Residence 1

- Single Story
- 1,998 Square Feet
- 2 Bedrooms, 2 1/2 Baths
- Study
- Great Room
- 2-Bay Garage
- Optional Bedroom 3 at Study

Floor plan shown is a "Mission" elevation.

1 ~ Mission
1 ~ California Bungalow
1 ~ Italian Tuscan
Residence 1x
(not modeled)

- Two Story
- 2,466 Square Feet
- 4 Bedrooms, 3 1/2 Baths
- Loft
- Great Room
- 2-Bay Garage
- Optional Bedroom 5 at Loft

Floor plan shown is a "Mission" elevation.

1X ~ Mission
1X ~ California Bungalow
1X ~ Italian Tuscan
Residence 2

- Two Story
- 2,730 Square Feet
- 4 Bedrooms, 3 Baths
- Loft
- Great Room
- 2-Bay Garage with Storage
- Optional Bedroom 5 at Loft

Floor plan shown is a "Italian Tuscan" elevation.

2 - Mission
2 - California Bungalow
2 - Italian Tuscan
Residence 3

- Two Story
- 2,982 Square Feet
- 3 Bedrooms, 3 1/2 Baths
- Study
- Bonus Room
- 2-Bay Garage with Storage
- Optional Bedroom 4 and Bath 4 at Study
- Optional Bedroom 5 at Bonus

Floor plan shown is a “California Bungalow” elevation.

3 ~ Mission
3 ~ California Bungalow
3 ~ Italian Tuscan
FEATURES

EXTERIOR AMENITIES
Designed by award winning Starch Architecture & Planning
Concrete driveways and walkways
Covered entries
Distinctive exterior styles
Designer selected exterior colors with light texture stucco finish
Fally dry-walled garages with garage door opener
Sectional steel, insulated, roll-up doors
Fire resistant concrete tile roofs
Vinyl dual pane windows
ThermAla raised panel entry doors
Underground utilities

INTERIOR AMENITIES
13' x 13' Ceramic tile flooring
Raised panel wardrobe doors
Pre-finished Maple cabinetry
Upper cabinets in laundry (per plan)
Plush carpeting in choice of designer colors
Central air conditioning
Sculpted bulnoce drywall corners
Pre-wired for cable in Great Room and all bedrooms and CAT 5 phone wiring in Great Room, Kitchen, and all bedrooms
Interior laundry rooms with laundry sink and engineered stone countertops
Detailed trim package

GOURMET KITCHENS
Bright, airy kitchens with granite slab countertops
White-on-White General Electric appliances
36" electric oven (residence 1 and 1x)
Electric double oven (residence 2 and 3)
36" gas cooktop with 5 sealed burners
Microwave hood combo above cooktop
eFire cycle dishwasher (Energy Star)
Generous pantry storage
Waste disposal
Plumbed for ice maker
Custom crafted pre-finished Maple cabinetry
White pressed steel double compartment sink with Moen faucet
Spacious islands
Butler's pantry (select locations)

MASTERSUITES
Engineered stone Pullman countertops with dual china sinks
Tile shower and tub surround with engineered stone deck
Spacious walk in closets
Separate dressing, bath and compartmentalized water closet
Moen plumbing fixtures
Full width vanity mirror
Pre-finished Maple cabinets

SECONDARY BATHS
Fiber glass tub/shower with stamped tile surrounds
Engineered stone Pullman countertops with china sink
Moen plumbing fixtures

ENERGY EFFICIENT & SAFETY FEATURES
Economical central gas forced air heating with pilotless ignition and night set back thermostat
Pilotless cooktop
Low flow shower heads and toilets
Energy efficient tankless gas water heater (Energy Star)
Energy efficient dual pane windows
Energy efficient recessed lighting fixtures and switches
Insulated ThermaTru entry doors with weatherstripping
Advanced warning smoke detectors
Radiant barrier roof sheathing assists in reducing home energy usage
Direct vent gas fireplace

OPTIONAL AMENITIES
Pre-finished cabinet colors and style upgrades
Upgraded stainless steel kitchen appliance package
Refrigerator, Washer/Dryer
Choice of colored ceramic, granite and marble tiles
Granite and marble slab counter upgrades
Mirrored bypass closet doors (plan specific)
Upgraded back-splashes and door casings (per plan)
Crown molding (diningroom and master bedrooms)
Stair rail upgrades
Wood mantle upgrades
Clear and obscure tub/shower enclosures
Additional electrical upgrades
Phone, TV and computer networking packages
Security systems
Window treatments

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