
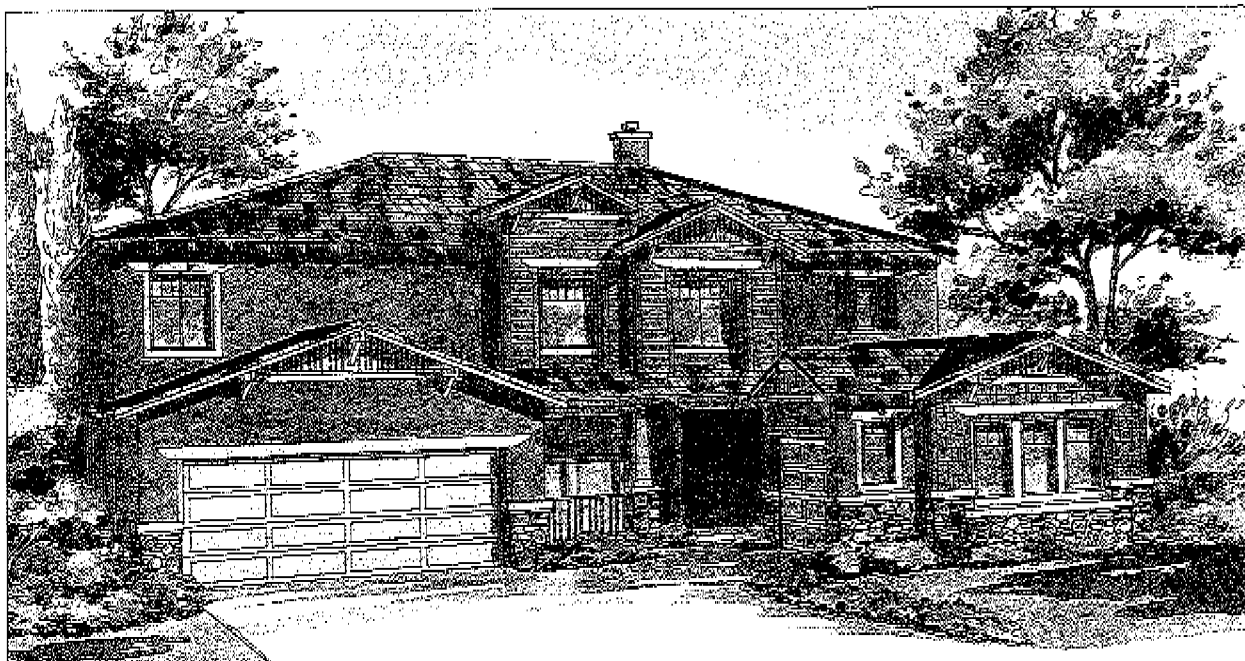




New adventures. New best friends.

There's nothing like a great adventure—it could be the 1,600 acres of wide open space that satisfies your soul. Or the endless hiking and biking trails that bring out the explorer in you. Maybe it's an evening stroll to your favorite restaurant that sounds thrilling. Or meeting a new friend for espresso that seems most adventurous of all. Whatever the pursuit Terreno offers everything you've been looking for—a sophisticated community with home designs and floorplans as interesting as the neighborhood. And with a master bedroom with private retreat, a quiet courtyard, and sunny morning room with views of majestic Black Mountain, you may even discover staying home is the best adventure of all. 

Terreno is designed to make life a little more interesting and a lot more fun—from spectacular views to sun-baked barbecues, this is the home you've been waiting for.



CASTELLO

[CASTLE] This stunning two-story home features a MORNING ROOM at the kitchen, perfect for breakfast and family dinners and an upstairs loft for the kids to play, work on some homework or even as a home office for you. The exterior reflects the architectural influences of the CRAFTSMAN STYLE with stone accents and shingle and siding elements.

features

TWO STORY

3,802 SQUARE FEET

5 BEDROOMS PLUS
RETREAT, STUDY, AND LOFT

4 1/2 BATHS

2 CAR GARAGE AND
1 CAR SPLIT GARAGE



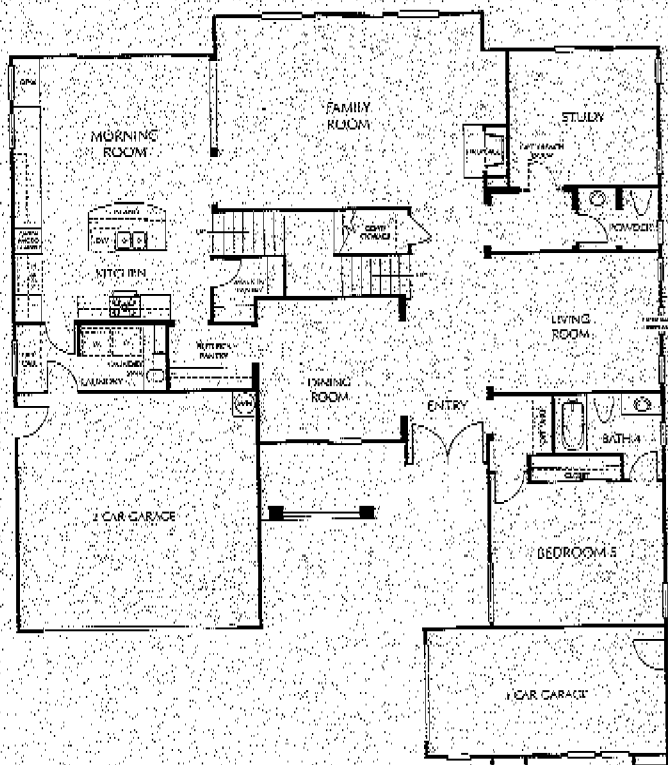
The influences of Spanish architecture can be seen in the turreted entry, arch details and the exposed style rafter tails.



This home, highlighting the cottage style architectural exterior details, features a charming front porch and stone accents.

PLAN 2 B • TWO STORY

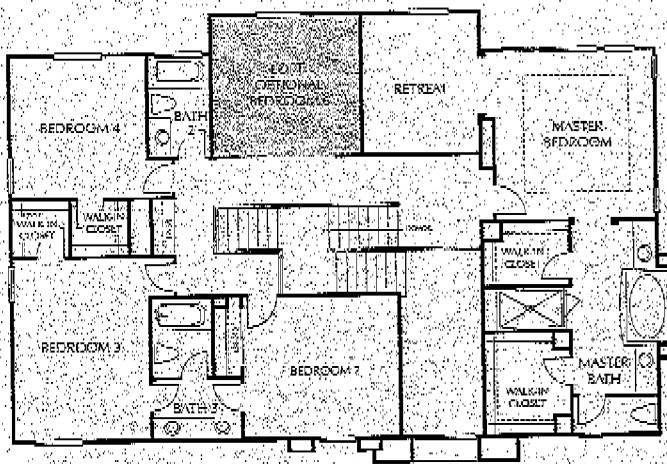
FIRST STORY



Optional Bedroom 6 at Loft

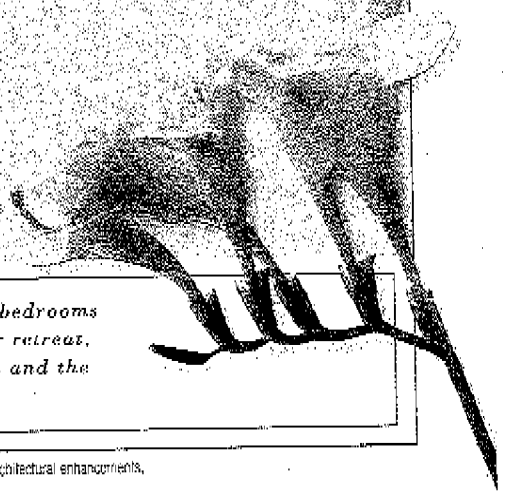
This optional bedroom is perfect for the growing family. Change the loft into a bedroom and everyone has their own space.

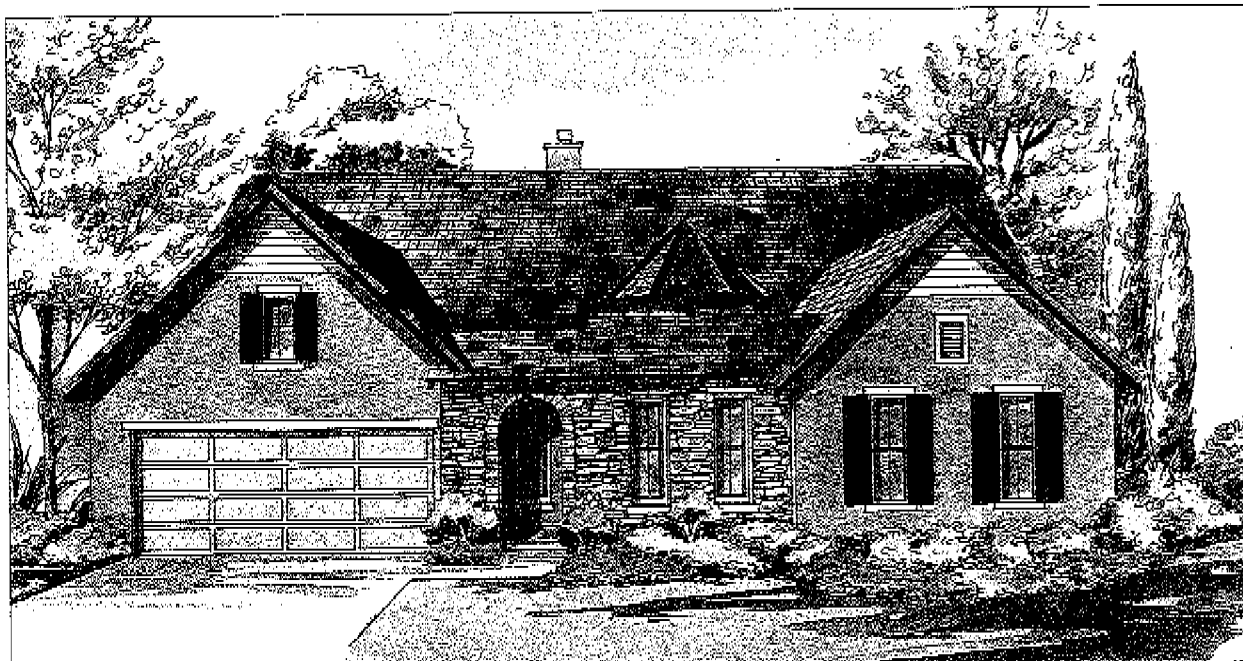
SECOND STORY



This home combines all the elements needed for great family living. Five bedrooms offers everyone their own room plus the space to spread out at the master retreat, downstairs study and upstairs loft. Add in the morning room at the kitchen and the great family room and there's style and inspiration in every corner.

Exteriors, square footages, architectural details, included front yard landscape and hardscape, porches, balconies and windows vary per elevation, architectural enhancements, options and locations. Square footages are approximate.





PLANNING FIORE

[WILDFLOWER] This spectacular home combines the graciousness of a single story home with the fun and function of an UPSTAIRS LOFT SUITE. The cottage style architecture features siding details at the CABLE ROOFS and stone accents at the courtyard entry while creating a charming appearance as you approach this wonderful home.

features

TWO STORY

3,918 SQUARE FEET

**5 BEDROOMS PLUS STUDY,
LOFT, AND TECH CENTER**

4 BATHS

5 CAR TANDEM GARAGE



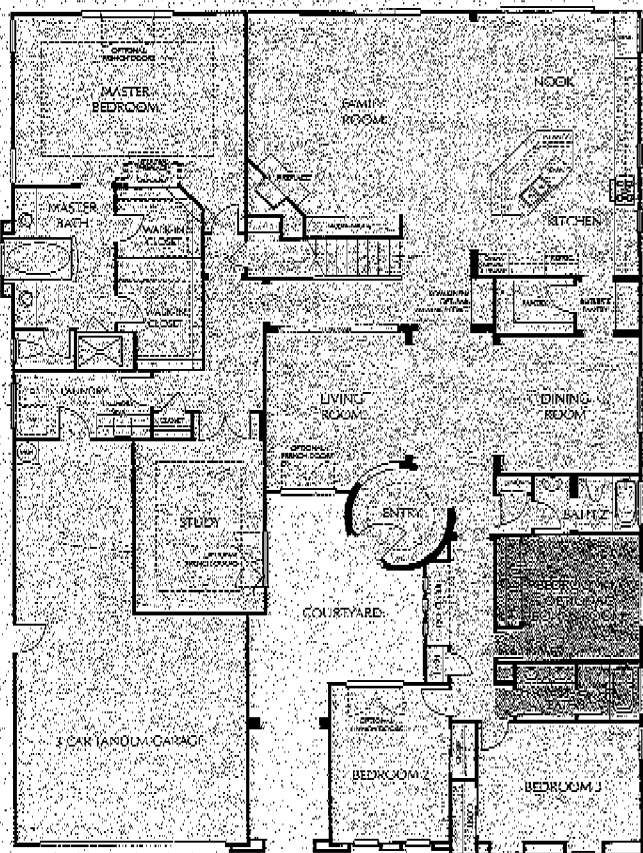
A rooftop finial, arches and curved roof tiles all accent the Spanish flavor of this architectural style.



The exterior styling of this home is reminiscent of Italian architecture with crown molding-like detailing at the turret and stucco detailing that creates a flowing villa feel.

PLAN 1CX • TWO STORY

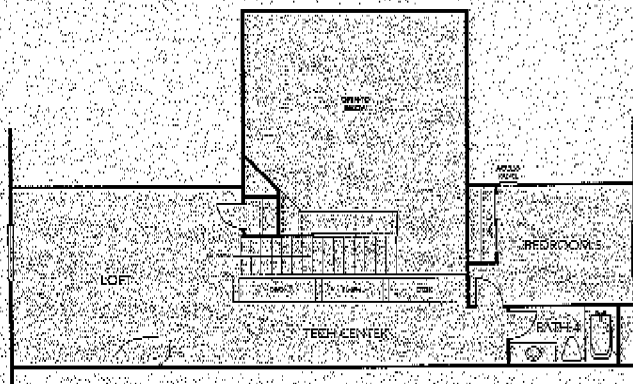
FIRST STORY



Optional Bonus Room at Bedroom 4

This optional bonus room is the perfect spot for a home office or media room. Add an over stuffed chaise lounge, a great book and create a cozy getaway.

SECOND STORY



This home combines the best of both worlds; an open and inviting single story style design as well as an upstairs loft and suite retreat. Enjoy the downstairs master suite even more by adding French doors for access to your backyard. Add a spa and create a private oasis. The upstairs loft and suite is ideal for visiting guests or your teen's getaway.

Exteriors, square footages, architectural details, included front yard landscape and hardscape, porches, balconies and windows vary per elevation, architectural enhancements, options and locations. Square footages are approximate. NOT SHOWN IN MODEL COMPLEX

Plan 1
#13800.
M. La Ros-Bonds = 2
A. Sp. Suite
1.97
B. Sq. Ft. 54600.





PLAN TO

RIVA

[RIVERBANK] This beautiful courtyard is a GRAND ENTRANCE for guests and neighbors who are coming to visit you at your new home. The exterior of this beautiful plan highlights elements of COTTAGE-STYLE ARCHITECTURE with the stone accents and shutter details to create a cozy and inviting ambiance.

features

SINGLE LEVEL

3,175 SQUARE FEET

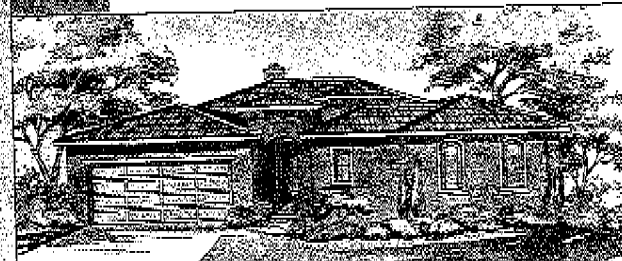
4 BEDROOMS PLUS STUDY

3 BATHS

3 CAR TANDEM GARAGE

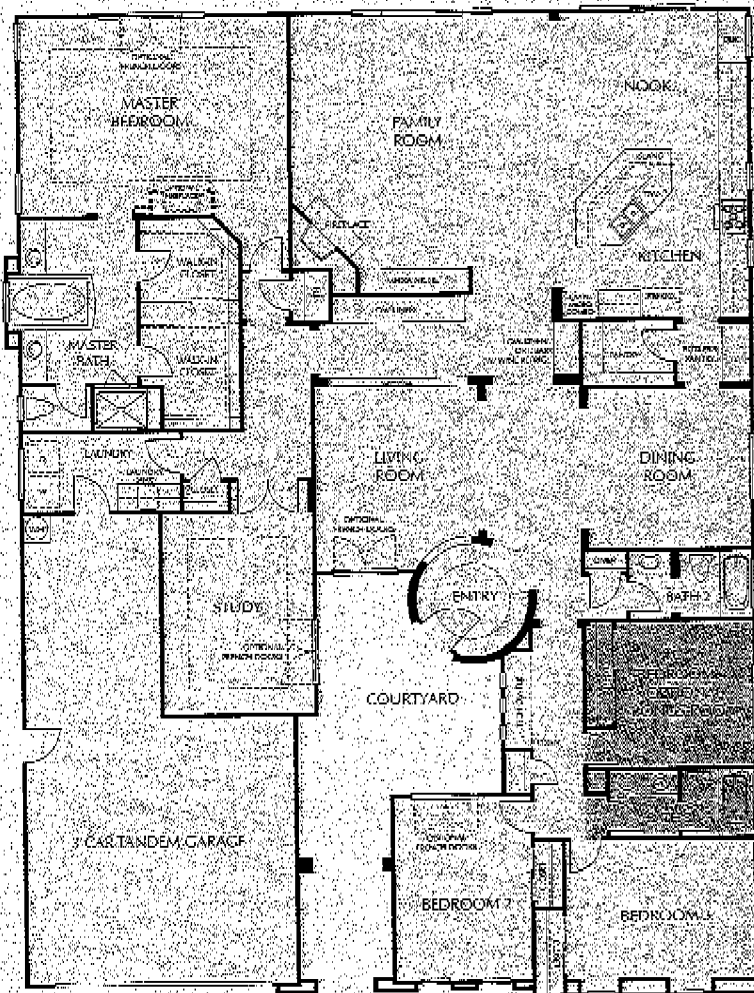


This Spanish style exterior highlights the architecture of early California with its arched details and curved roof tiles.



The stucco detailing and corbel ended rafter tails at the roof line accent the Italian architectural elements of this distinctive exterior.

PLAN 1C • SINGLE STORY



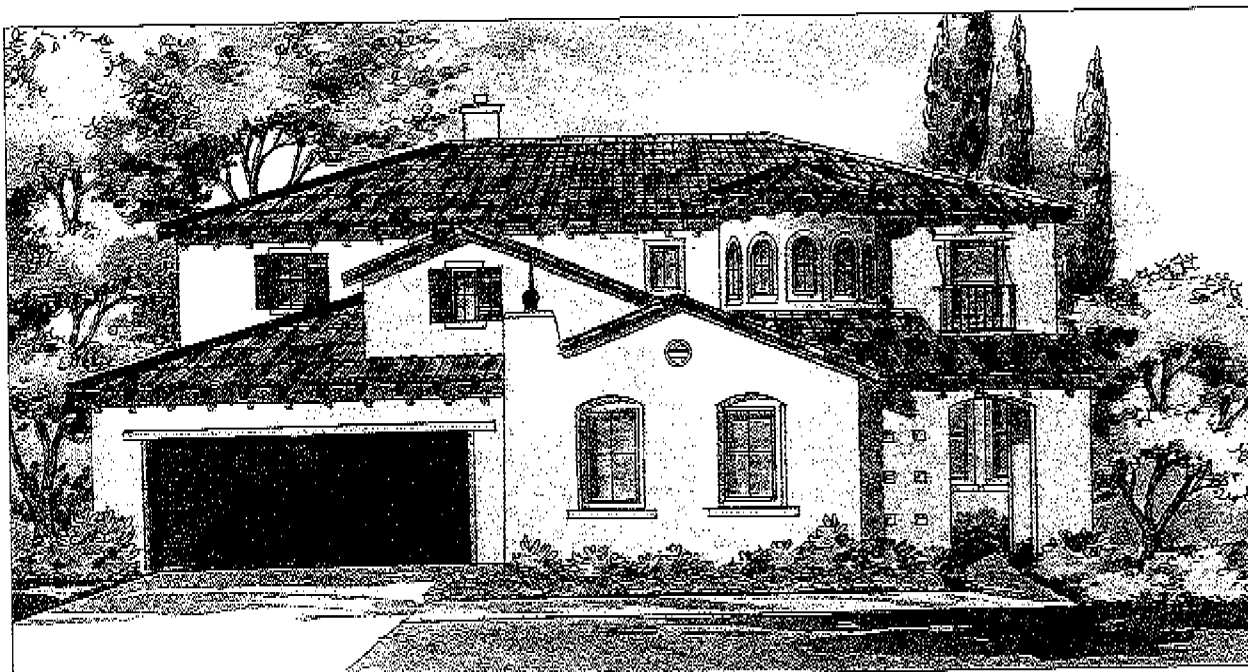
Optional Bonus Room in Bedroom 4
shown in model

Transform this bonus room into your home theatre haven or maybe simply a quiet escape for reading and meditating.

A place we hope you would like to call home. Enjoy the openness of this kitchen, nook and family room area. Add a couple bar stools to this generous sized island and you have the perfect spot for a quick bite to eat on the go.

Exteriors, square footages, architectural details, included front yard landscape and hardscape, porches, balconies and windows vary per elevation, architectural enhancements, options and locations. Square footages are approximate.





TRAMONTO

[SUNSET] The SPECTACULAR TURRET ENTRY highlights the exterior Spanish detailing of this two-story home with a decorative iron balcony and roof top finial. Featuring a great sized kitchen with lots of cabinetry and storage as well as an oversized kitchen island and CONVENIENT EATING BAR, this home makes entertaining a breeze whether it's the kids baseball team or an intimate dinner party.

features

TWO STORY

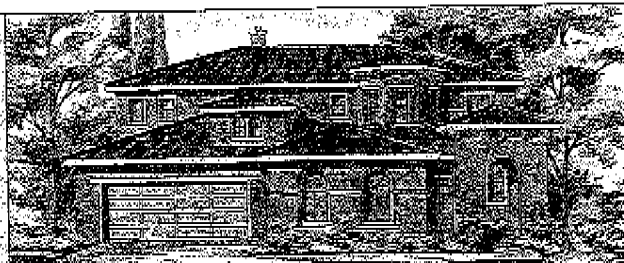
3,990-4,288 SQUARE FEET

**5 BEDROOMS PLUS STUDY
AND TECH CENTER**

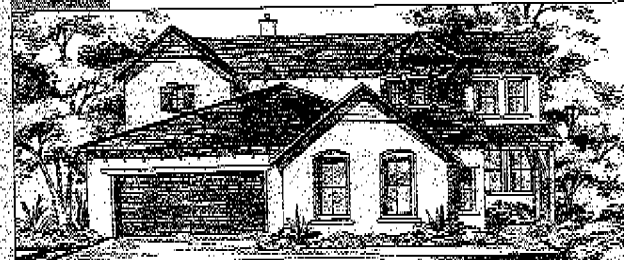
4 1/2 BATHS

**2 CAR GARAGE AND
1 CAR SPLIT GARAGE**

**OPTIONAL CASITAS AT
SINGLE CAR GARAGE**



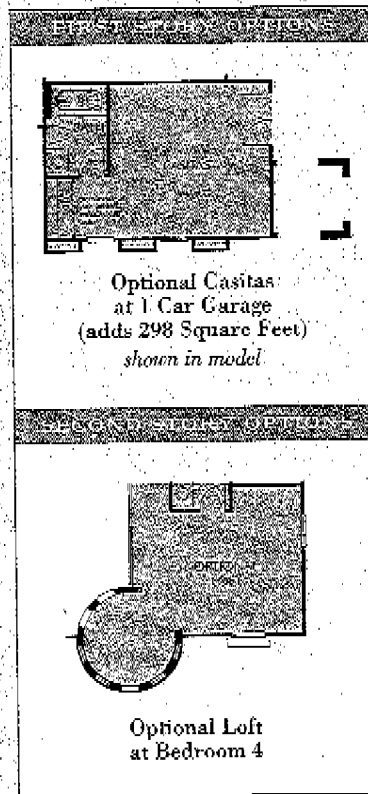
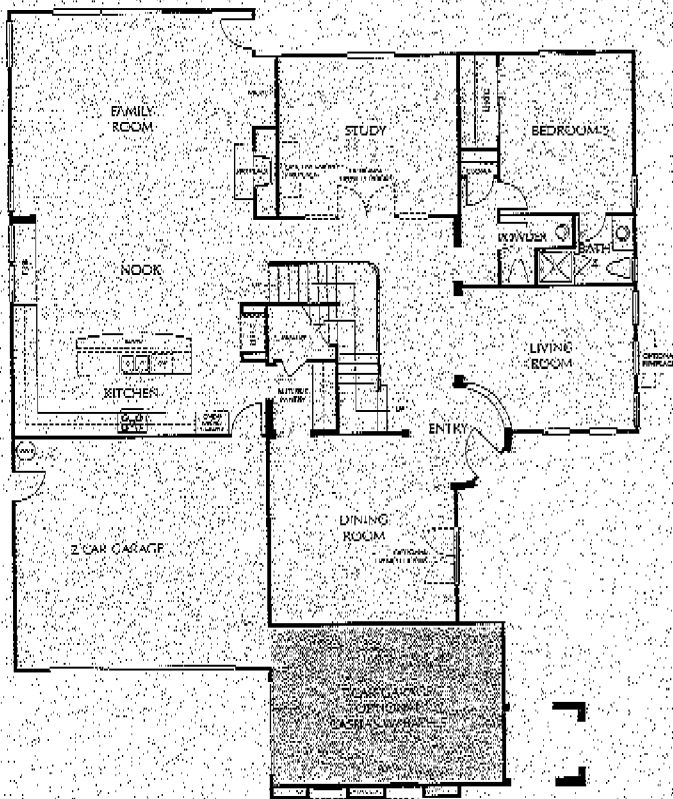
The Italian style architectural details of this home focus on the stucco accents, corbel ended rafters and decorative iron details.



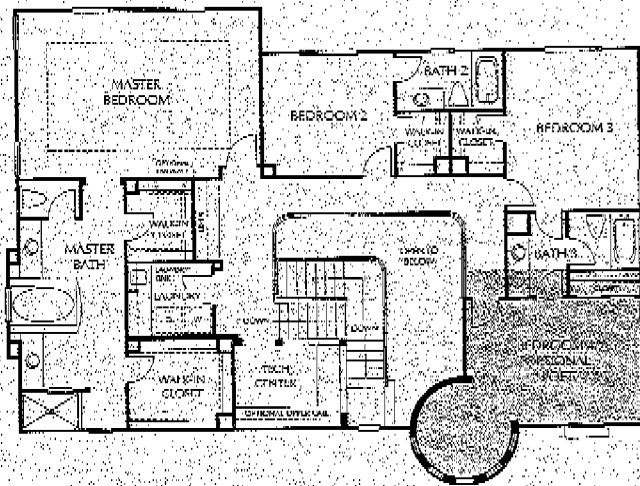
With a charming entry porch, siding elements at the gabled roof lines and stone accents at the turret, this exterior style highlights many of the Craftsman-style features that are so popular.

PLAN 3A • TWO STORY

FIRST STORY



SECOND STORY

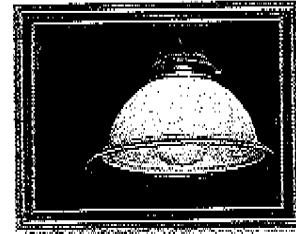
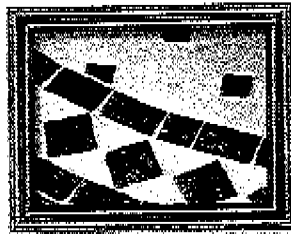


Featuring a downstairs bedroom with its own private bathroom and 4 more bedrooms upstairs, this home is ideally set to host guests coming to visit while giving the family plenty of room upstairs. You may just find your guests love this home so much they don't want to leave. The separate dining room and living room as well as a study give you plenty of entertaining spaces and room to enjoy the company of friends and family.



Exteriors, square footages, architectural details, included front yard landscape and hardscape, porches, balconies and windows vary per elevation, architectural enhancements, options and locations. Square footages are approximate.

I F F B U L N O



GRAND RELAXATIONS

Custom stain grade maple or euro style white ROYAL cabinetry

Hand set 8x8 white ceramic tile countertops at "his" and "hers" dual basins

Elegant acrylic oval tub and separate shower with 8x8 white ceramic tile surrounds

Deluxe MOEN faucet and shower controls with chrome finish (also in Secondary Baths)

Frameless-style clear safety glass shower enclosure at Master Showers

Spacious walk-in closets for extra storage

Mirrored salon door at Master Bedroom walk-in closets

Frameless beveled mirrored medicine cabinet at Master Bathroom

Decorative coffered ceilings in Master Suite

Chrome finish decorator light fixtures (also in Secondary Baths)

A SOLID FOUNDATION

Post tension foundation

Engineered wood second floor truss joint system

Copper plumbing throughout

Cast iron wall drain pipes for quieter return

12" moisture stop treatment at windows

Braided stainless steel water supply lines

YOUR PERSONAL ENVIRONMENT

Dual zoned air conditioning with flush mount digital thermostat

Energy-efficient dual zoned heating system with night set back function

Deluxe dual glazed low e-glass vinyl MILGARD windows

Fully insulated exterior walls and ceilings with weather stripping at all exterior doors

Water saving plumbing fixtures, 75-gallon high efficiency glass lined gas water heater

Gas-stub for energy efficient gas dryer

Interior fire sprinkler system with concealed sprinkler head

JUST FOR YOU (OPTIONS)

Upgraded flooring

Cherry or Beech cabinetry with color and stain upgrades, and maple cabinetry stain upgrades

Kitchen countertop and backsplash upgrades

Master and Secondary Bathroom countertops and surrounds in selected colors and styles

Retreat, Study, Living Room, and Master Bedroom fireplaces per plans

Well-designed built-in cabinetry options at selected media niches

Home theater and Surround Sound Systems

Intercom and security system

Central vacuum system

Additional phone, cable and electrical outlets

Outlet for electric dryer

Tub/Shower enclosures for Secondary Bathrooms

Jetted tub at the master bath with in-line heater

Appliance upgrades:

- STAINLESS appliance package
- KITCHEN AID package
- PROFESSIONAL SERIES package
- WHIRLPOOL super capacity washer and dryer
- KITCHEN AID 42" built-in refrigerator
- WHIRLPOOL warming drawer
- WHIRLPOOL wine chiller

Purified and filtered drinking water systems

Iron stair spindle package

Room options and convenient flex spaces

Optional paint packages

Water conserving hot water Demand system

Stool and Apron and Full Casing wood window wrap treatments

Elegant crown molding, chair rail and paneling

Arched interior door upgrade packages

Raingutters and downspouts

In our continuous effort to improve our communities, Stender Pacific Homes reserves the right to change maps, floor plans, elevations, specifications, materials, and included features, options and pricing without prior notice. All maps, plans, brochures, and renderings are an artist's conception and are not intended to be actual depictions or to scale. Square footages and dimensions are approximate. Windows, window locations, balconies, garages, driveways, walkways, fencing, landscaping and walls, if included, and floorplans will vary per plan, lot and elevation. The model homes are a depiction of floorplans with options and features specific to the model homesites that may or may not be available at other locations. Model homes show enhanced landscaping and hardscape which is not available through the option program. Product type of homes is subject to availability. Optional items may be included at an additional cost, subject to option cut-off dates.

FERRERO



Looking for all those distinctive features that will enhance your home? Whether it's maple cabinetry, front yard landscaping, an upgraded dishwasher, or a programmable thermostat for your air conditioner, discover all the wonderful amenities and possibilities listed below.

INITIAL SENSATIONS

Designed by renowned, award-winning architects, the Woodley Group, these homes capture the flair of European design, the style of American architecture and the lifestyle of southern California.

22 architecturally selected exterior color palettes highlighting a variety of distinctive craftsman, Italian, cottage or Spanish inspired architectural detail appointments

Custom hand-applied "sand" stucco exterior finish

Quality, Fire resistant, durable concrete roof tiles in architecturally blended color palettes

Dramatic 8' solid wood painted entry door with lites in top pane in architecturally determined designs

Stylish Venetian bronze entry door hardware with dead bolt lock

Elegant exterior coach lighting complimenting specific architectural elevation styles

Front yard landscaping and sprinkler system

Subterranean drain system engineered for each specific homesite and corod underneath sidewalk

Side and rear yard fencing with gate

Finished concrete entry walkway and driveways

Fully drywalled and textured three car garages for extra storage and convenience

High quality insulated sectional steel roll up garage doors

Electronic garage door opener with two 1-button remote controls

BBQ stub at rear of home

Convenient weatherproof exterior electrical outlets

Lighted designer address plates

INNER CONTEMPLATIONS

Elegant interior architectural details and well designed floorplans for your living enjoyment

Dramatic entries with 12x12 hand-laid ceramic floor tiles

Family room wood-burning fireplace with log lighter, valve and glass doors featuring classic brick fireplace surround, hearth and brick mantel

Stylish, maple staircase system with maple handrail, maple skirtboard and kickboards, maple false tread and riser at open side and painted balusters

Oversized 3 1/4" Newport wood baseboards and 2 1/4" Newport door casings

Two coats of water base enamel on all interior trim and swing doors

Structured wiring program with multi-port outlets including high-speed category 5 phone wiring in all bedrooms, retreats, dens, tech areas and Kitchen, RG-6 shielded coaxial cable in all bedrooms, retreats, dens, tech areas and Family room and pre-wired for future DSS

Custom radius, bullnose wall corners

Dramatic volume ceilings

Cracious raised panel interior doors with Venetian bronze levered door hardware

Distinctive lighting fixtures and architecturally specified recessed lighting

Designer selected lighting packages at baths and Powder Bath

Ceiling mounted light fixtures in all Secondary Bedrooms

Silent touch rocker switches and electrical receptacles throughout

Handset 8x8 white ceramic tile surrounds in Secondary Baths

Elegant raised panel secondary bi-pass closets doors at Secondary Bedrooms

Convenient interior laundry room with built-in sink with handle faucet and pull-out spray, base cabinet, upper cabinet and convenient laundry pole

Custom framed portrait mirror at powder bath

CULINARY COMFORTS

Kitchens designed for maximum efficiency and minimum effort

Handset 8x8 custom white ceramic tile with 6" backsplash and full backsplash at the cook top

Deluxe maple stain-grade or euro-style white ROYAL cabinetry with vinyl lining, side drawer guides, adjustable shelves and concealed European hinges

WHIRLPOOL appliance package in a choice of black or white includes:

- KITCHEN AID 36" gas cooktop with 5 sealed burners
- 42" IMPERIAL cooktop hood vented to outside with cabinetry surround
- WHIRLPOOL Gold 50" self-cleaning oven/microwave combination
- WHIRLPOOL Gold self-cleaning convection oven
- WHIRLPOOL Gold 5-cycle dishwasher

Convenient kitchen island workstations with cabinetry storage

Inviting breakfast nooks

Spacious pantries with built-in shelving for kitchen storage

Dual-Compartmented white cast iron sink with deluxe single handle faucet with pull-out spray and soap dispenser

Under cabinet task lighting

Low noise heavy-duty garbage disposal

Refrigerator space plumbed for icemaker waterline