



ARISTA

AT THE
CROSBY

DAVIDSON COMMUNITIES

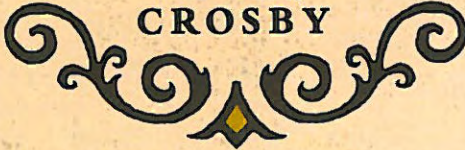


To build well, Davidson will never cease looking for ways to make a home better.
We obsess over the floor plans. We seek out the best materials and artisans possible.
We explore the way people live, and honor a family's practical needs and evolving lifestyle.
We surprise. We enchant. We invite you to notice, to imagine, to dream.
A team of dedicated experts and creative souls built these homes for you
not because they had to, but because they wanted to.

A DAVIDSON HOME IS BUILT TO BE BETTER,
BUILT TO BE YOURS.

ARISTA

AT THE
CROSBY



A distinctive new Rancho Santa Fe neighborhood
within the gates of The Crosby

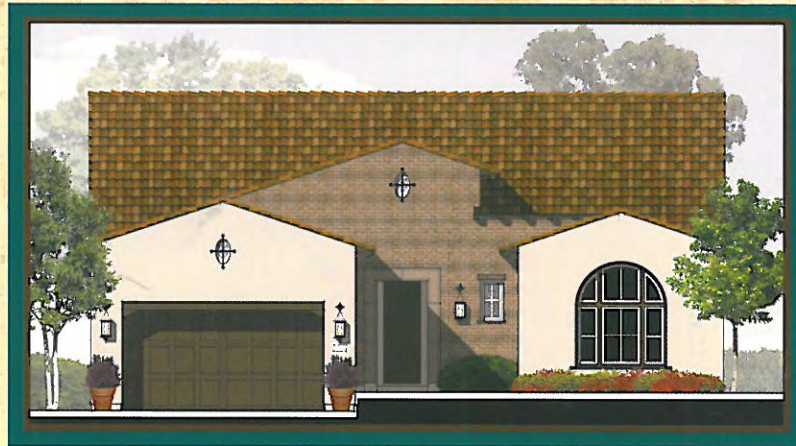
This valley speaks quietly of its history. From the wooded riverbed of the San Dieguito to mountaintops clad in purple sage and ceanothus each spring, the land here has played a pivotal role in the earliest days of California.

Over 200 years ago vaqueros knew this east/west passage well and used it to ride easily between vast coast and inland ranchos.

Today Arista's enclave setting lies within the embrace of a golf course, offering views of canyons and fairways. Here dignified architecture honors the Valley's great natural beauty while also exemplifying Davidson Communities' reputation for innovative floorplans, enhanced livability, and Old World finishing touches and craftsmanship.

Arista, 43 homes of true and lasting value and one of the last opportunities to own a Davidson home in a grand San Diego valley that stretches from here to sand and sea.

PLAN ONE



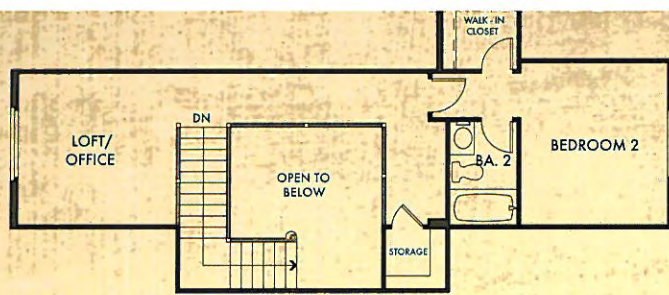
SPANISH A



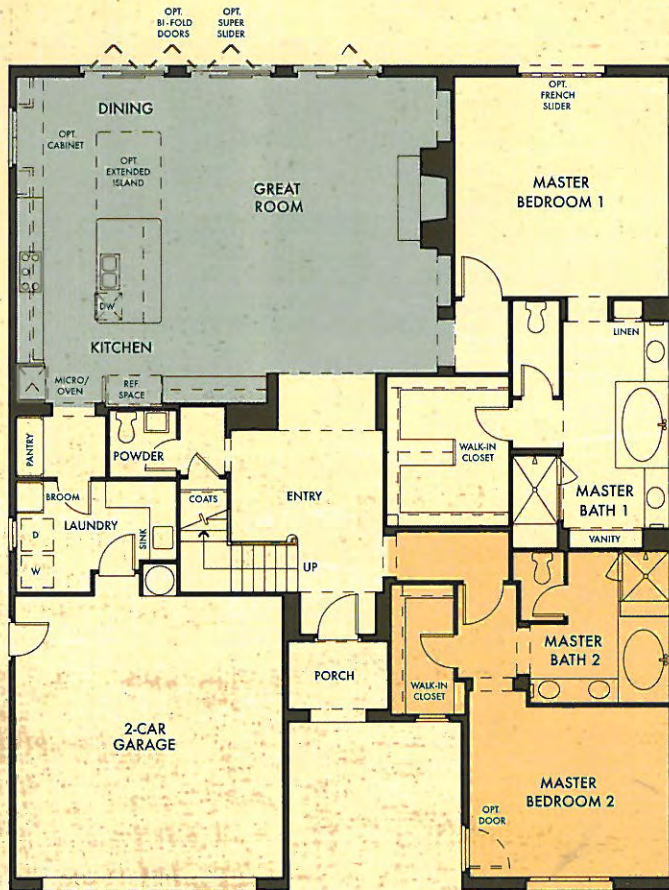
SPANISH B



SPANISH C



UPPER LEVEL



STANDARD LOWER LEVEL

PLAN ONE

3 BEDROOMS

& Loft

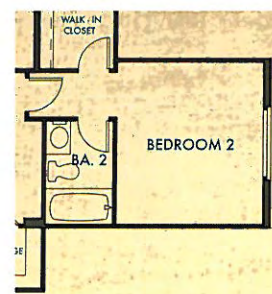
3.5 BATHS


(Dual Master Bedrooms Downstairs)

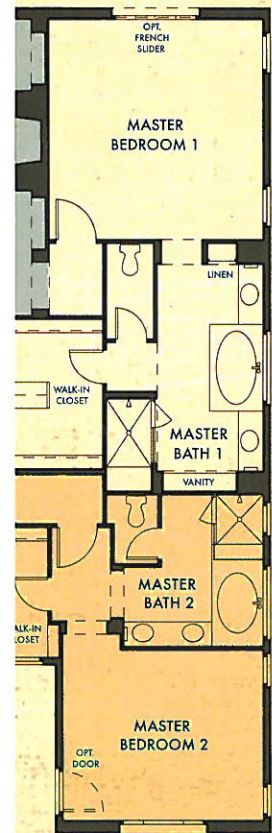
UP TO 4 BEDROOMS



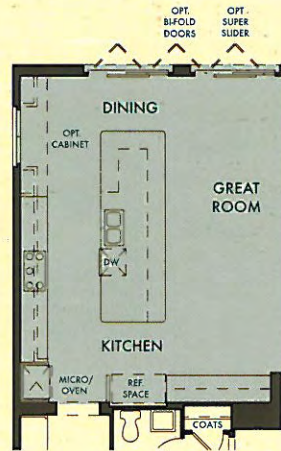
2,926 SQUARE FEET



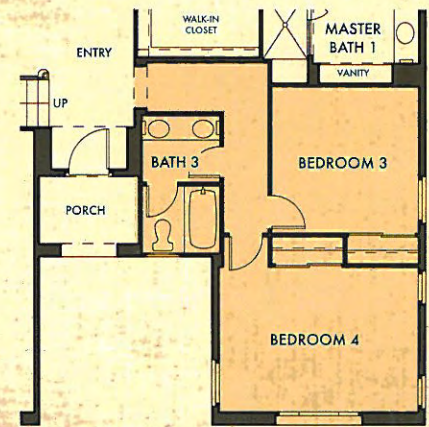
VEL 



D
VEL 



Optional Extended Kitchen Island



Optional Bedroom 3 / Bedroom 4 / Bath 3

Entries, garages, doors, windows and decks vary by elevation.

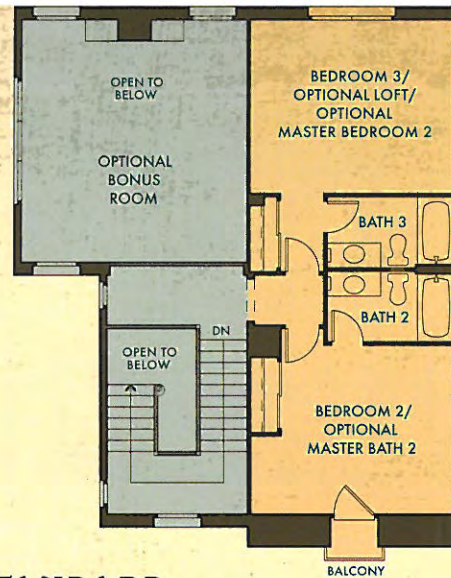
PLAN TWO



SPANISH A



SPANISH B



STANDARD
 ✦ UPPER LEVEL ✦

PLAN TWO

3 BEDROOMS

& Library

3.5 BATHS

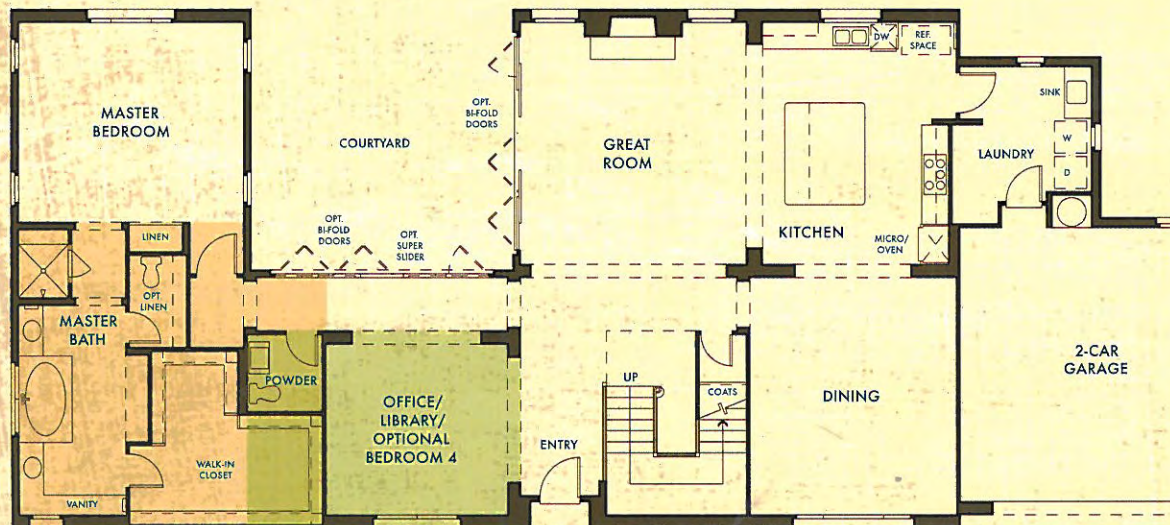
(Master Bedroom Downstairs
 or Upstairs)

UP TO 4 BEDROOMS/

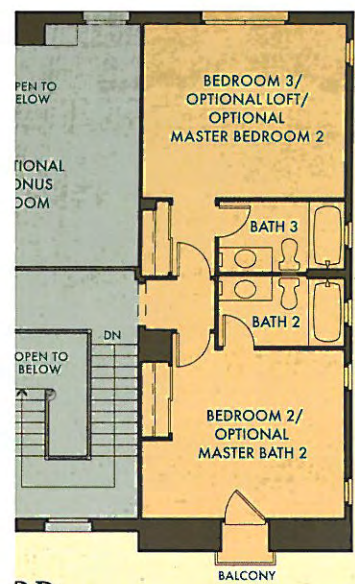
4 Baths & Bonus Room



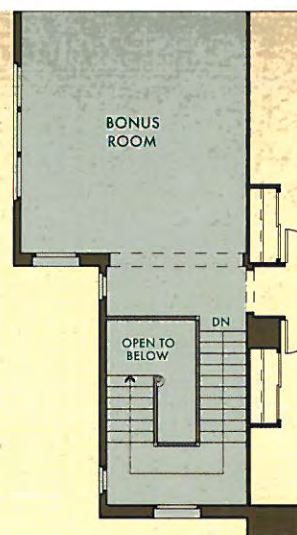
3,078 SQUARE FEET



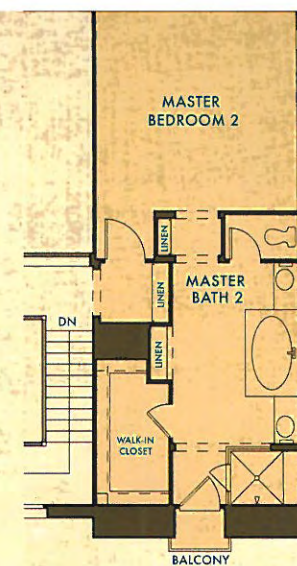
STANDARD
 ✦ LOWER LEVEL ✦



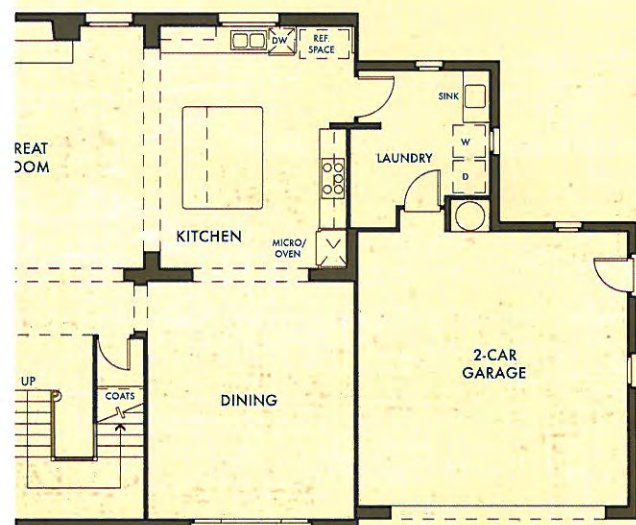
RD
LEVEL ↗



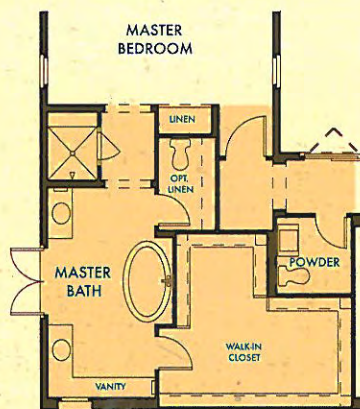
Optional Bonus Room



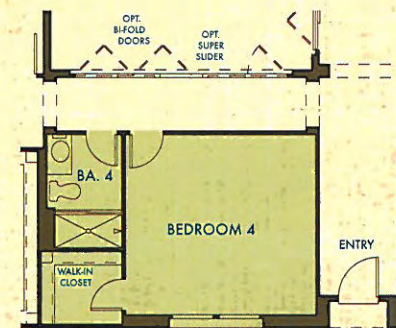
Optional Master Bedroom 2/ Master Bath 2



RD
LEVEL ↗



Optional Master Bath
With Free Standing Tub



Optional Bedroom 4/Bath 4

Entries, garages, doors, windows and decks vary by elevation.

PLAN
THREE

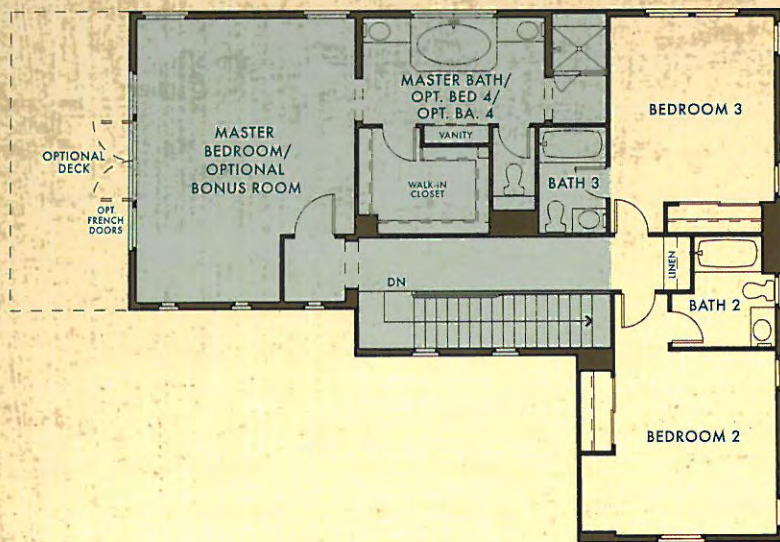


SPANISH A

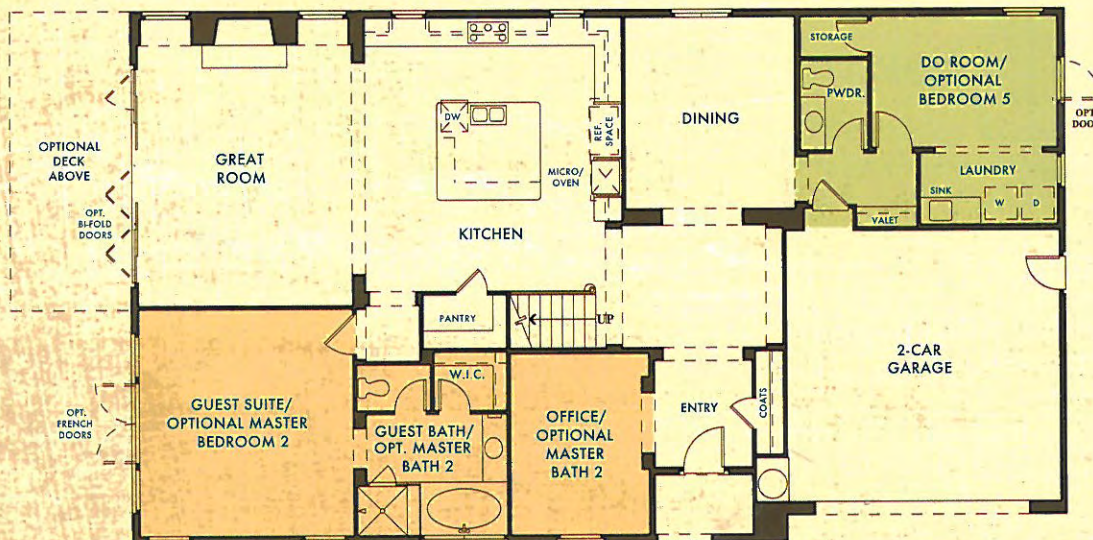


SPANISH B





UPPER LEVEL



STANDARD
LOWER LEVEL

PLAN THREE

4 BEDROOMS

Office & Hobby "Do Room"

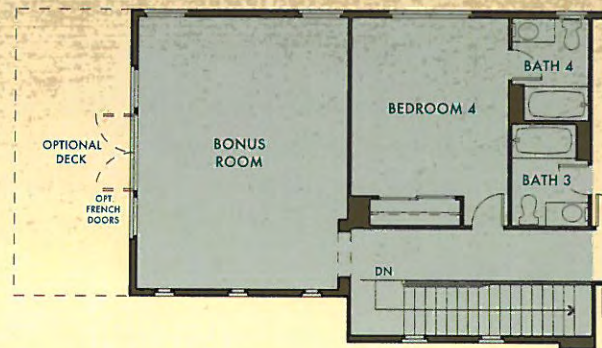
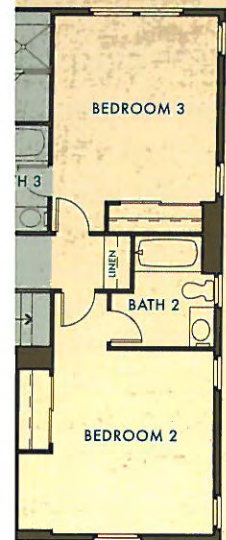
4.5 BATHS

(Master Bedroom Downstairs
Or Upstairs)

UP TO 5 BEDROOMS / 5 BATHS
& Bonus Room

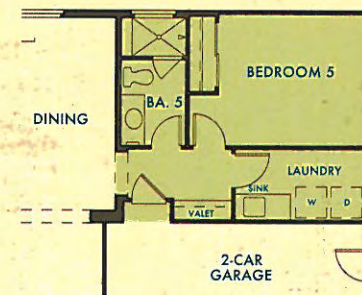
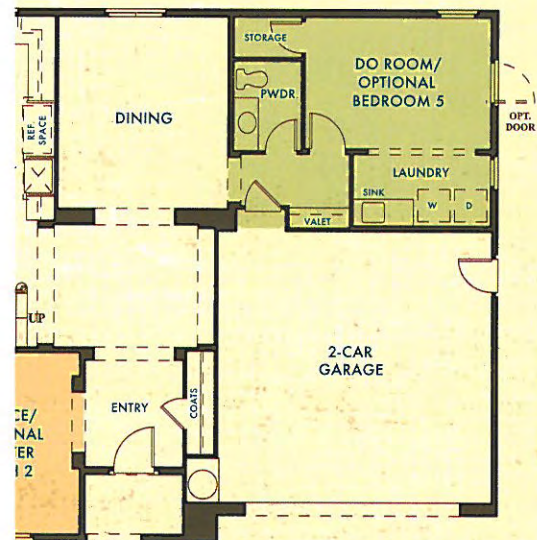


3,593 SQUARE FEET

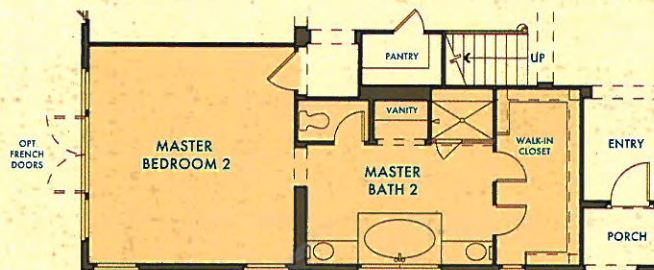


OPTIONAL BONUS ROOM
AND BEDROOM 4/BATH 4

LEVEL ↗



OPTIONAL
BEDROOM 5/BATH 5



OPTIONAL
MASTER BEDROOM 2/
MASTER BATH 2

ARD
LEVEL ↗

Entries, garages, doors, windows and decks vary by elevation.

❖ FEATURES ❖

INSPIRING EXTERIORS

- Customized exterior color schemes composed by a nationally awarded color designer
- Clay "S" roof tiles (styles and color vary by elevation)
- "Aurora" entry doors with finished hardware
- Energy efficient exterior lighting
- Dual paned wood and metal clad windows

GOURMET KITCHENS

- Stylish maple cabinetry in a choice of select colors along with designer selected knobs
- Large gourmet center islands with breakfast bar
- Elegant granite slab countertops in a variety of colors. Includes 6" backsplash with full backsplash at cooktop
- Stainless steel "Bosch" appliances include:
 - 36" gas cooktop with 5 sealed burners
 - Commercial style canopy hood
 - Single lower oven with upper microwave
 - 4-cycle "Quietest in its Class" fully integrated dishwasher
- Stainless steel compartmental sink with pullout sprayer
- Energy saving under-cabinet task lighting

LUXURIOUS MASTER SUITES

- Stylish maple cabinetry in a choice of select colors along with designer selected knobs
- Striking solid "Piedra Fina" surface in choice of select colors at pullmans and tub deck
- Oversized 6' custom Davidson exclusive oval soaking tub
- Separate shower with 3"x 6" white ceramic tile surrounds
- Custom Davidson exclusive "Vintage" faucets at pullmans, master tub and dual shower controls
- Frameless clear glass shower enclosure
- Spacious walk-in closets
- Elegant mirrors with beveled edge

INVITING INTERIORS

- Inviting family room fireplaces with customized surrounds
- "Mission Style" smooth hand troweled walls
- Custom crafted staircase system with maple handrails and painted balusters
- Gracious raised panel interior doors
- Oversized 5 1/4" baseboards
- Elegant framed portrait mirrors in powder bath
- Stylish maple cabinetry in a choice of select colors in secondary baths, linens and laundry along with a selection of designer knobs
- Cultured marble countertops secondary baths and laundry
- Handset 6"x6" white or almond ceramic tile at secondary baths tub/shower
- Distinctive light fixtures and energy efficient recessed lighting
- Structured wiring with multi-port outlet in family room. Jacks for TV/Computer/phone in master and TV/Computer in secondary. Phone jack in kitchen. Conduit over fireplace for plasma TV.
- Convenient interior laundry room with sink
- Laundry area prepared for gas dryer with vent hookup
- Air conditioning

QUALITY CONSTRUCTION

- Post-tensioned foundations
- I-joist truss system for increased strength and noise reduction
- Eco-friendly wood products used in construction
- Custom radius wall corners
- Insulated formaldehyde-free exterior walls and ceilings with weather-stripping at all exterior doors
- Energy efficient digital programmable thermostat
- Energy efficient water heater with re-circulating pump
- Pressure balancing shower valves
- Cast iron waste lines in select areas for noise reduction.
- Fully dry walled, textured and painted garage spaces
- Wood sectional garage doors with electronic openers
- BBQ stub and hose bibs conveniently located
- Rain gutters including connection into drainage system
- Fire sprinkler system
- Safety minded smoke detectors

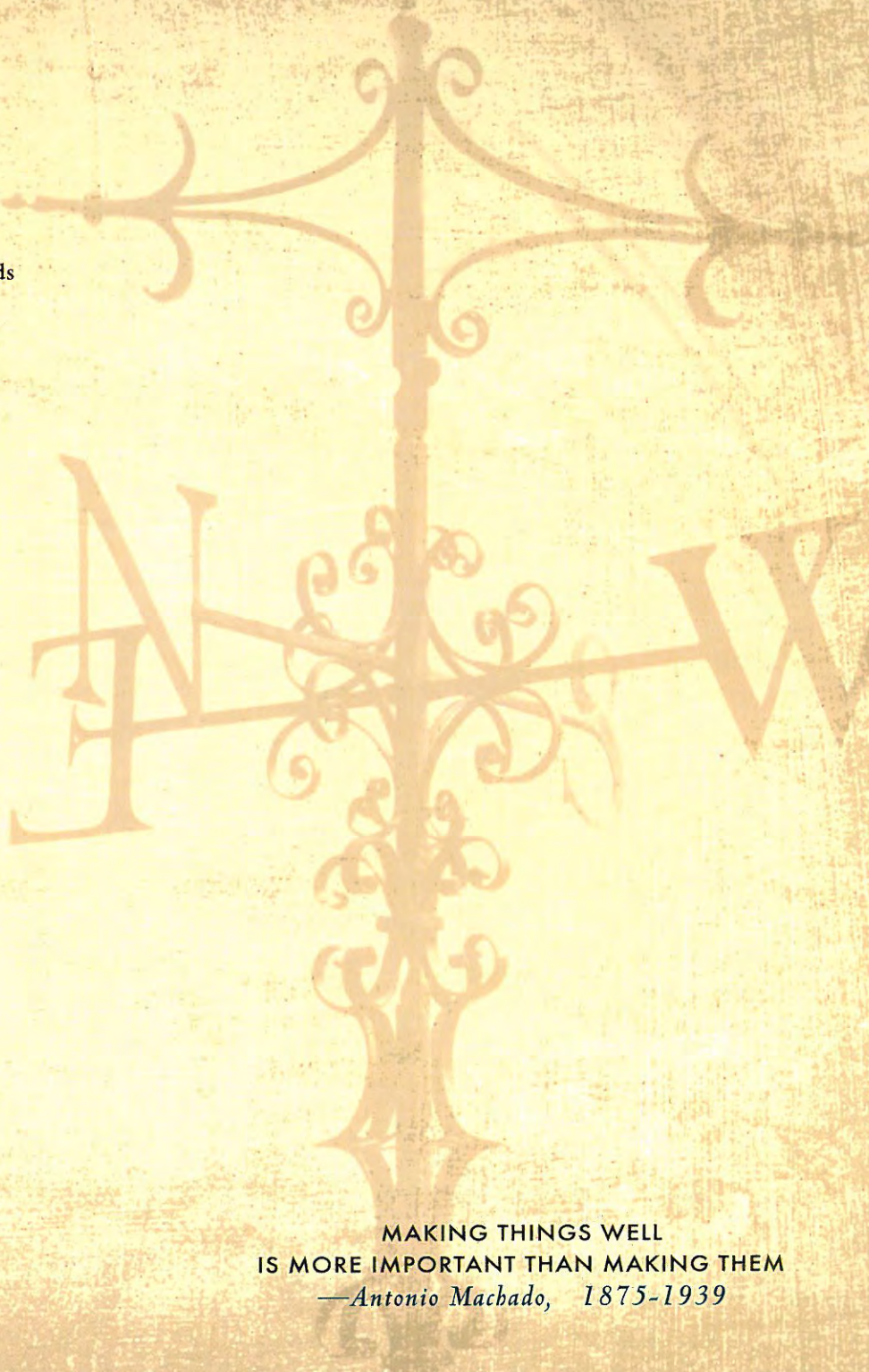
OPTIONAL PERSONAL TOUCHES

We invite you to individualize your new Davidson home with our qualified design consultant.

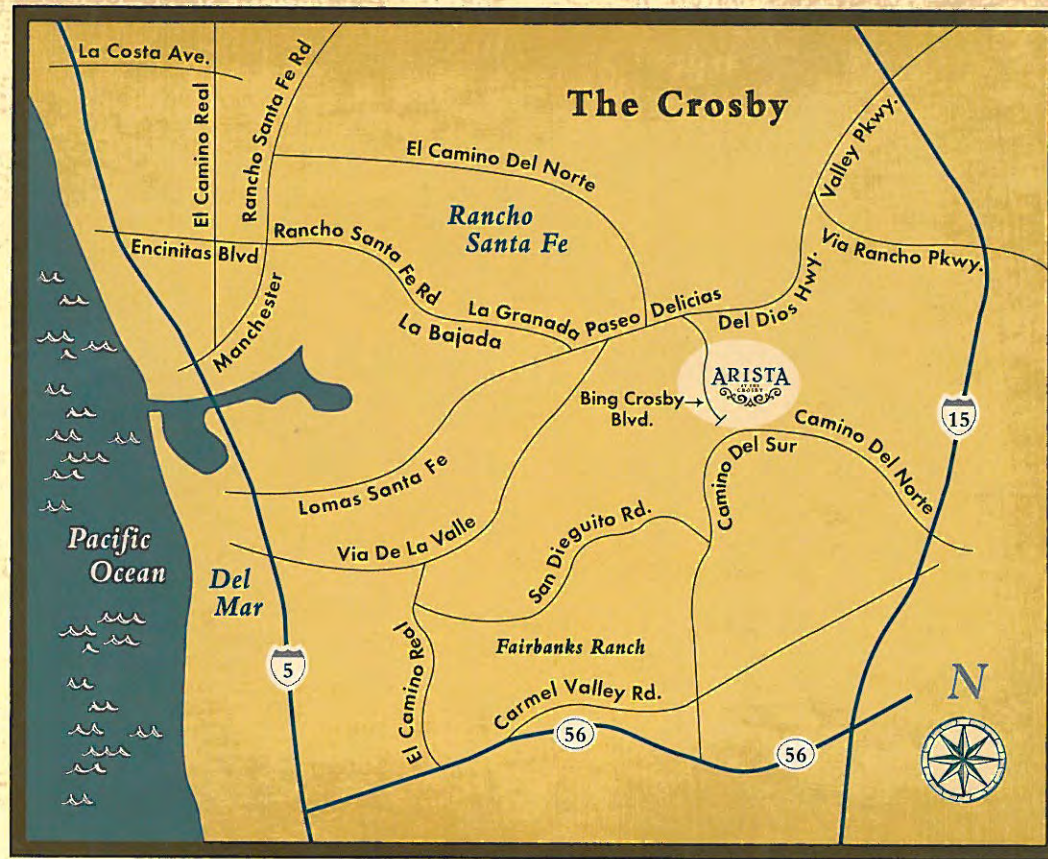
Here are just a few options for your consideration:

- Cabinetry in a variety of door color stains and finishes
- Upgraded appliances including Wolf, Sub-Zero and Thermador brands
- Customized countertop options for kitchen, master bath, secondary baths and laundry room
- Extended outdoor living and deck option (Plan 3)
- Variety of exterior door options including California bi-folding doors and Super Sliders where available
- Upgraded front doors and garage doors
- Two choices of free standing master bath tubs
- Vertical wall paint color upgrades in a variety of colors
- Crown moldings
- Upgraded baseboards and window casings
- Built-in cabinetry at select locations including garage
- Selection of staircase options including wrought iron
- Intercom and security system
- Additional phone, cable, J-box and electrical outlets

Additional option selections will be explained during your personal appointment.



MAKING THINGS WELL
IS MORE IMPORTANT THAN MAKING THEM
—Antonio Machado, 1875-1939



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ARISTA

AT THE
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DAVIDSON COMMUNITIES

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ARISTA

AT THE
CROSBY

DAVIDSON COMMUNITIES

Frequently Asked Question

What is the community of Arista like?

There will be a total of 43 homes in the gated golf course community of The Crosby. Beautifully designed homes will range from 2,926 to 3,593 sq. ft. and will feature 3 to 5 bedrooms homes.

When will my home be available for move-in?

Once you purchase your new home at Arista our estimated completion dates are within 30-60 days. Homes in Phase 5 are anticipated for late 1st quarter 2013 completion.

What schools will my children attend?

Solana Sante Fe Elementary ~ Kindergarten thru 6th grade

6570 El Apajo, Rancho Sante Fe, CA 92067 ~ Phone: 858.794.4700

Earl Warren Middle School ~ 7th thru 8th grade

155 Stevens Street, Solana Beach, CA 92075 ~ Phone: 858.755.1558

Torrey Pines High School ~ 9th thru 12th grade

3710 Del Mar Heights Road, San Diego, CA 92130 ~ Phone: 858.755.0125

Assigned schools are subject to change. For more information, you may contact the Solana Beach School District at 760.794.7140 or San Dieguito Union High School District at 760.753.6491.

What are the property taxes?

The property tax base for Arista is approximately 1.003 %. There are additional assessments and taxes in the form of CFD's which vary based on size of home. The total effective tax rate is approximately 1.6%.

Is there an HOA and what are the monthly dues?

As an Arista homeowner you will enjoy the exclusive gated community of The Crosby as well as private streets within. Currently the HOA dues for The Crosby are \$480 per month. Arista HOA dues are currently \$139 per month for Ph 3 and \$164 for Ph 4. Build out budget is projected to be \$140 per month.

What are the lot sizes?

The home sites at Arista at The Crosby will range from 5,200 – 9,760 square feet.

What is the earnest money deposit required?

An earnest money deposit of \$15,000 payable to First American Title Company is required at the time you sign a formal reservation for a specific home site.

Do you have a preferred lender and do I have to prequalify with them?

Yes, we work with Cory O'Neil at Wells Fargo Bank and you can pick up a Pre-Qualifying Form at the Sales Office or contact Cory directly at 858-883-5626.



858.356.2473

8114 Lazy River Road, P.O. Box 5000 - PMB 464, Rancho Santa Fe, CA 92067

Website: www.davidsoncommunities.com

Email: arista@davidsoncommunities.com

*Ask About our Year End Specials!
Flooring or Landscaping included
on select homes!*

ARISTA

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PLAN ONE

**3 Bedrooms and Loft/ 3.5 Baths
(Dual Master Bedrooms Downstairs)**

**Up to 4 Bedrooms
2,926 Square Feet**

Priced from \$889,900 to \$996,900
Golf Course Views Available!

PLAN TWO

**3 Bedrooms, Library/3.5 Baths
(Master Bedroom Downstairs or Upstairs)**

**Up to 4 Bedrooms/4 Baths and Optional Bonus Room
3,078 Square Feet**

Priced from \$904,900 to \$947,900
Private Interior Courtyard!

PLAN THREE

**4 Bedrooms, Office and Hobby "Do" Room/4.5 Baths
(Master Bedroom Downstairs or Upstairs)**

**Up to 5 Bedrooms/5 Baths and Bonus Room
3,593 Square Feet**

Priced from \$897,900 to \$1,092,900
Mountain and Golf Course Views Available!



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