

BIGGER LOTS. LOWER LAND COST.

22 MINUTES FROM LETHBRIDGE

Why More Buyers Are Choosing StoneGate Meadows!

Land Cost Per Square Foot

STONEGATE MEADOWS

\$6 - \$9

Coalhurst

\$14 - \$19

Coaldale

\$18 - \$25

Lethbridge

\$20 - \$26

Up to 3-4x More Land Value Per Dollar!

Typical Residential Lot Size

STONEGATE MEADOWS

13,400 - 37,700 sq ft

Lethbridge

5,400-7,000 sq ft

Not Slightly Bigger. MUCH BIGGER!

Drive Time to South Lethbridge (Costco)

- ✓ The Canyons: 16 min
- ✓ MeadowLark: 18 min
- ✓ Malloy Landing: 18 min
- ✓ StoneGate Meadows: 22 min



A Few Extra Minutes for **Thousands** More Square Feet.

WHAT **BIGGER LOTS** ACTUALLY MEAN

BUILD THE HOME YOU WANT



- ✓ *No Cookie-Cutter Houses*
- ✓ *Walkout Basement Options*
- ✓ *True Bungalows*
- ✓ *No HOA*



GARAGES & PARKING



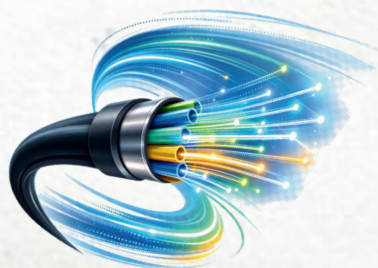
- ✓ *2-Car & 3-Car Garages*
- ✓ *Extra Parking Space*
- ✓ *RV & Trailer Space*



OUTDOOR LIVING SPACE



- ✓ *∞ Unmetered Irrigation*
- ✓ *Private Sports Courts*
- ✓ *Gardens, Patios, Playgrounds...*



NO COMPROMISES

- ✓ *2.2 Physicians / 1000 Residents*
- ✓ *3 Gbps Fiber-Optic Internet*



Call: (403) 308-0517

www.stonegatemeadows.ca

STONEGATE
— MEADOWS —

**SCAN TO
LEARN MORE**