

MILITARY APPRECIATION HOME BUYER REBATES

MANY FIRST TIME MILITARY HOME BUYERS GET \$8,000 MORE CASH BACK!

MANY REPEAT MILITARY HOME BUYERS GET \$6,500 MORE CASH BACK!

October - November 2010 Hot List

NEW HOMES READY NOW / READY SOON / BUILD TO ORDER

ALL MONTHLY PAYMENTS SHOWN WITH 100% VA FINANCING!

All these homes are close to Fort Carson, Peterson AFB, and Schriever AFB. These homes are located in Widefield District 3 Schools. All include complete landscaping and fencing. Homes are the same models as below. Homes in production may have different exterior colors & prices may vary by upgrades. All monthly payments are based on 4.25% 30-year 100% VA financing, with seller paying \$5,000 buyers' closing costs, and the balance of current builder incentives are applied towards price reduction. A 2.15% VA funding fee is added to the loan amount, and monthly payments include \$200/mo. estimate for taxes and insurance. Home prices, monthly payment amounts, and builder incentive amounts are subject to change without notice, and the inventory of homes in production always changes.



The "Adams"
\$187,900 base price
1643 SF, 3 beds, 2.5
baths, 2 car garage
All footage above
ground, no basement.
Laundry up, huge walk-
in closet in master
suite, optional 5 pc.
master bath.

\$1,094 Monthly Payment

\$1,729 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The "Roanoke"
\$227,900 base price
2816 SF, 3 beds + loft or
optional 4 bedrooms, 2.5
baths, 2 car garage with
option for 3 car garage
All footage above ground.
no basement. Master suite
has private sitting area.

\$1,295 Monthly Payment

\$2,129 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The "Chesapeake"
\$179,900 base price
1353 SF, 3 beds, 2
baths, 2 car garage,
ranch style, with optional
bonus room above
garage. Have one built
with your color choices
in 90 days.

\$1,079 Monthly Payment

\$1,699 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The "Manchester"
\$217,900 base price
2729 SF, 3 beds, 2.5
baths, 2 car garage, great
open floor plan on the
main level with huge loft
and master suite upstairs.
Have one built in 90 days.

\$1,255 Monthly Payment

\$2,049 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit

See reverse side for more homes and program details.
For resale homes use our free online property search.



Bruce Routman, Managing Broker, Realtor®
Columbia Properties Residential Brokerage LLC
phone: (719) 495-8638 -- toll-free (800) 701-3965
email: columbiaproperties@gmail.com



www.Fort-Carson.com

www.Peterson-AFB.com

www.Schriever-AFB.com

www.US-Air-Force-Academy.com

Save thousands of dollars when you buy any home!

MILITARY APPRECIATION HOME BUYER REBATES exclusively from Columbia Properties



The **“Glendo”**
\$243,490 base price
2928 SF, 4 beds
2.5 baths, **2 car** garage,
2068 finished sq. feet
with 860 sq. ft. unfinished
basement, main level
master bedroom

\$1,361 Monthly Payment

\$2,260 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The **“Everest”**
\$247,995 base price
3106 SF, 5 beds
3 baths, 2 car garage
Ranch style home, fully
finished basement.
Vaulted ceilings.

\$1,409 Monthly Payment

\$3,452 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The **“Kentucky”**
\$215,530 base price
2116 SF, 3 beds
2.5 baths, 3 car tandem
garage, tri-level, 1651
finished sq. feet with 465
sq. ft. unfinished
basement

\$1,220 Monthly Payment

\$1,980 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The **“Sumac”**
\$220,530 base price
2763 SF, 3 beds
2.5 baths, 2 car garage
1622 finished sq. ft. with
1141 sq. ft. unfinished
basement, main-level
master bedroom

\$1,245 Monthly Payment

\$1,980 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The **“Colorado”**
\$197,995 base price
1414 SF, 3 beds
2.5 baths, 2 car garage,
built on a crawlspace, all
footage above ground,
upstairs laundry

\$1,170 Monthly Payment

\$1,880 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit



The **“Rocky”**
\$241,995 base price
3312 SF, 3 beds
2.5 baths, 2 car garage
1924 finished sq. ft. with
1,388 sq. ft. unfinished
basement, main level
master bedroom

\$1,416 Monthly Payment

\$2,315 Military Appreciation Cash Back
plus up to \$8,000 more Federal Tax Credit

We give ALL ACTIVE DUTY AND RETIRED MILITARY HOME BUYERS CASH BACK when you buy any new home or resale home. Use the money for upgrades, closing costs, or use your CASH BACK to buy appliances, furniture, even to pay down your credit cards! If you have 90 days official extended duty overseas between 01 Jan. 2009 and 01 May 2010, the Federal Government will provide tax credits of \$8,000 for first-time home buyers and \$6,500 for qualifying repeat home buyers.