

# FOX RUN – RICHMOND, OTTAWA

## DOUBLE CAR GARAGE TOWNS

STARTING FROM **\$481,407\***

**\*Tax Rebates for all eligible homebuyers.**

**\$10,000** DESIGN STUDIO CREDIT

3-PIECE STAINLESS STEEL **APPLIANCE VOUCHER**

**EXTENDED** DEPOSIT STRUCTURE

**\$5,000** FIRST DEPOSIT (CREDIT CARD ACCEPTED)

PLUS LIMITED TIME BONUS

**AIR CONDITIONER**

**\$0** DEVELOPMENT CHARGE INCREASES

**FREE** ASSIGNMENTS\*\*

### INCLUDED PREMIUM FEATURES

- + 9' Smooth Ceilings on Main Floor
- + Finished Basement Rec Room
- + Wide Plank Engineered Laminate Flooring on Main Floor
- + Kitchen Backsplash
- + Granite Kitchen Countertop
- + Ceramic Tile in Applicable Areas

# FOX RUN

## TOWNHOMES - AVAILABLE LOTS

### DOUBLE CAR GARAGE TOWNS Includes \$10,000 design studio credit

LOT	MODEL	CURRENT PRICE	PRICE AFTER TAX REBATES	NOTES	CLOSING DATE
179.06	Plan 1E (B)	\$539,990	\$499,106	End Unit	July 16, 2027
178.01	Plan 1E (A)	\$539,990	\$499,106	End Unit	July 19, 2027
178.02	Plan 1 (A)	\$519,990	\$481,407		July 20, 2027
178.03	Plan 1 (A)	\$519,990	\$481,407		July 21, 2027
178.04	Plan 1 (A)	\$519,990	\$481,407		July 22, 2027
177.01	Plan 1E (B)	\$539,990	\$499,106	End Unit	July 27, 2027
177.02	Plan 1 (B)	\$519,990	\$481,407		July 28, 2027
177.03	Plan 1 (B)	\$519,990	\$481,407		July 29, 2027
177.04	Plan 1 (B)	\$519,990	\$481,407		July 30, 2027
177.05	Plan 2C (B)	\$569,990	\$525,654	Oversized Corner Lot	August 4, 2027
176.02	Plan 1 (A)	\$539,990	\$499,106	Fronting Park	August 6, 2027
176.03	Plan 1 (A)	\$539,990	\$499,106	Fronting Park	August 9, 2027
176.04	Plan 1E (A)	\$559,990	\$516,805	Fronting Park	August 10, 2027

# FOX RUN – RICHMOND, OTTAWA

## THE PERFECT TOWNHOME

STARTING FROM **\$485,832\***

**\*Tax rebates for all eligible homebuyers.**

**\$10,000** DESIGN STUDIO CREDIT

3-PIECE STAINLESS STEEL **APPLIANCE VOUCHER**

**\$10,000** FIRST DEPOSIT (CREDIT CARD ACCEPTED)

PLUS LIMITED TIME BONUS

**AIR CONDITIONER**

**\$0** DEVELOPMENT CHARGE INCREASES

**FREE** ASSIGNMENTS\*\*

### INCLUDED PREMIUM FEATURES

- + 9' Smooth Ceilings on Main Floor
- + Finished Basement Rec Room
- + Wide Plank Engineered Laminate Flooring on Main Floor
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- + Granite Kitchen Countertop
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# FOX RUN

## TOWNHOMES - AVAILABLE LOTS

### DESIGNER FINISHED HOMES

These homes are thoughtfully designed by Design Studio professionals and are more advanced in construction, offering sooner occupancy dates and included upgrades and features.

LOT	ADDRESS	CURRENT PRICE	PRICE AFTER TAX REBATES	DETAILS	CLOSING DATE
<del>167.04</del>	<del>948 Seagrave</del>	<del>\$630,000</del>	<del>\$578,761</del>	25' Collection Plan 1E 2,062 sq.ft 3 Bedrooms 2.5 Bathrooms 2 Car Parking	<del>Within 90 Days</del>

For more information | The Agency Ottawa – Zach Neilson (613) - 218 - 9100

### THE PERFECT TOWNHOME Includes \$10,000 design studio credit

LOT	MODEL	CURRENT PRICE	PRICE AFTER TAX REBATES	NOTES	CLOSING DATE
BLOCK 16					
<del>16.01</del>	<del>Plan 1E (B)</del>	<del>\$549,990</del>	<del>\$507,956</del>	<del>End Unit</del>	<del>September 9, 2027</del>
16.03	Plan 1 (B)	\$529,990	\$490,257		September 13, 2027
BLOCK 13					
13.04	Plan 1 (A)	\$524,990	\$485,832	Retaining Wall with Privacy Fence	September 17, 2027
13.01	Plan 1E (A)	\$544,990	\$503,531	End Unit Retaining Wall with Privacy Fence	September 23, 2027
BLOCK 17					
17.01	Plan 1E (A)	\$544,990	\$503,531	End Unit	September 24, 2027
17.02	Plan 1 (A)	\$524,990	\$485,832		September 27, 2027
17.03	Plan 1 (A)	\$524,990	\$485,832		September 28, 2027
17.05	Plan 1E (A)	\$544,990	\$503,531	End Unit	October 1, 2027
BLOCK 12					
12.05	Plan 1E (B)	\$549,990	\$507,956	End Unit Retaining Wall with Privacy Fence	October 4, 2027
12.04	Plan 1 (B)	\$529,990	\$490,257	Retaining Wall with Privacy Fence	October 5, 2027
12.03	Plan 1 (B)	\$529,990	\$490,257	Retaining Wall with Privacy Fence	October 7, 2027
12.02	Plan 1 (B)	\$529,990	\$490,257	Retaining Wall with Privacy Fence	October 8, 2027
12.01	Plan 1E (B)	\$549,990	\$507,956	End Unit Retaining Wall with Privacy Fence	October 12, 2027

# FOX RUN

## DEPOSIT STRUCTURE

DEPOSIT STRUCTURE	Double Car Garage Towns	The Perfect Townhome*	Series I	Series II	Series III
At time of signing	\$5,000	\$10,000	\$10,000	\$10,000	\$10,000
30 days	\$5,000	\$10,000	\$10,000	\$10,000	\$15,000
60 days	\$5,000	-	-	-	-
90 days	\$5,000	\$10,000	\$10,000	\$10,000	\$15,000
120 days	\$5,000	-	-	-	-
150 days	\$5,000	\$10,000	\$10,000	\$10,000	\$15,000
210 days	\$10,000	\$10,000	\$20,000	\$20,000	\$15,000
270 days	\$10,000				
<b>Total</b>	<b>\$50,000</b>	<b>\$50,000</b>	<b>\$60,000</b>	<b>\$60,000</b>	<b>\$70,000</b>

Initial deposit must be paid by credit card or bank draft. Post-dated cheques may be used for remaining deposits.

Cheques should be made payable to  
**Caivan (Fox Run) Limited.** OR **\*Caivan (Richmond North) Limited.**

**Fox Run Sales Office**  
203 Meynell Road  
613-518-2364  
[frsales@caivan.com](mailto:frsales@caivan.com)

Please ensure to come prepared with the following:

- ✓ Government-issued photo ID for each purchaser that will be on the Agreement of Purchase & Sale (i.e., driver's license or passport). Health cards are not accepted.
- ✓ 1 Credit card or bank draft for 1st deposit and void cheque\*\* for remaining deposits.
- ✓ Mortgage pre-approval letter.

# FOX RUN SITE PLAN

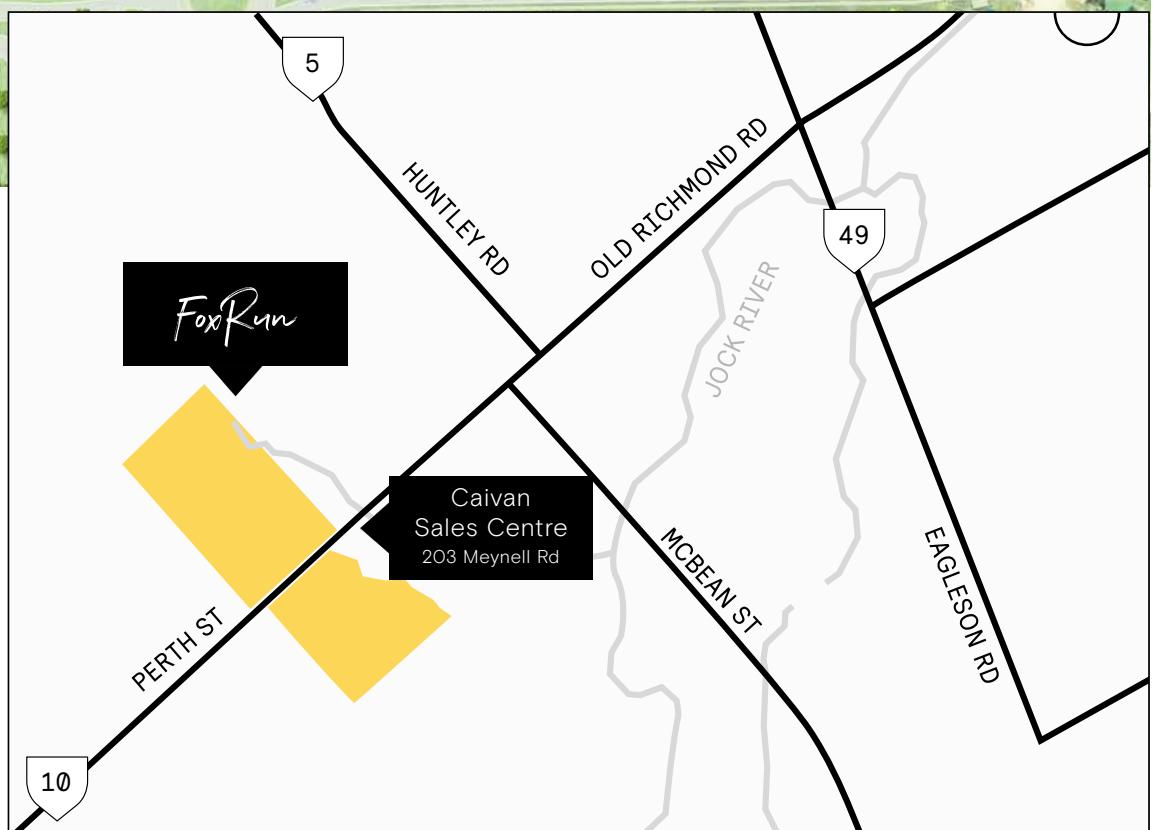
CAIVAN



## LEGEND

- THE PERFECT TOWNHOME
- 25' COLLECTION
- SERIES I / 30' OPENPLAN™ COLLECTION
- SERIES II / 35' OPENPLAN™ COLLECTION
- SERIES III / 42' OPENPLAN™ COLLECTION
- DOUBLE CAR GARAGE TOWNS
- AVAILABLE
- SOLD

Fox Run Sales Centre  
203 Meynell Road  
Richmond, ON KOA 2Z0  
613-518-2364  
[sales@caivan.com](mailto:sales@caivan.com) | [caivan.com](http://caivan.com)



ARTISTS RENDERING ONLY. SUBJECT TO CHANGE WITHOUT NOTICE.  
ALL MEASUREMENTS AND/OR DIMENSIONS ARE APPROXIMATE AND SUBJECT TO CHANGE. E. & O.E. JUNE 2026.