



BERKELEY
BUILDING

(208) 506-5068

| berkeleybuildingco.com

Holiday. *Appreciation* **SALES EVENT**



SAVE NOW!

Get up to
\$35,000 *Or* **4.49%**
*Interest Rate**

On Select Move-In Ready Homes Purchased Before 12-23-25*



INSPIRADO

Meridian, Idaho

SAVE UP TO
\$35,000



LAVENDER
place

Meridian, Idaho

SAVE UP TO
\$20,000



OAKLAWN

Meridian, Idaho

SAVE UP TO
\$20,000



PATAGONIA

Kuna, Idaho

SAVE UP TO
\$25,000

VALOR

Kuna, Idaho

SAVE UP TO
\$15,000



VALNOVA

Eagle, Idaho

SAVE UP TO
\$15,000

*Offer ends 12.23.25. 30-year, 4.49% locked interest rate only available through Silverton Mortgage. Available while funds last. Must close by 2-15-26. Additional terms apply.

ELIGIBLE PROMOTION HOMES

Nov 1 - Dec 23, 2025

INSPIRADO - GET UP TO \$35,000 or 4.49% Interest Rate*

MLS #	Address	Level	Floorplan	Apx SqFt	Bed	Bath	Garage	Price	City
98951920	7625 W Whisper Ridge Dr	Two Story	Kensington	3420	6	4.5	3	\$749,900	Meridian
98959537	6731 N Magic Mallard Ave	Two Story	Addison	3192	4	4.5	3	\$719,900	Meridian
98951391	7636 W Old School St.	Two Story	Elmwood	2546	3	3	3	\$639,900	Meridian
98951374	7766 W Daybreak Run Ct	Two Story	Channing	2517	3	2.5	3	\$659,900	Meridian
98955784	6753 N Magic Mallard Ave	Single w/ Upper Bonus	Larkspur	2283	3	3	2	\$654,900	Meridian

OAKLAWN - GET UP TO \$20,000 or 4.49% Interest Rate*

MLS #	Address	Level	Floorplan	Apx SqFt	Bed	Bath	Garage	Price	City
98965568	8150 W Gallup St	Two Story	Elmwood	2546	3	3	3	\$624,900	Meridian
98965579	8183 W Show Horse Ct	Single	Sutter	2115	3	2.5	2	\$614,900	Meridian
98965569	8196 W Gallup St	Single	Hayward	1878	3	2	3	\$574,900	Meridian
98965578	7094 N Canter Trail Ave	Single	Hayward	1878	3	2	3	\$579,900	Meridian
98965582	8119 W Show Horse Ct	Single	Mason	1853	3	2	2	\$584,900	Meridian

LAVENDER PLACE - GET UP TO \$20,000 or 4.49% Interest Rate*

MLS #	Address	Level	Floorplan	Apx SqFt	Bed	Bath	Garage	Price	City
98965607	2087 E Deep Purple Ln	Two Story	Violet	1595	3	2.5	2	\$409,900	Meridian
98965668	2097 E Deep Purple Ln	Two Story	Lilac	1375	2	2.5	2	\$389,900	Meridian
Listing Soon	2144 E. Deep Purple Ln	Two Story	Indigo	1590	3	2.5	2	\$414,900	Meridian
Listing Soon	2152 E. Deep Purple Ln	Two Story	Violet	1595	3	2.5	2	\$414,900	Meridian
Listing Soon	2105 E. Deep Purple Ln	Two Story	Lilac	1375	2	2.5	2	\$389,900	Meridian

PATAGONIA - GET UP TO \$25,000 or 4.49% Interest Rate*

MLS #	Address	Level	Floorplan	Apx SqFt	Bed	Bath	Garage	Price	City
98965824	9440 S Egg Harbor Ave	Two Story	Kensington	3420	6	4.5	3	\$724,900	Kuna
98965860	1485 E Andes Dr	Two Story	Sequoia	2614	4	2.5	3	\$674,900	Kuna
98965642	1334 E Andes Dr	Single	Hayward	1878	3	2	3	\$549,900	Kuna
98965609	1469 E Andes Dr	Single	Mason	1853	3	2	2	\$549,900	Kuna

VALOR - GET UP TO \$15,000 or 4.49% Interest Rate*

MLS #	Address	Level	Floorplan	Apx SqFt	Bed	Bath	Garage	Price	City
98965858	10970 W Cruden Bay Ln	Single	Stinson	2452	4	3	3	\$749,900	Kuna
98965611	10880 W Cruden Bay Ln.	Single	Sutter w/3 Car	2125	3	2.5	3	\$689,900	Kuna
98965604	12014 W Zamalek Ct	Single	Hayward	1878	3	2	3	\$669,900	Kuna

VALNOVA - GET UP TO \$15,000 or 4.49% Interest Rate*

MLS #	Address	Level	Floorplan	Apx SqFt	Bed	Bath	Garage	Price	City
98965654	5891 W Domford Lane	Two Story	Clover	2498	3	2.5	3	\$599,900	Eagle
98965658	6370 N Barholm Ln	Single	Mint	2067	3	2	3	\$584,900	Eagle
98965659	6354 N Barholm Ln	Single	Mint	2067	3	2	3	\$584,900	Eagle

*Terms & Conditions:

ALL LOANS ARE SUBJECT TO CREDIT APPROVAL. All trademarks are property of their respective owners. Contact your Berkeley Building sales manager for a list of eligible properties. Promotion available for qualifying purchase contracts signed from 11/01/2025 – 12/23/2025. All terms and conditions subject to credit approval, market conditions, and availability.

Silverton Mortgage closing cost credit is paid by Berkeley Building and is only available for borrowers financing the purchase of a new home from Berkeley Building with Silverton Mortgage. Closing cost credit will be limited to the amount of the actual closing costs, up to \$35K on all qualifying homes under contract by 12/23/2025. Closing costs that exceed the up to \$35K promo amount are the responsibility of and must be paid by the buyer financing their home with Silverton Mortgage. Closing cost credit may not be available with all loan programs.

Vanderbilt Mortgage and Finance, Inc., dba Silverton Mortgage, 1201 Peachtree St NE, Ste 2050, Atlanta, GA 30361, 404-815-0291, NMLS #1561, (<http://www.nmlsconsumeraccess.org/>). All information is believed to be accurate and is subject to change without notice. Equal Housing Opportunity. 10/2025.

*Example of 80% LTV Conventional Loan Program with \$500,000.00 sales price. \$400,000.00 loan amount - 30-year fixed rate loan with zero points based on 360 monthly payments at \$2,144.84 each (P&I only). Monthly payments do not include required mortgage insurance, taxes, insurance premiums or other applicable escrows. Actual payment amount will be higher. Down payment of \$100,000.00 required. Example assumes 780 credit score and includes \$1,495 origination fee, 5.107% APR, and 4.99% interest rate as of 09/09/25. Rate, fees, other charges, and terms subject to change. Available loan programs and terms will vary by state. Contact your Berkeley Building sales manager for a list of eligible homes. Contracts written between 11/01/2025 – 12/23/2025. Loan must close before 02/15/26. All terms and conditions subject to credit approval, market conditions and availability. Silverton Mortgage has locked in a fixed interest rate for a pool of funds. Rates only available until pool of funds is depleted or rate expires.

*Example of 96.5% LTV FHA Loan Program with \$500,000.00 sales price. \$490,943.00 loan amount - 30-year fixed rate loan with zero points based on 360 monthly payments at \$2,144.84 each (P&I only). Monthly payments do not include required mortgage insurance, taxes, insurance premiums, or other applicable escrows. Actual payment amount will be higher. Down payment of \$17,500.00 required. Example assumes 780 credit score and includes \$1,495 origination fee, 5.248% APR, and 4.99% interest rate as of 09/09/25. Rate, fees, other charges, and terms subject to change. Available loan programs and terms will vary by state. Contact your Berkeley Building sales manager for a list of eligible homes. Contracts written between 11/01/2025 – 12/23/2025. Loan must close before 02/15/26. All terms and conditions subject to credit approval, market conditions and availability. Silverton Mortgage has locked in a fixed interest rate for a pool of funds. Rates only available until pool of funds is depleted or rate expires.

*Berkeley Building Disclaimer: Holiday Appreciation Sales Event applies to contracts written between 11/01/2025 – 12/23/2025 on all qualifying homes. Holiday Appreciation Sales Event Promo is available to well qualified buyers, on full-price non-contingent contracts when using Silverton Mortgage, or on all cash offers. Holiday Appreciation Sales Event Promotional Credits of up to \$35K may be applied in a variety of ways, including 1) Seller paid closing costs or rate buy down when using Silverton Mortgage, 2) Eligible upgrade options, or a combination thereof up to stated maximum amount. Holiday Appreciation Sales Event Promotional 4.49% Interest Rate is subject to credit approval, market conditions, and availability. Loans must close by 02/15/2026. Silverton Mortgage has locked in a fixed interest rate for a pool of funds. Rates only available until pool of funds is depleted or rate expires. Subject to lender rules, restrictions, and program qualifications. Contact Berkeley Building for full list of qualifying homes. Promotional offers cannot be combined. Builder credit to be reflected on closing settlement statement. Subject to change without notice.