

The logo for Ridgeside Farm is a rectangular sign with a dark brown background and a thin gold border. The words "RIDGESIDE" and "FARM" are written in a gold, serif, all-caps font, stacked vertically. The sign is held in place by four small, square, gold-colored corner mounts.

RIDGESIDE FARM

The way life is supposed to be



The way life is supposed to be

Isn't this how you've always wanted to live your life – in a beautiful home surrounded by acres of rolling hills and trees? The charming Craftsman exteriors, the detailing of the homes, the siting of the residences that rest easily on the land, all these tell you that you are in an environment created to celebrate the diversity of nature and the beauty of life. Overlooking acres of countryside with views of the Gatineau Hills, the site is surrounded by woodlands and old family farms. The large country estates provide space for gardens, terraces, tennis

courts, swimming pools, and all the luxury of country estate living.

Ridgeside Farm is a community that has taken years of planning. The elegant old neighbourhoods of Rockcliffe Park, the Glebe and New Edinborough served as our inspiration. The reassuring presence of these impressive tree-lined homes embodies the character of rural living. It is that presence of understated elegance we wish to recreate.

We hope you will feel as privileged to live here as we do to build here.



A Ridgeside Farm family room embodies all the pleasing characteristics of a Craftsman home -- warm informality, eye pleasing texture, and built-in functionality.

The charm of Craftsman Architecture



Craftsman style homes bring a touch of nostalgia for a more relaxed way of life.

Land Ark homes are noted for their architectural style and high level of detailing. One of the most beloved of those styles is the Craftsman style, featured in the Land Ark neighbourhoods of Vance Farm and Ridingview Estates.

The Craftsman style

The Craftsman style grew out of the Arts and Crafts movement in England, created by such designers as William Morris and John Ruskin. In North America, the leading practitioners of the style included Gustave Stickley, Greene and Greene, and Frank Lloyd Wright.

The Craftsman style is designed for comfort and a sense of warm informality. Rooms are designed to be functional and based on the way people live – with good sized

kitchens, more open spaces, and comfortable nooks for family interaction.

Craftsman style homes are aesthetically pleasing, without being overly ornate. They are noted for their honest use of materials such as shingles, brick, stone, and siding. They feature generous front porches, often with tapered columns resting on a brick or stone base.

The Craftsman style was particularly popular in the early part of the 20th century, but it has never gone out of style. Even today, looking at a Craftsman home evokes memories of a comfortable, charming way of life. Now you can recapture that experience in a new home – with all the modern amenities and comforts. Welcome back to the beauty of Craftsman architecture – at Land Ark Homes.

Only the finest craftsmanship is good enough

The quality of a Land Ark home is evident in the attention to detail and the finishing touches that make every room a special place. The extra wide moldings, the newel posts and stair railings, the trim around doors and entrances, the details in kitchen cabinetry, the built-ins that give the room a focal point, all these create a home that is truly memorable, and a source of satisfaction whenever you enter the door.

Although the homes of Ridgeside Farm will share a community character, each will be unique. Each plan has alternative front elevations and many options for exterior finishes so there is little chance for any two homes to be exactly alike. The interior can be modified to meet your family's particular needs.



Peace of mind

Every Land Ark home comes with something you can't get from any other builder – the peace of mind that comes from living in a home built by Ottawa's leading luxury estate home builder. The maintenance free exterior construction and the sterling reputation earned from years of customer satisfaction will help you sleep better at night in a Land Ark home.

Craftsman style elements, such as the tall cabinets, combined with the imaginative use of natural materials create a rhythm for a more enjoyable lifestyle.

The luxury of country estate living

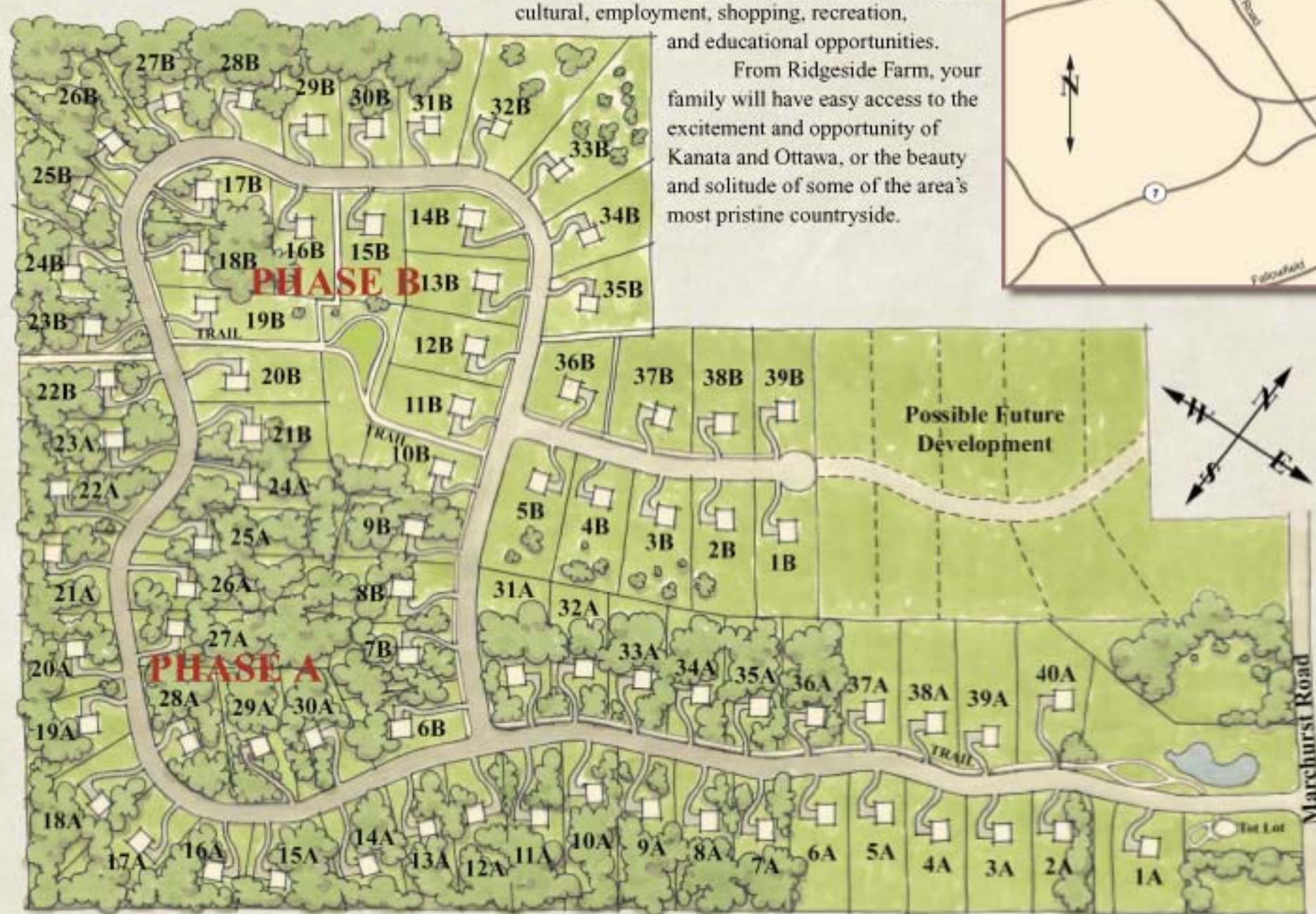
We designed Ridgeside Farm to complement its lovely rural setting. Residents can enjoy nearly ten acres of greenspace, where the natural beauty, mature and reforested woodlands, stream and pond will be enhanced with nearly three kilometers of walking trails, a play structure, historic reproduction outbuildings, including a pumphouse and postal kiosk, and welcoming entrance monument.

Natural gas and high-speed internet service is provided to offer your family the latest in home comfort and modern technology.

Our land plan ensures each homeowner a private setting with plenty of room for gardens, terraces, tennis courts, outbuildings and a swimming pool. Each property will be a quiet retreat – a sanctuary for your family.

Within minutes you'll find an abundance of cultural, employment, shopping, recreation, and educational opportunities.

From Ridgeside Farm, your family will have easy access to the excitement and opportunity of Kanata and Ottawa, or the beauty and solitude of some of the area's most pristine countryside.





Interior spaces are designed for more than beauty and elegance. They allow for a flow of activity between rooms, and provide an inviting place for family and friends to share enjoyable experiences.

Building a home can be a rewarding experience

Building a custom home can be a complicated process, requiring hundreds of decisions over many months time. Our custom Home Purchase Process allows you to determine your own level of involvement.

For some this means simply approving pre-selected items from our Sales Centre. For others it

means having the ability to customize the floor plan and exterior of one of our proven award winning plans.

The Land Ark team has spent over 14 years perfecting the Home Purchase Process. It is based on a series of preplanned meetings, during which our team of professionals provides you with all the pricing and selection information you need to make intelligent decisions.

Our goal is to provide a framework, not to limit your creativity. Through our purchase process, our experienced team will help you avoid unwise or costly decisions. You can create your home, your way, at a price you can feel comfortable with.

Most importantly, our team will listen. Your priorities are always the first order of business. Our professional team will work closely with you, both during construction and after you move into your new home, to make sure that everything is done to your complete satisfaction.

You may pay a few more dollars to get the home you've always wanted, but you'll know that the value and pride of ownership will last for years to come.

Today's kitchen has become the social centre of the home. At Land Ark Homes you'll work with experienced kitchen designers to create the kitchen of your dreams.



A home you will love, from a company you can trust

Since 1990 Land Ark Homes has been building some of the finest homes in Ottawa. They have also built a loyal following of satisfied customers. The company has also built a reputation in the community as a responsible business, and an efficient, professional organization whose work reflects the pride that they share in their craft. This element of pride and attention to detail is what sets the team apart.

Land Ark Homes has grown by practicing the philosophy "Do the right things and do them right the first time." This philosophy is a tangible

achievement found in each home that bears the Land Ark signature. It also represents a respect for the environment, a commitment to the community, and integrity through all phases of the homebuilding process. From land planning and architecture to construction and completion, the entire Land Ark team works to achieve outstanding results and satisfied customers. These efforts continue long after the sale. Land Ark clients often become friends. Many have become repeat clients. A Land Ark home is your assurance of lasting value.



A Land Ark Home offers an inviting presence, with generous porches, heartwarming textures and finishes, integrated spaces for indoor/outdoor living, and graceful symmetry, all customized to your unique needs.



A Land Ark Home offers an inviting presence, with generous porches, heartwarming textures and finishes, spaces for outdoor living, and graceful symmetry.

Builder of the Year

Land Ark Homes has been recognized not only by its satisfied customers, but also by the professional associations with which it is affiliated. Some of these awards include:

- Ottawa-Carleton Home Builders Association's Team of the Year (1999)
- Best model home for five consecutive years (1999-2003)
- Ontario Builder of the Year (2002 and 2003)
Presented by the Ontario New Home Warranty Program for exceptional after sales service and superior quality of construction
- New Home Builder of the Year (2001 and 2002)
People's Choice Kanata Business Award
- 2002 Custom Home Pacesetter Award
Presented by Custom Home Magazine and the National Association of Home Builders for its exceptional production processes that result in zero-defect homes delivered on time. As a United States award, Land Ark Homes is the first international builder to receive such honours.
- America's Best Builder (2004)
In 2004 Land Ark was selected for one of the highest honours in homebuilding – the coveted "America's Best Builder" award presented by Hanley-Wood Magazines and the National Home Builders Association.

The most important award, or course, is the feeling of satisfaction that Land Ark homeowners have experienced for the past 14 years.

Who says you can't have it all?

Throughout your life you've progressed toward a way of life that is truly rewarding. Purchasing a home at Ridgeside Farm will simply add to that enjoyment. For reasons that vary from one family to the next, Ridgeside Farm residents are drawn to this place. But all share common characteristics. They recognize and appreciate what the name Land Ark stands for – and what it offers. The refinements and traditions we have created are qualities that appeal to all

Ridgeside Farm families. This will be a neighbourhood that celebrates civility – a place where neighbours share life's small pleasures and large successes ... a place to make lifelong friends.

In your mind, you've always known how you wanted to live – at Ridgeside Farm those dreams can become reality.

To visit Ridgeside Farm and see for yourself what estate living is all about, call Land Ark Homes at 613-836-9805 or visit us at www.LandArkHomes.com.

