

Introducing “The *New* Granny Unit”



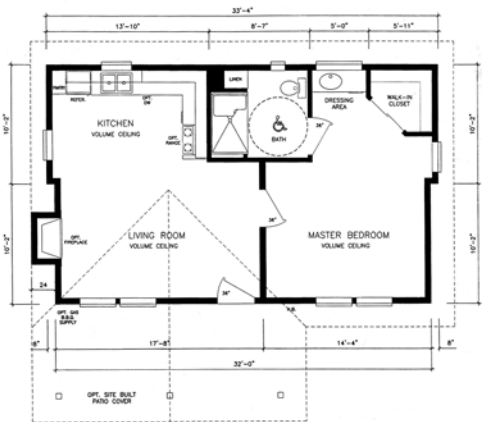
Exterior design options to match your existing home!

Recently, A state bill was approved (Assembly Bill AB 1866), which requires local agencies to permit second dwelling units in residential zones without discretionary action, in other words, subject only to a building permit. The purpose of the State law was to increase California’s supply of affordable housing in response to a perceived housing crisis in many areas of the state. This same law allows you to build a second home on your lot for family or income.

Model home interiors photos!



Many floor plan options!



Do you have any of these problems:

- Older family that needs care
- College kids with high rent
- Space for a home-based business
- No place for guests to stay
- Need extra income
- Need privacy from neighbors

With as little as 600 square feet of space and less time than you think, you could have a “Granny Unit” on your existing lot! Built off site and trucked to your residence, these homes are built stronger than your existing home. Put on a permanent foundation and attached to your existing utilities, they will stand the test of time.

Special financing options!

For more information and pricing contact:
 707-429-3300 office 707-429-3322 fax info@vhdonline.com

Valley Home
 DEVELOPMENT

1064 Horizon Dr., Suite 4
 Fairfield, CA 94533

www.vhdonline.com

“Granny Unit” Designs, Floorplans & Pricing

Many distinctively different floorplans offer a variety of uses. The Guest cottage has everything for independent living while Grandparent Suite is fully ADA adaptable. The Home Office provides enough space for your business and a guest. See our website for more plans.

Four exterior designs with unlimited color and roofing material options, so we can match the “Granny Unit” to your home. We offer a variety of exterior and interior amenities to suite all tastes and budgets.

Californian



Ranch



Craftsman



Cape Cod



Standard Edition (SE) pricing with installation:

Californian 400-800 sq.ft. \$90,000-\$135,000*

Cape Cod 400-800 sq.ft. \$80,000-\$125,000*

Built Stronger, Faster, Less Hassle!

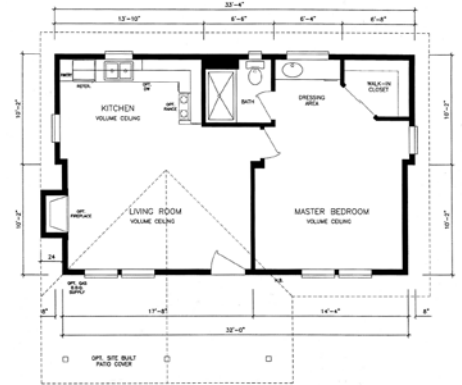
- Increase property value instantly
- 10yr Limited Structural Warranty
- Meets all California building codes
- Low “E” windows
- Meets all local building codes
- R21-R33 insulation
- Exceeds all seismic zone conditions
- 2 x 6 exterior walls

* Price based on flat lot installation with standard “T” foundation and current market pricing for delivery, material and labor. All prices subject to change without notice. Excludes site engineering, permits, septic system, wells, crane use, earth movement over 50 cubic yards and utility connections beyond 20 ft.

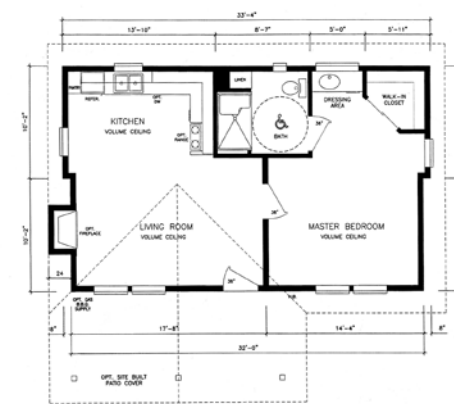


Many floorplans to chose from online
www.vhdonline.com

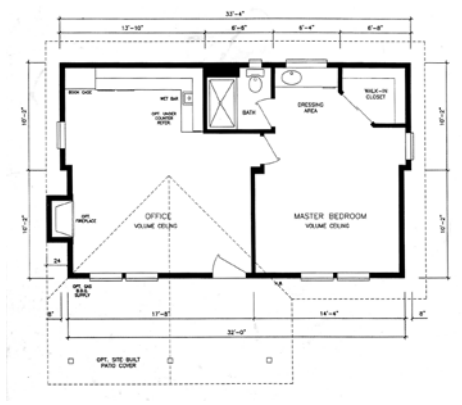
Guest Cottage



Grandparents Suite



Home Office



Pool House/Game Room

