIATIONS

Elevation C
 Family Room & Bedroom 3 Variation



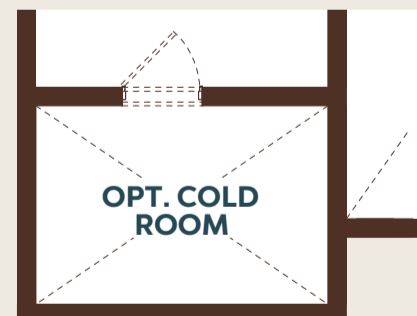
BASEMENT FLOOR

ELEVATION A



ELEVATION VARIATIONS

Elevation C
 Optional Cold Room Variation



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THE VEGA

3,300 SQ.FT.

4 BEDROOM | 3.5 BATHROOM | 2 CAR GARAGE

VITAE SERIES | CADENCE

40'

Dedicated Study on Main Floor
Spacious Foyer with Dual Closets
Large Primary Bedroom with Oversized Ensuite Shower
Convenient Upstairs Laundry Room

ELEVATIONS

VEGA A

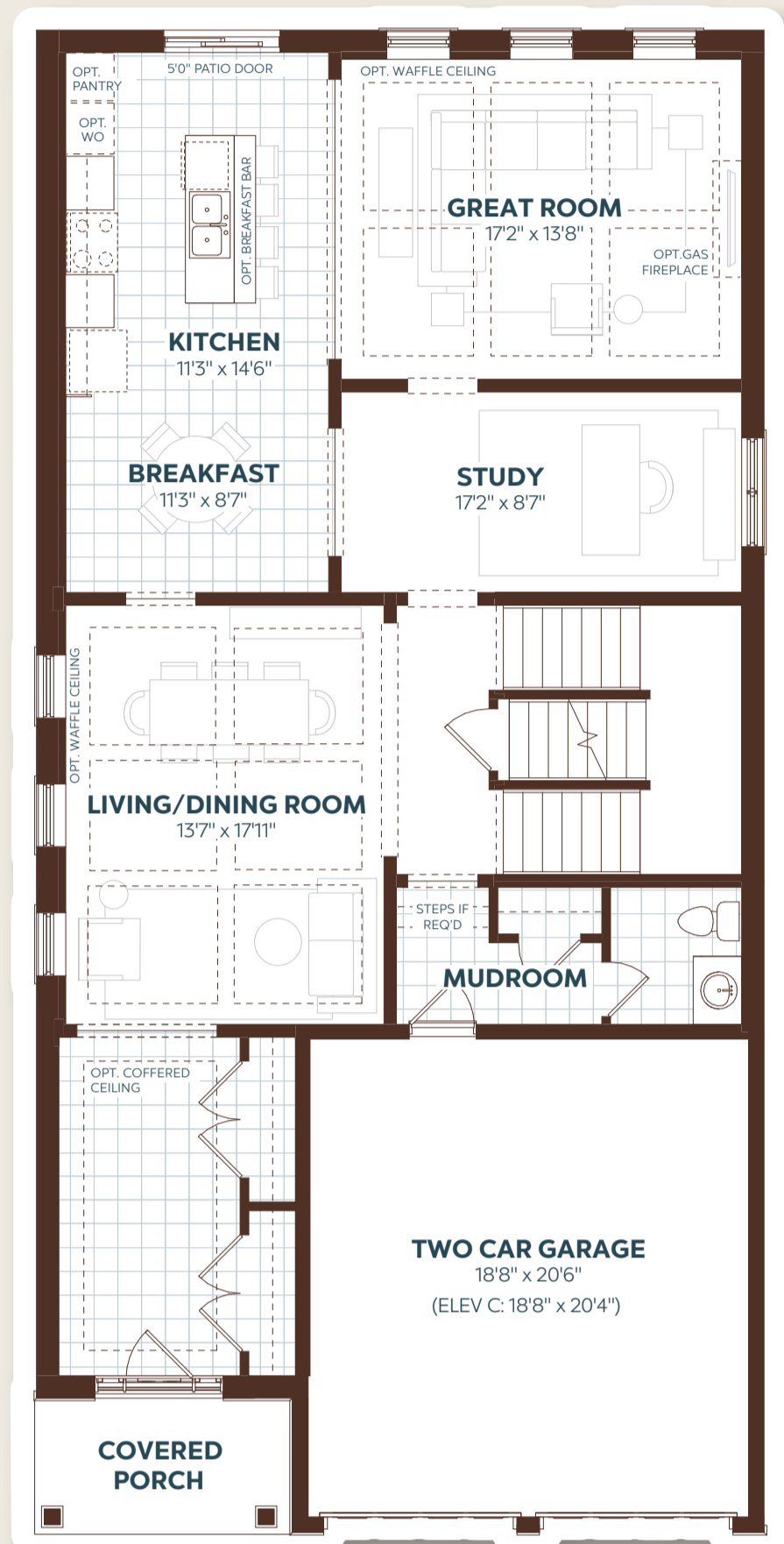


VEGA C



MAIN FLOOR

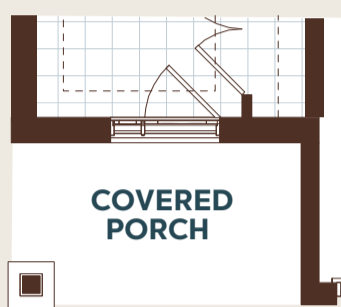
ELEVATION A



ELEVATION VARIATIONS

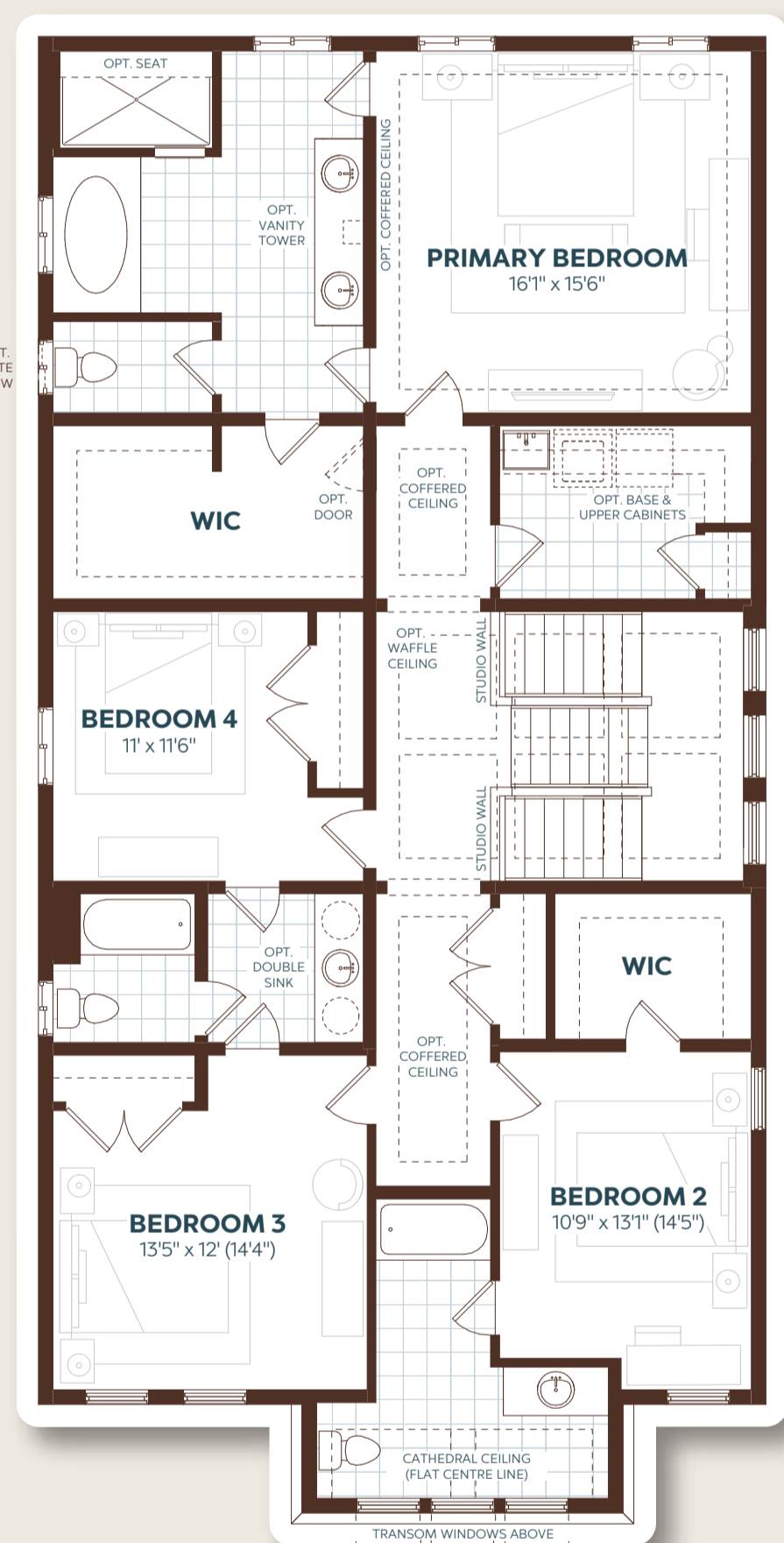
Elevation C

Covered Porch and Front Door Variation



UPPER FLOOR

ELEVATION A



ELEVATION VARIATIONS

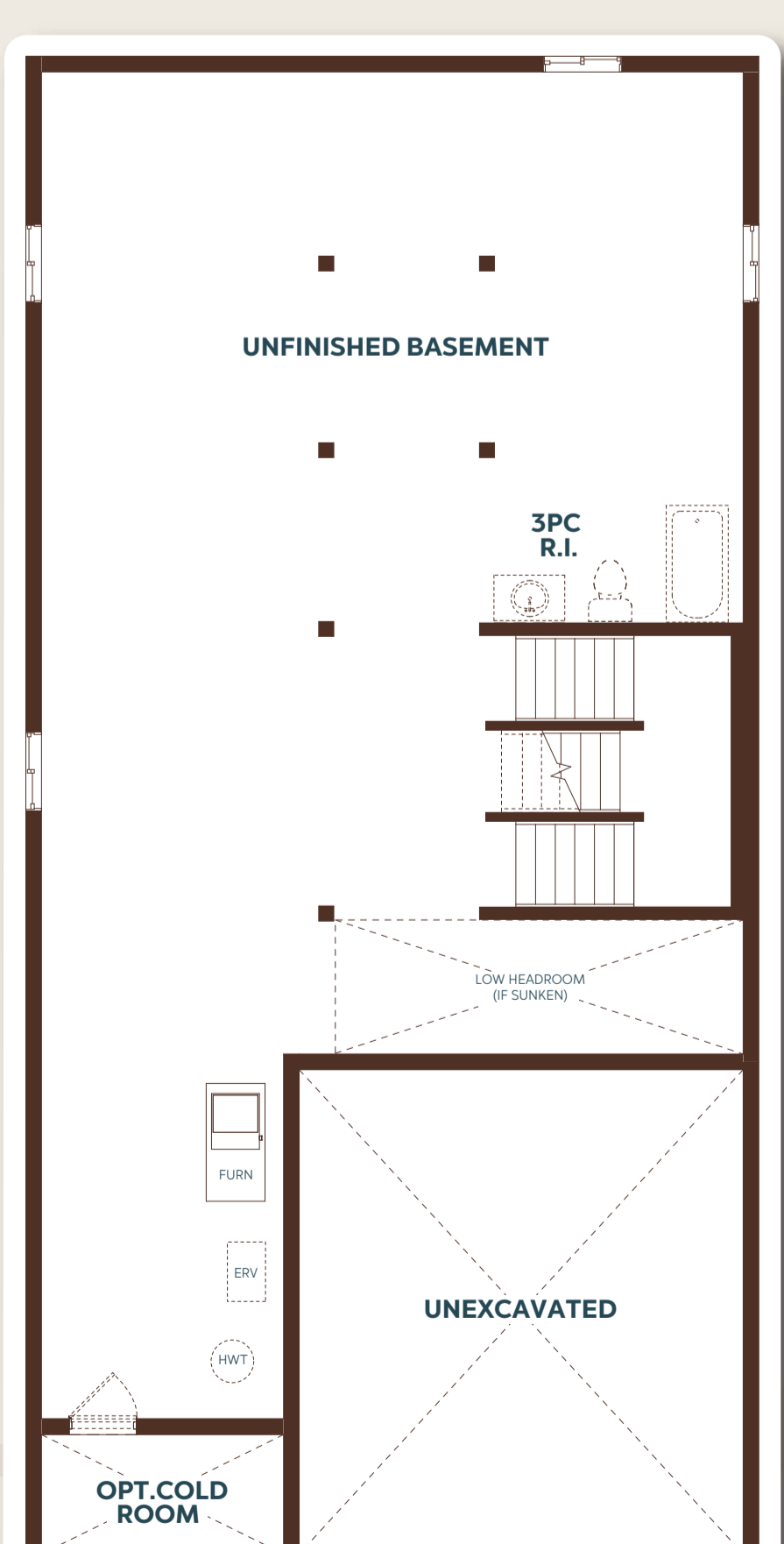
Elevation C

Front Bedrooms and Bedroom 2 Ensuite Variation



BASEMENT FLOOR

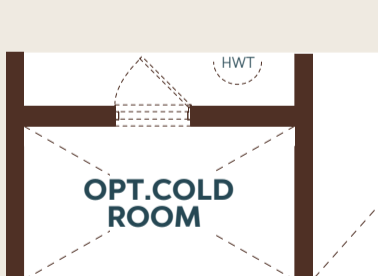
ELEVATION A



ELEVATION VARIATIONS

Elevation C

Optional Cold Room Variation



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