



**BUILT TO ORDER
DESIGNED FOR VALUE**

Vistas at Rancho Santalina

1674 Las Flores Drive, San Marcos, CA 92069
Phone 760-305-7830 Fax 760-305-7860

Sales Consultants: **Tod Kellogg** Lic# 01350007 & **Mary Porter** Lic# 01174277

Mon 1-6, Tues- Sun 10-6

Plan	Sq. Ft.	Description	Starting From
1	2,608 sq ft	3-5 Bedrooms 2.5-3 Baths 2 Car Garage	\$504,990
2	2,875 sq ft	3-5 Bedrooms 2.5 4.5 Baths 2 Car Garage	\$525,990
3	3,335 sq ft	4-6 Bedrooms 2.5-3 Baths 2 Car Garage	\$569,990
4	3,907 sq ft	4-6 Bedrooms 2.5-6 Baths 2 Car/Opt Tandem	\$594,990

Frequently Asked Questions

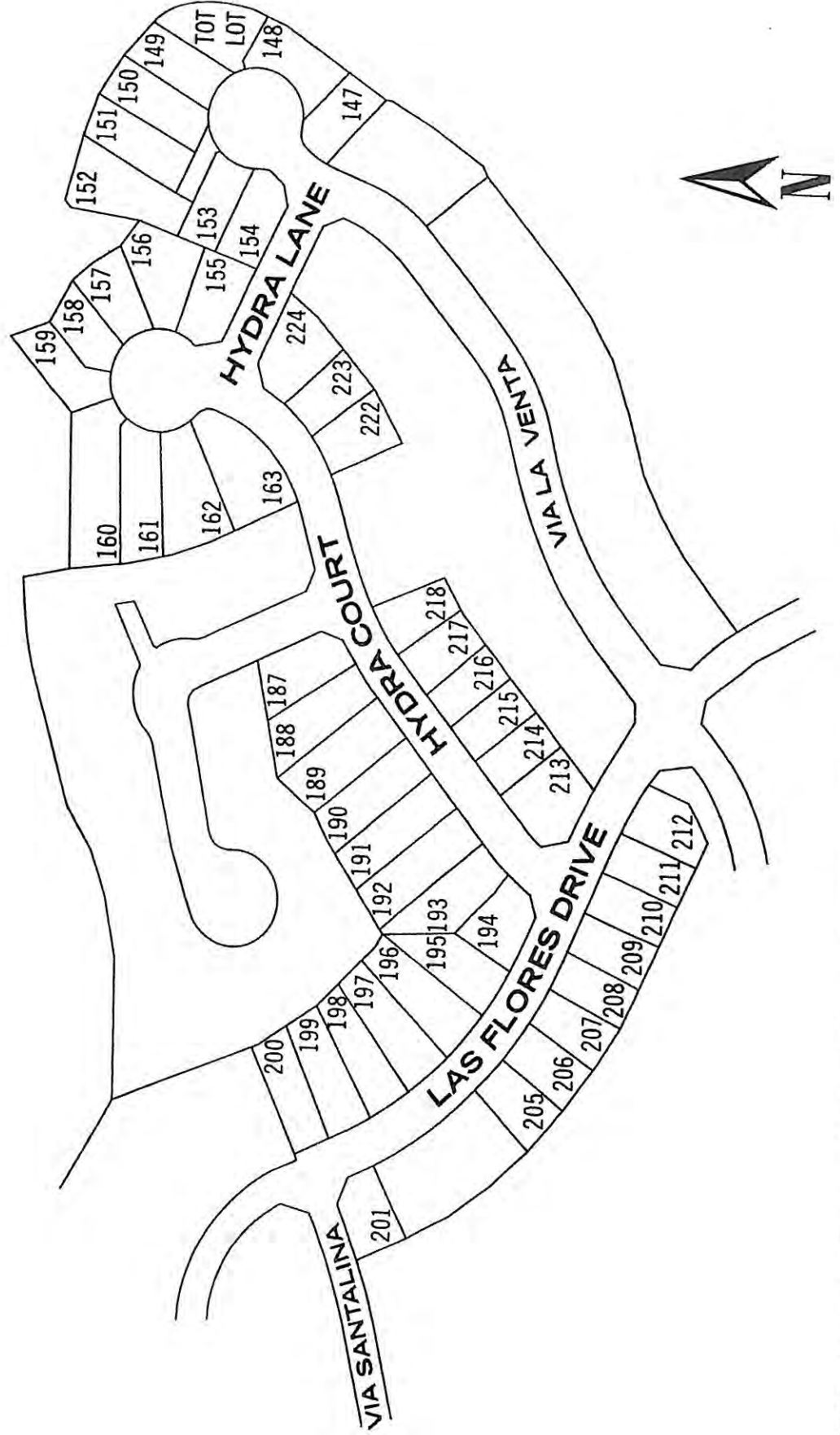
San Marcos School District: Joli Ann Leichtag Elementary Grades K-5
San Marcos Middle Grades 6-8
San Marcos High School Grades 9-12

Tax Rate (1.97% approx.) Base tax: 1.099% (approx.)
Mello Roos: \$3,968 (approx.)

HOA (\$57.00/\$95.00) Build-Out Assessment \$95.00



Rancho Santalina Vistas



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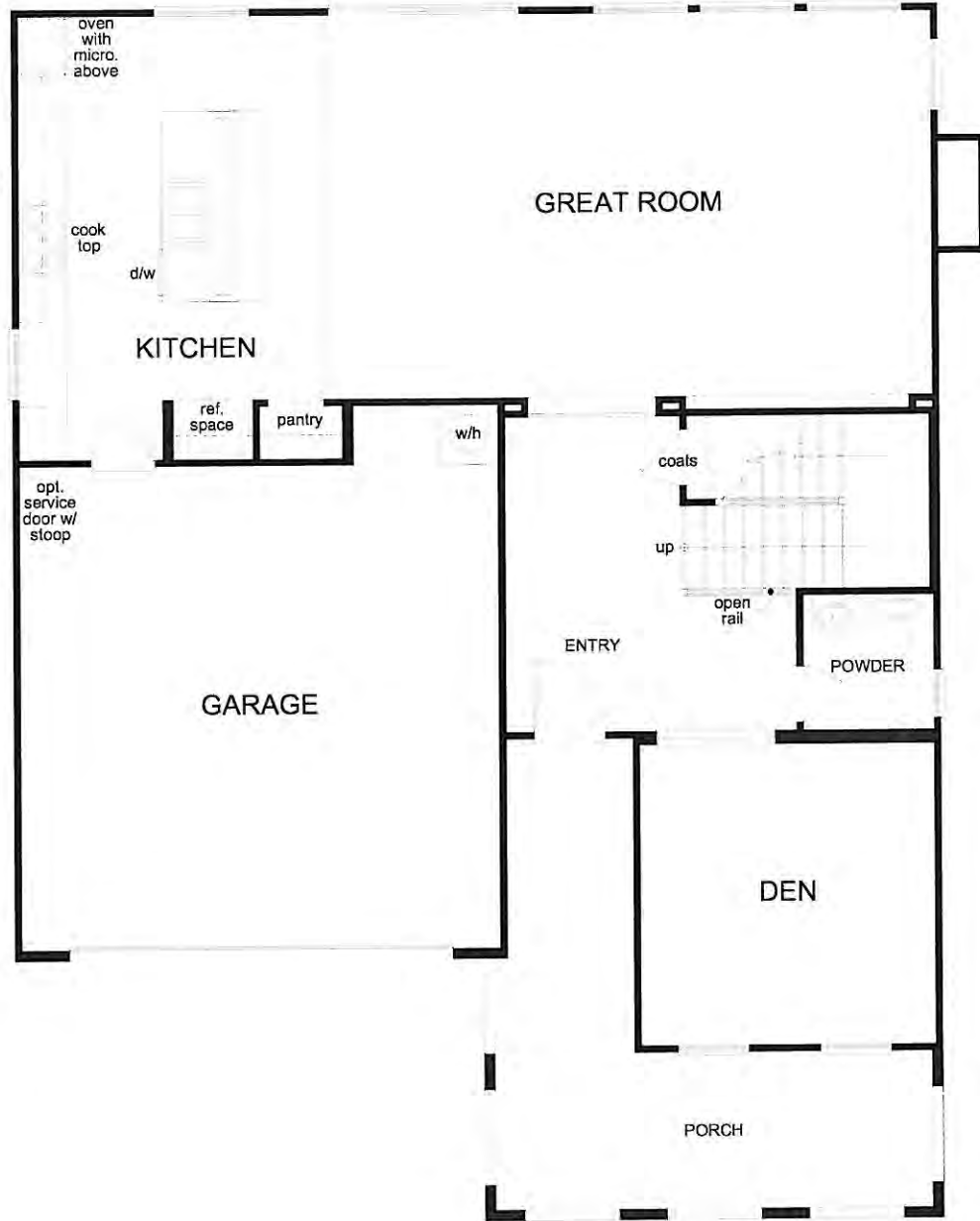
RANCHO SANTALINA - VISTAS

RESIDENCE ONE

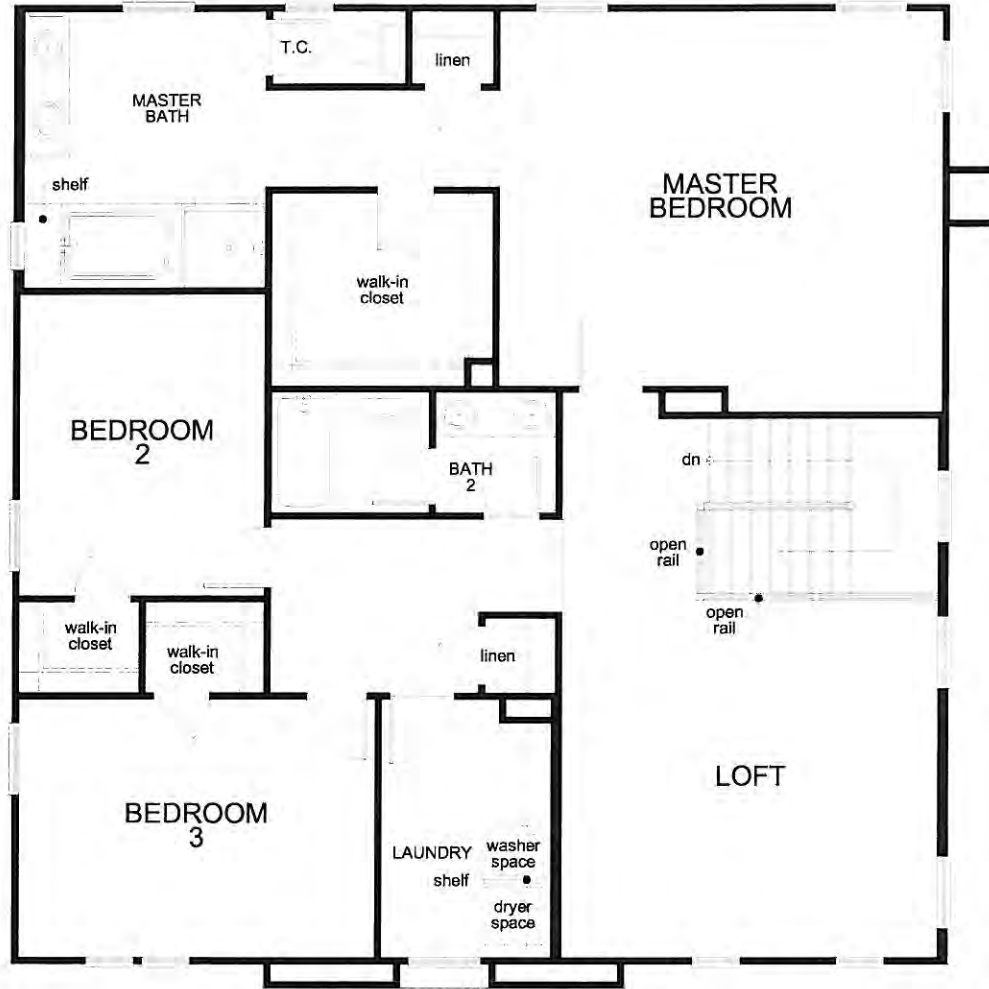
2,608 sq. ft.

3 - 5 bedrooms, 2.5 - 4 baths





FIRST FLOOR



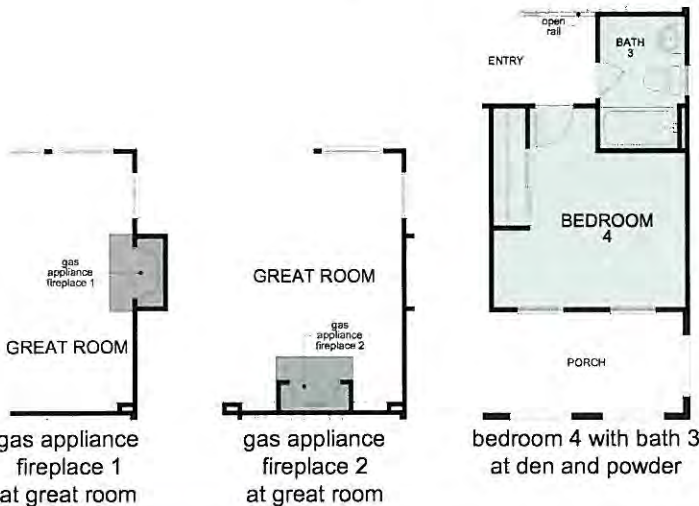
SECOND FLOOR

First Floor Options

- Great Room:
 - Gas appliance fireplace 1 and 2, Bi-fold accordion door
- Den:
 - Double doors
- Den / Powder:
 - Bedroom 4 with bath 3
- Bath 3:
 - Medicine cabinet
- Garage:
 - Service door with stoop

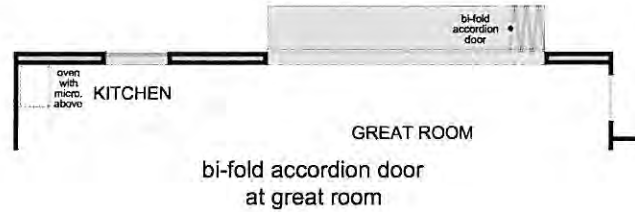
Second Floor Options

- Master Bedroom:
 - Balcony (includes covered patio at first floor)
- Master Bath:
 - Super master bath , Door,
- Loft:
 - Bedroom 5 with bath 4
- Laundry:
 - Base and upper cabinets, Sink

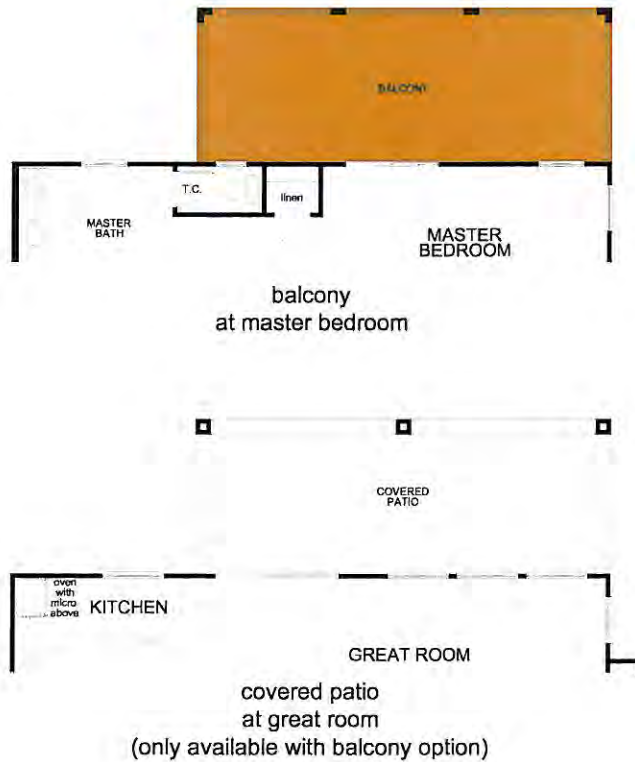


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First Floor Additional Options RESIDENCE ONE



Second Floor Additional Options



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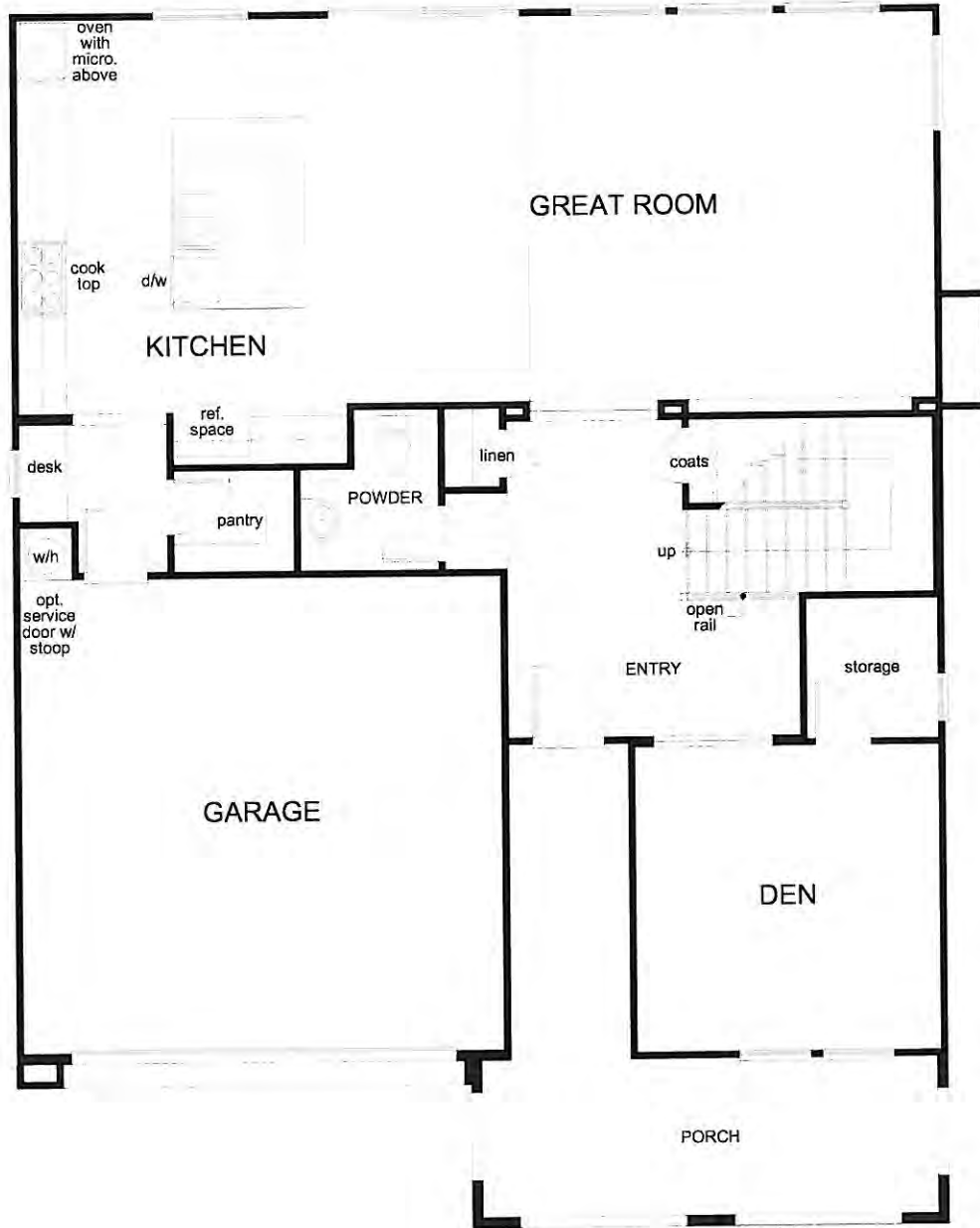
RANCHO SANTALINA - VISTAS

RESIDENCE TWO

2,875 - 3,082 sq. ft.

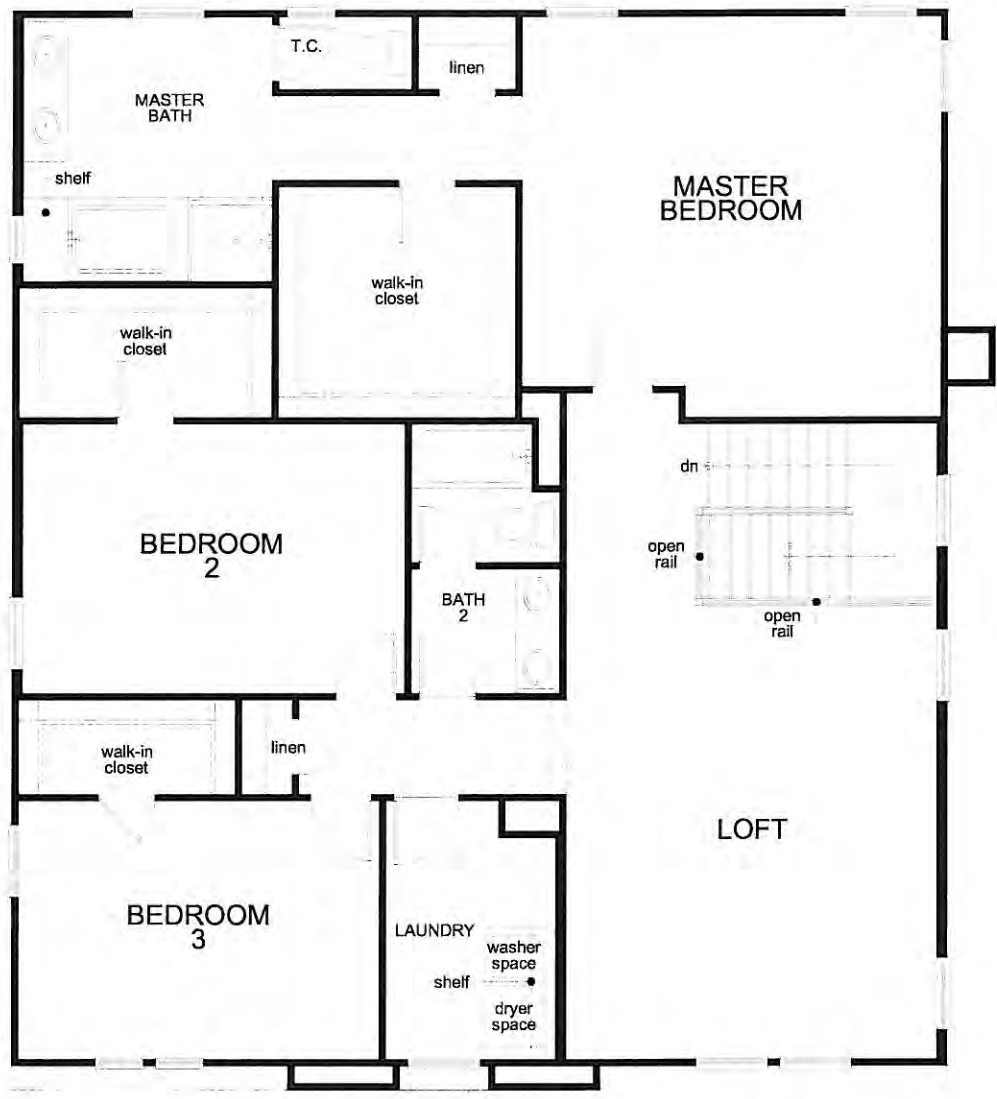
3 - 5 bedrooms, 2.5 - 4.5 baths





FIRST FLOOR

CE TWO



SECOND FLOOR

ie series. Special wall and window treatments, custom paint colors, photographs, upgraded floor coverings, furniture, landscaping, custom designed walks and patio treatments and many other items featured in and nined homesite. Renderings and floor plans are artist conception; square footage is approximate and based upon design; area may vary according to construction; landscaping shown is not standard. See Built to ne by KB Home. KB Home is not a custom homebuilder and Built to Order™ only applies to options referenced. See sales representative for details. Equal Housing Opportunity.

First Floor Options

- Kitchen: • Sunroom
- Great Room: • Gas appliance fireplace, Bi-fold accordion door
- Den: • Double doors
- Den / Storage: • Bedroom 5 with bath 4
- Bath 4: • Medicine cabinet
- Garage: • Service door with stoop

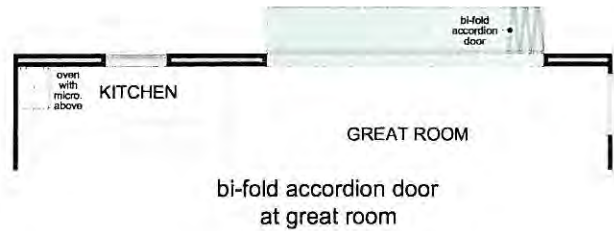
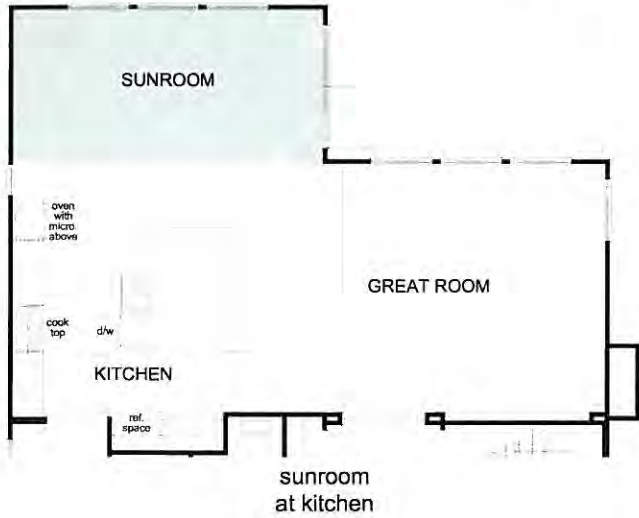
Second Floor Options

- Master Bedroom: • Balcony (includes covered patio at first floor)
- Master Bath: • Super master bath, Door
- Loft: • Bedroom 4 with bath 3
- Bath 3: • Medicine cabinet
- Laundry: • Base and upper cabinets, Sink

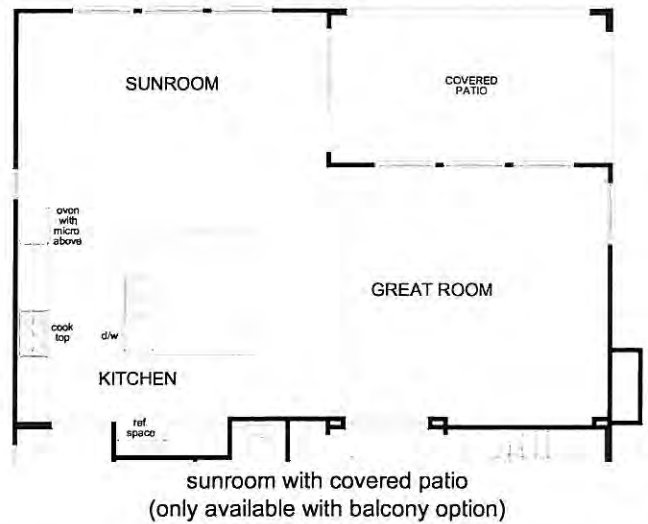
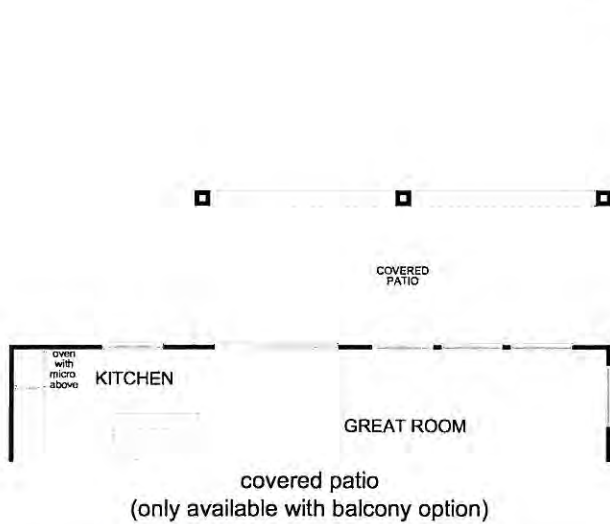


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First Floor Additional Options RESIDENCE TWO



Second Floor Additional Options



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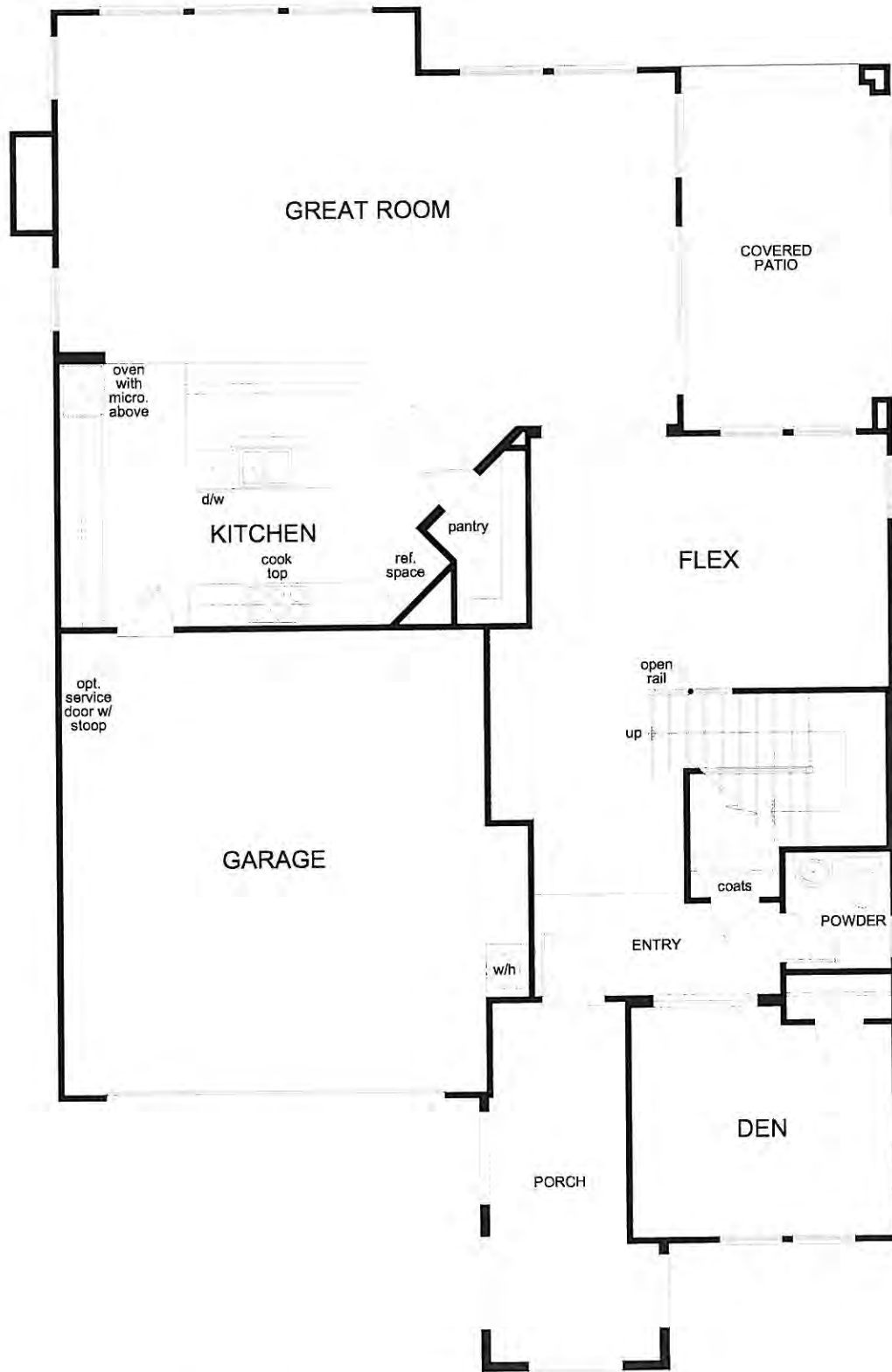
RANCHO SANTALINA - VISTAS

RESIDENCE THREE

3,335 - 3,512 sq. ft.

4 - 6 bedrooms, 2.5 - 5 baths





FIRST FLOOR

E THREE



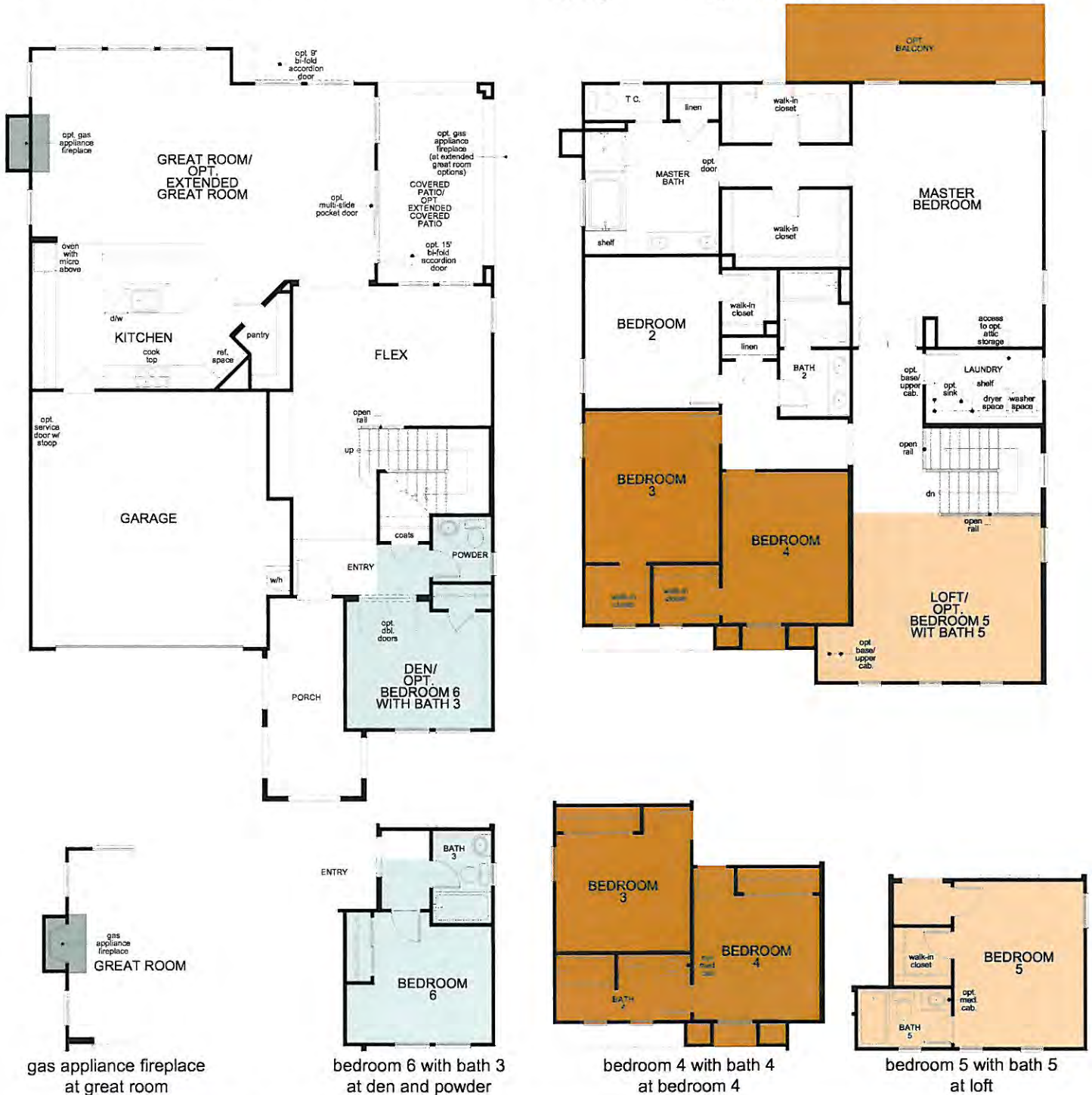
SECOND FLOOR

First Floor Options

- Great Room: • Gas appliance fireplace, Extended great room, covered patio at extended great room, Multi-slide pocket door, 9' and 15' bi-fold accordion doors
- Den: • Double doors
- Den / Powder: • Bedroom 6 with bath 3
- Bath 3: • Medicine cabinet
- Garage: • Service door with stoop

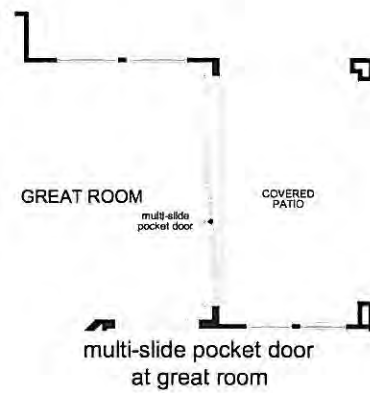
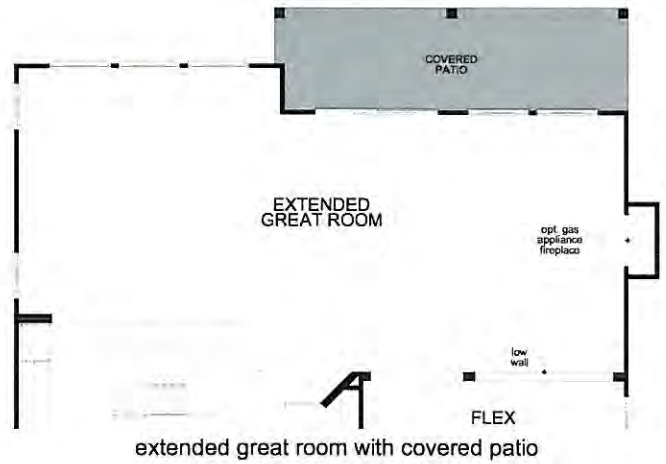
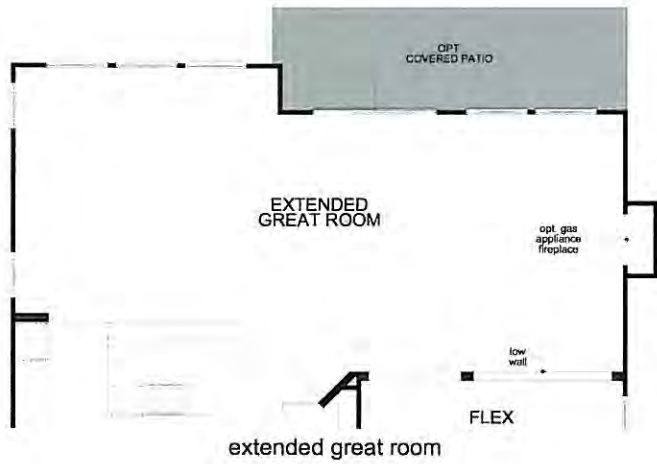
Second Floor Options

- Master Bedroom: • Balcony (includes extended covered patio at first floor)
- Master Bath: • Super master bath, Door
- Loft: • Bedroom 5 with bath 5
- Bath 5: • Medicine cabinet
- Bedroom 4: • Bedroom 4 with bath 4
- Bath 4: • Medicine cabinet
- Laundry: • Base and upper cabinets, Sink, Attic storage



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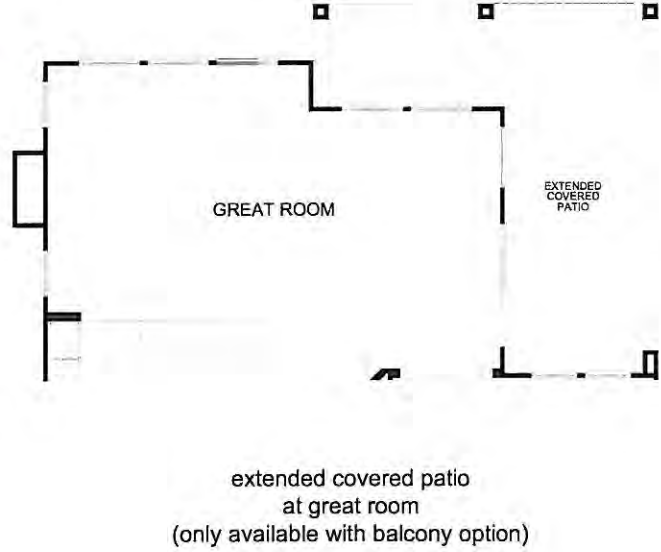
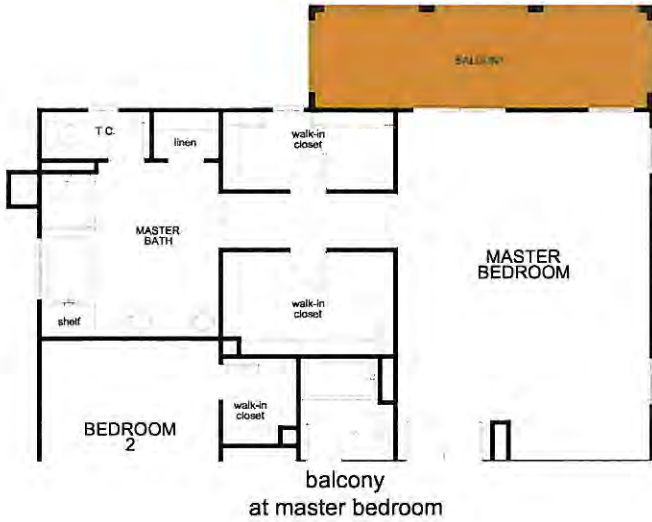
First Floor Additional Options RESIDENCE THREE



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Second Floor Additional Options RESIDENCE THREE



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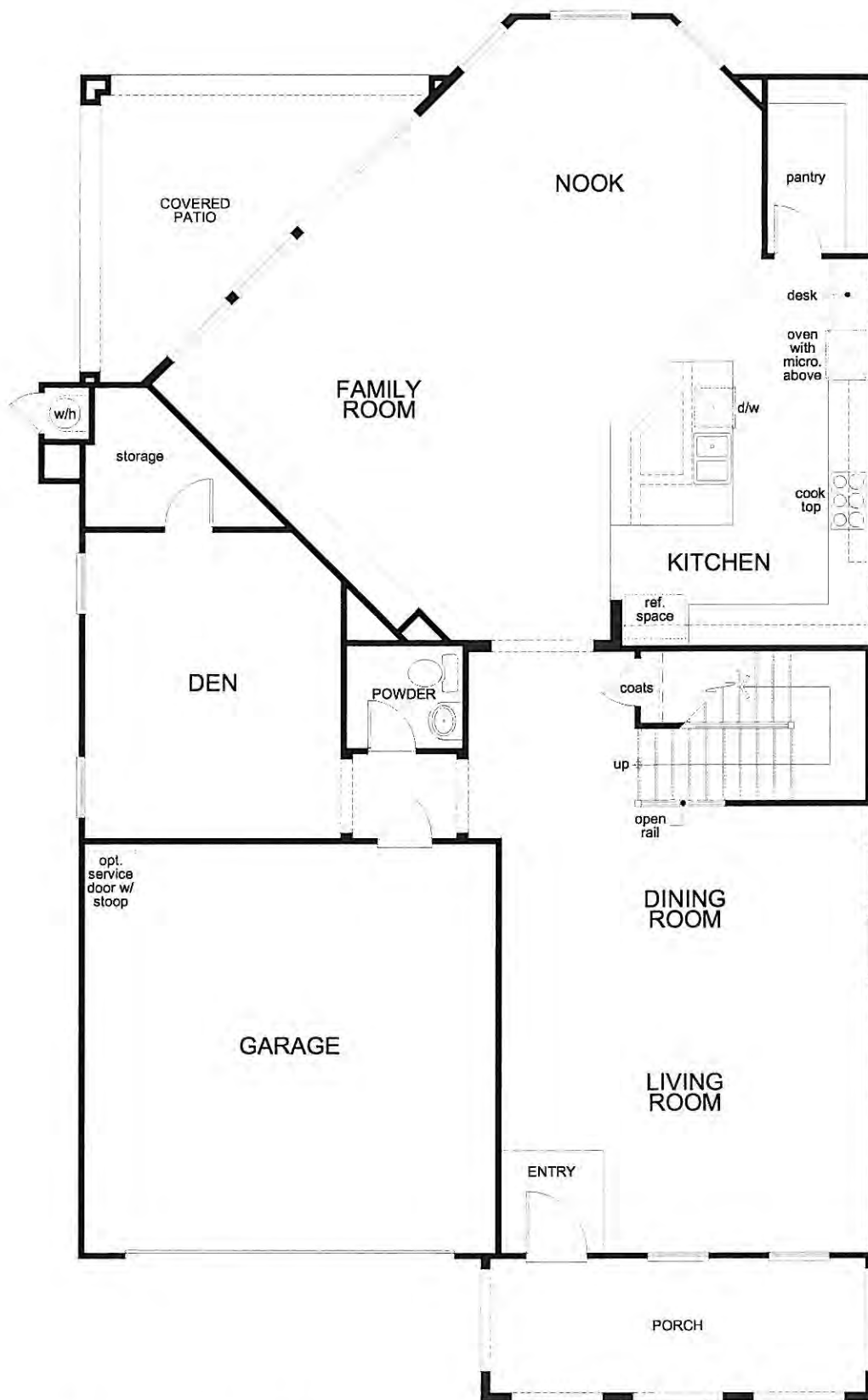
VISTAS AT RANCHO SANTALINA

RESIDENCE FOUR

3,907 sq. ft.

4 - 6 bedrooms, 3.5 - 5 baths





FIRST FLOOR

CE FOUR



SECOND FLOOR

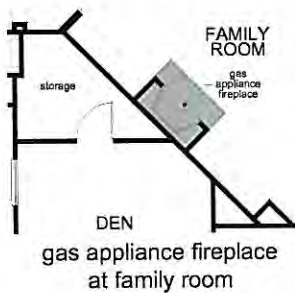
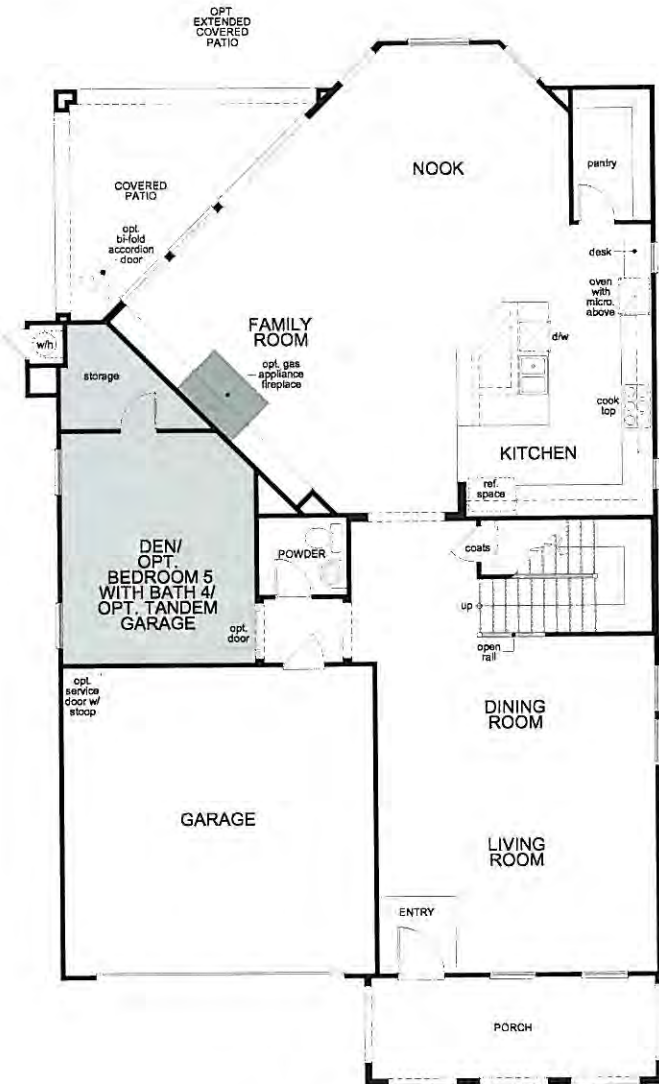
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First Floor Options

- Family Room: • Gas appliance fireplace, Bi-fold accordion door, Extended covered patio
- Den: • Door
- Den / Storage: • Bedroom 5 with bath 4
- Bath 4: • Medicine cabinet
- Garage: • Service door with stoop
- Floor Options: • Tandem garage and bedroom 6 with bath 5
- Bath 5: • Medicine cabinet

Second Floor Options

- Master Bedroom: • Balcony
- Master Bath: • Super master bath
- Bath 3: • Medicine cabinet
- Laundry: • Base and upper cabinets, Sink



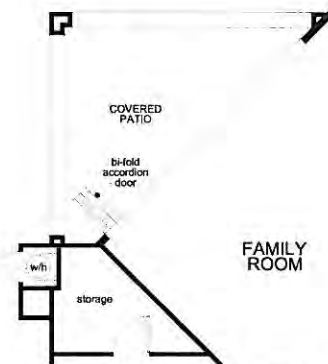
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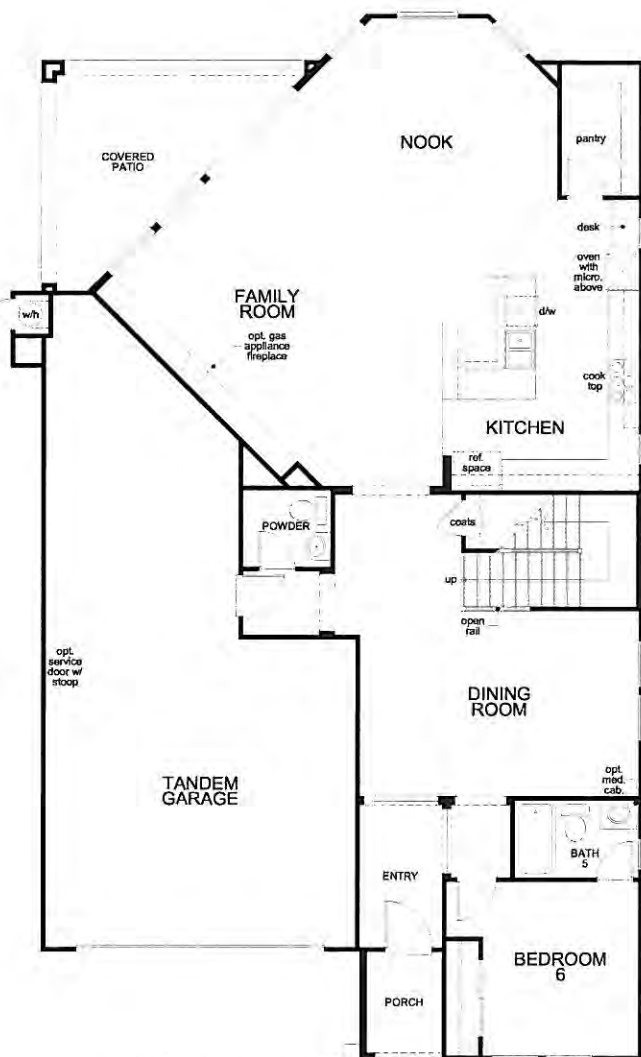
First Floor Additional Options RESIDENCE FOUR



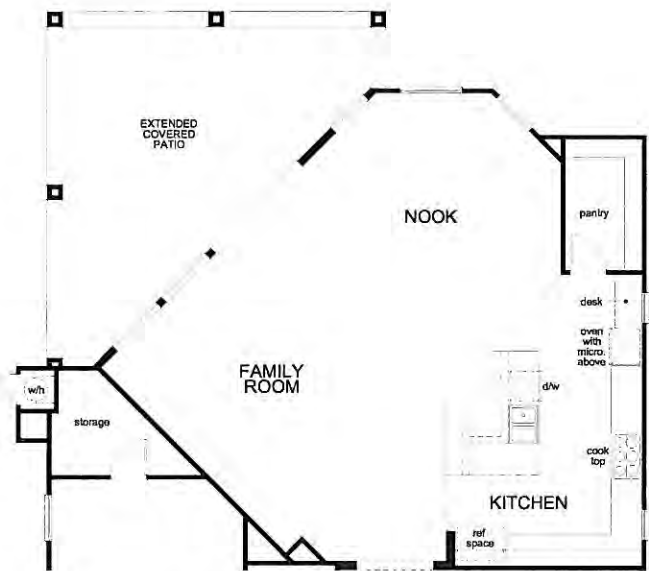
bedroom 5 with bath 4
at den and storage



bi-fold accordion door
at family room



tandem garage and bedroom 6 with bath 5
at first floor
(reduces livable square footage to 3,756 sq. ft.)



extended covered patio



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Second Floor Additional Options RESIDENCE FOUR



super master bath



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Vistas at Rancho Santalina - Plan 239.3598 - 03/08/13



RANCHO SANTALINA - VISTAS

INCLUDED FEATURES

INSIDE YOUR HOME

10-year KB HOME Limited Warranty
Air conditioning
Smoke detectors
Carbon monoxide detectors
Interior laundry room
Linen closets
Cable/Phone outlets (pre determined locations)
Polished chrome interior door hardware
9 foot ceiling height at first floor, 9 foot ceiling height at second floor
6 panel colonist interior doors
Dead-bolt lock on front entry and garage entry
Carpet at family room, living room, stairs, loft, and all bedrooms
Ceramic tile flooring at kitchen, master bath, secondary baths, laundry and entry

LIVING AREAS

Great Room (per plan)
Living Room (per plan)
Dining Room (per plan)
Family Room (per plan)
Large Walk-in Closets (per plan)
Den (per plan)
Loft (per plan)
Vinyl wardrobe doors (per plan)
Paint grade stair rail system
Decora rocker light switches

KITCHENS

Pantry (per plan)
Designer Moen chrome faucet
Granite slab countertops at kitchen
Double compartment stainless steel sink with waste disposal system
Whirlpool stainless steel appliances including:
Multicycle Dishwasher
Gas cooktop
Built in oven
Vented Range Hood
Built in microwave
White Thermafoil cabinets
Recessed can lights (pre-determined locations)

BATH

Designer Moen chrome faucets
E stone countertops with 4" backsplash at full bathrooms
White Thermafoil cabinets
Acrylic tub and separate shower with ceramic tile surround at master bathroom
Fiberglass tub/shower at secondary bathrooms
Dual sinks at master and secondary bathrooms
Pedestal sink at powder
Mirrored medicine cabinets at all full baths

OUTSIDE YOUR HOME

Underground utilities
Concrete driveway and walkways
Concrete tile roof
Full side and rear yard fencing with access gate
2 car garage with interior access
Exterior WP outlets at front entry and rear entry
Screens on all moving windows and sliding glass doors
Hose Bibbs at front and rear of house
Porch and patio lights
Garage door opener

ENERGY CONSERVATION FEATURES

Insulated exterior walls and ceilings that meet or exceed current California energy standards
Energy efficient gas forced air heating
Energy efficient door weather Stripping
Water saving plumbing fixtures
Ultra low-flow toilets
Low-flow shower heads
Dual glazed vinyl windows and sliders
50 gallon water heater
Radiant roof barrier
Solar power packages

UPGRADE CHOICES

ROOM OPTIONS

Bedrooms (per plan)
Bathrooms (per plan)
Gas appliance fireplace (per plan)

LIVING AREAS

Cabinet Packages
Sound systems
Home theater packages
Flooring Upgrades
Wood blinds
Shutters
Ceiling fan prewire
2 and 4 Panel interior doors
Light fixture packages
Electrical packages
Rounded drywall corners
Mirrored wardrobe doors
Upgraded stair rail systems

KITCHENS

Upgraded appliances
Variety of countertops
Variety of cabinets
Variety of plumbing fixtures
Refrigerator cabinet

BATHS

Variety of countertops
Variety of cabinets
Plumbing fixtures
Acrylic tub with separate shower and a variety of tile surrounds at master bathroom
Full shower at secondary baths (per plan)
Medicine cabinets

OUTSIDE YOUR HOME

Garage outlet package
Garage service door with stoop
Garage coach lights
Rain gutters
Upgraded solar power packages
Gas stub for BBQ
Tankless water heater
Net Zero Home options available

For a complete list of options on RANCHO SANTALINA - VISTAS please see our sales representative or KB Home Studio design consultant.

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