

# SWEETFLAG

Compact, two-story, high-performance home designed for efficient everyday living with long-term comfort and low operating costs.

LIVABLE AREA

1651 SQ FT

BEDROOMS

3

+ GARAGE

N/A SQ FT

BATHROOMS

2



\* Exterior materials, colours, and interior finishes are fully customizable and shown for illustrative purposes only.

## OVERVIEW

- **Best suited for:** First-time buyers, downsizers, compact lots
- **Primary value:** Efficient use of space with high comfort and low energy demand
- **Delivery:** Engineered panels fabricated off-site for precision

## INCLUDED & FLEXIBLE

### INCLUDED

- Engineered prefab panels
- High-performance enclosure
- Airtightness-first detailing
- Install guidance + coordination

### FLEXIBLE

- Layout adjustments (within limits)
- Exterior finishes
- Window/door package
- Essentials vs Turnkey scope

## ENVIRONMENTAL FOOTPRINT

- Minimal embodied carbon through efficient panelized build
- Lower operational energy use than conventional homes
- Reduced site impact, preserving the natural habitat of the build site

## EVERYDAY COMFORT

- Quiet interiors that create a calm, settled living environment
- A sense of peace indoors driven by exceptionally quiet rooms
- Even temperatures with minimal drafts and cold spots
- Healthier indoor air from airtight, controlled construction

## ESTIMATED PRICING

### PANELIZED BUILDING ENVELOPE

**\$425K** STARTING

- Engineered panel scope
- Off-site quality control
- Predictable sequencing

### COMPLETE TURNKEY HOME

**\$725K** STARTING

- Foundation to move-in
- Trades + coordination
- Finishes affect final cost

Pricing shown is for planning only and varies by design scope, site conditions, schedule, and finish level.

## NEXT STEPS:

If Sweetflag is a good fit for your project, We'll review your site, timeline, and preferred package.



(705) 286-0019



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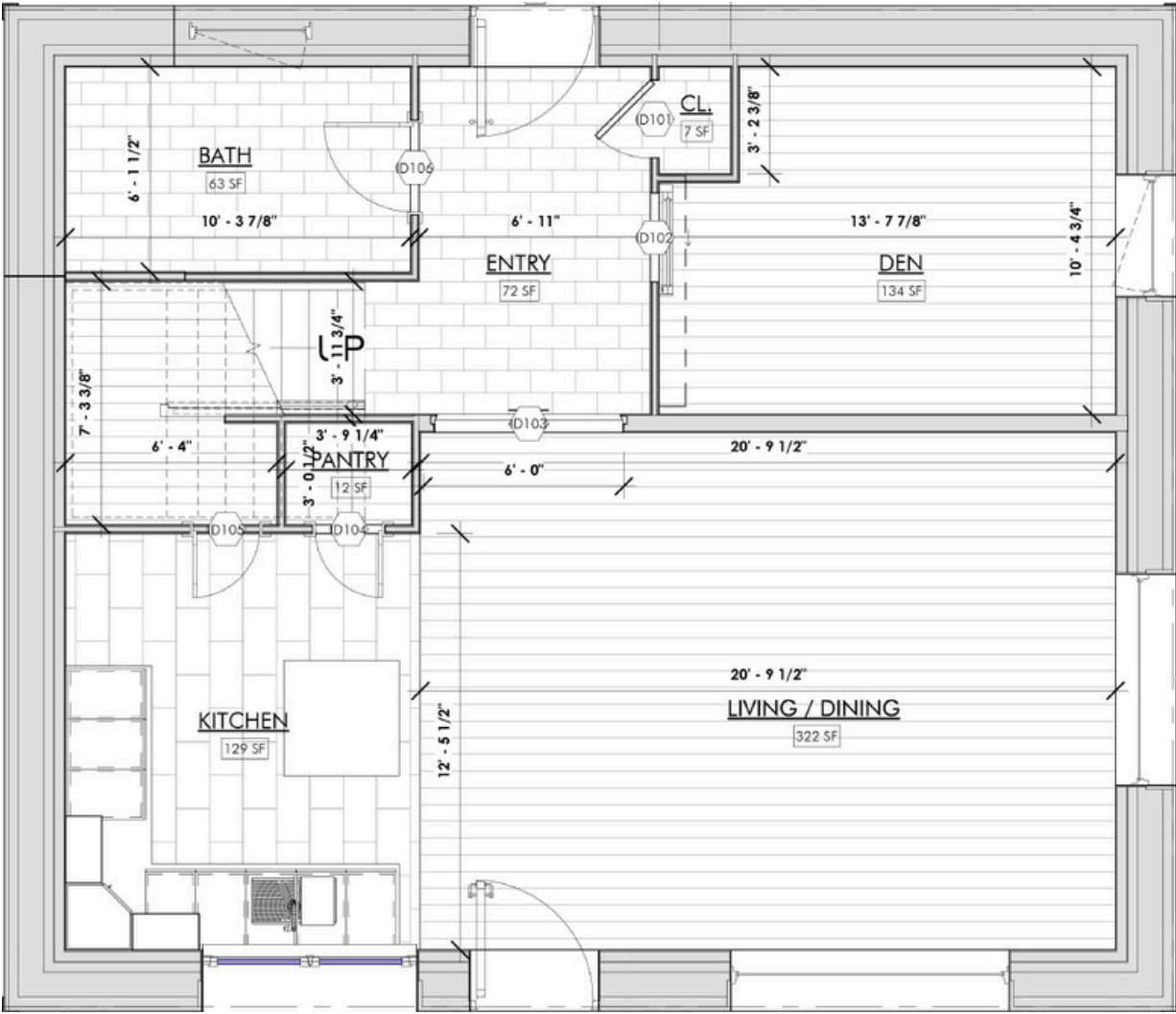


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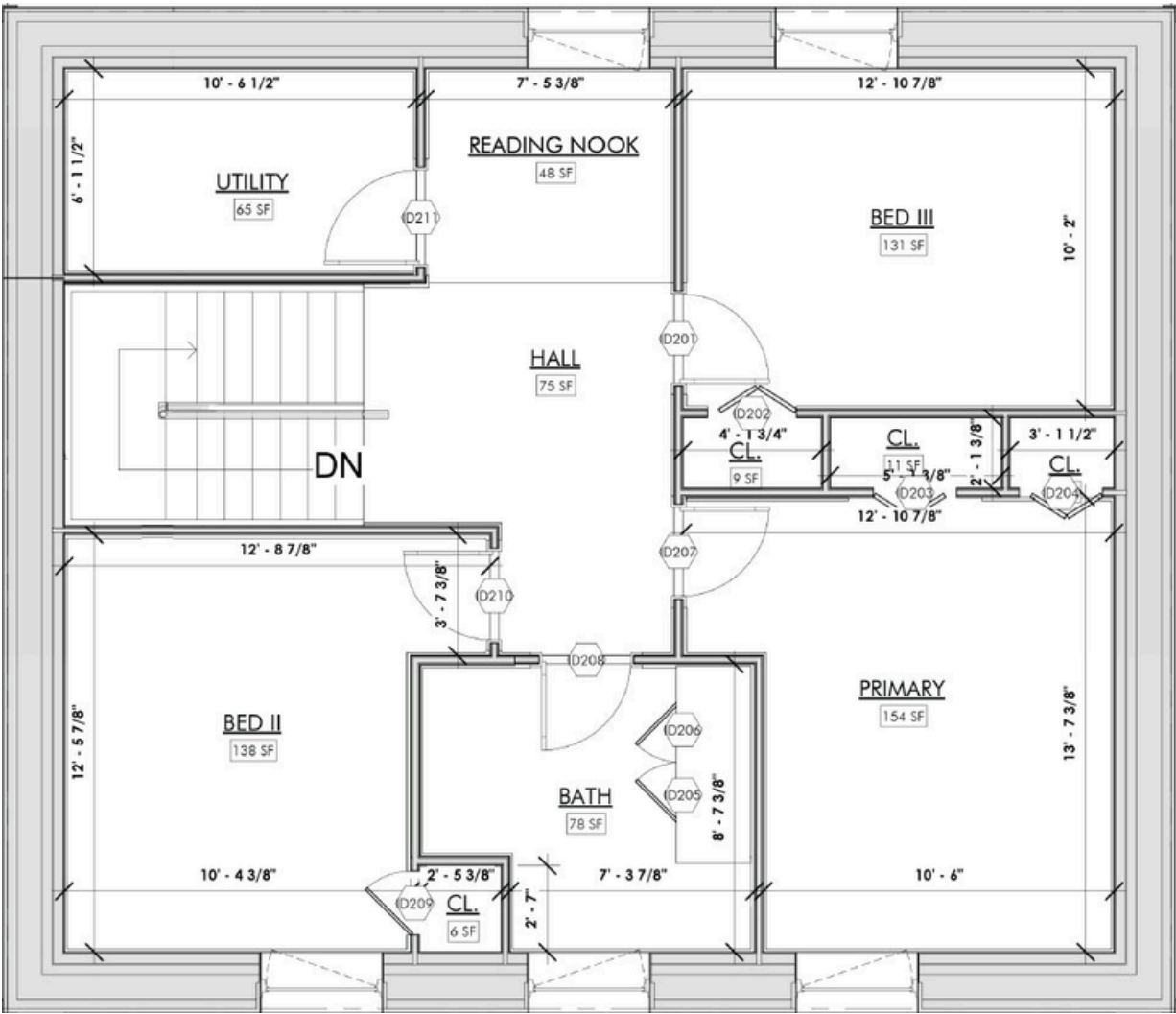


# FLOOR PLAN

## MAIN FLOOR



## SECOND FLOOR



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