

The Estates at Mystic Mountain



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DISTINCTIVE FEATURES & AMENITIES

Architecturally Enhanced Elevation Designs:

- Architecturally enhanced exterior elevation designs
- Boral roof tile pre-selected to enhance the architectural theme of the home
- White vinyl, dual-glazes, low E glass windows with screens (excluding decorative dormers); architectural grids per plan
- Raised panel steel sectional garage door with decorative glass
- Garage door opener (1/2 h.p.) with two controls on two-car garage doors
- Six-panel painted front door with satin nickel handle set
- Front door bell with chimes
- Front yard landscaping including sod, planter areas and street trees (per plan)
- Automatic six-station irrigation system in front yard with timer
- Hose bibs (per plan)
- Designer selected exterior light fixtures to compliment the architectural theme
- Illuminated address panel
- Exterior stucco surfaces colored by Omega Acrylic Stucco System and accent colors in acrylic paint
- Full side and rear yard fencing with side gate access
- Broom finished concrete driveway and walkways
- Professionally selected exterior color combinations to compliment the architectural theme and enhance the community
- Weatherproof electrical outlets at front and rear of home
- Gutters

Custom-Quality Interiors:

- Ceramic tile flooring at entry, kitchen, utility & baths
- Spacious high ceilings in living areas (per plan)
- 8' high entry door
- 36" gas fireplace with raised hearth (per plan)
- Rounded drywall corners on all walls excluding doors and closet openings
- Décor style rocker light switches
- 8' white two-panel interior doors
- Interior doors with brushed nickel lever handles and hinges
- Ceiling fan with reversible speed in family room and master bedroom
- Recessed lighting (per plan) in kitchen, select hallway locations, bathroom vanities, and other select areas to enhance architectural features
- Electric smoke detectors
- Utility room with laundry sink
- Tankless Rinnai Insulated water heater, standard w/ wifi module & built in circulation pump
- Two-tone paint; semi-gloss in kitchen, bathrooms and utility rooms; flat latex in all other rooms
- Air conditioning system



Electronic Enhancements:

- RG6 cable wire with outlets in the entertainment/media center niche, master bedroom, secondary bedroom and den (per plan)
- Category 5 telephone wire to all telephone locations in the
- kitchen/nook; master bedroom and secondary bedrooms (per plan)

Efficient Kitchens Designed for the Gourmet Chef or the Busy Family:

- Birch cabinetry with recessed panel doors and frames with choice of stain and concealed hinges
- Granite slab countertops
- GE appliance package standard stainless steel includes:
 - -36" gas cooktop with sealed burners and microwave hood combo
 - -Self-cleaning double ovens
 - -Dishwasher
 - -1/2 Horsepower garbage disposal
- Refrigerator space pre-plumbed for an ice-maker
- Stainless steel double bowl sink
- Stainless steel vegetable sink (per plan)
- Decorator style Kohler stainless steel kitchen faucet with pull out sprayer
- Separate pantry with optional glass doors (per plan)

Luxurious Master Suites:

- Large oval (60" X 42") white acrylic soaking tub with deck mounted Kohler faucet (per plan)
- Dual sink vanity with 12" X 12" handset ceramic tile countertop and 6" backsplash
- Self-rimming china sinks with white porcelain finish

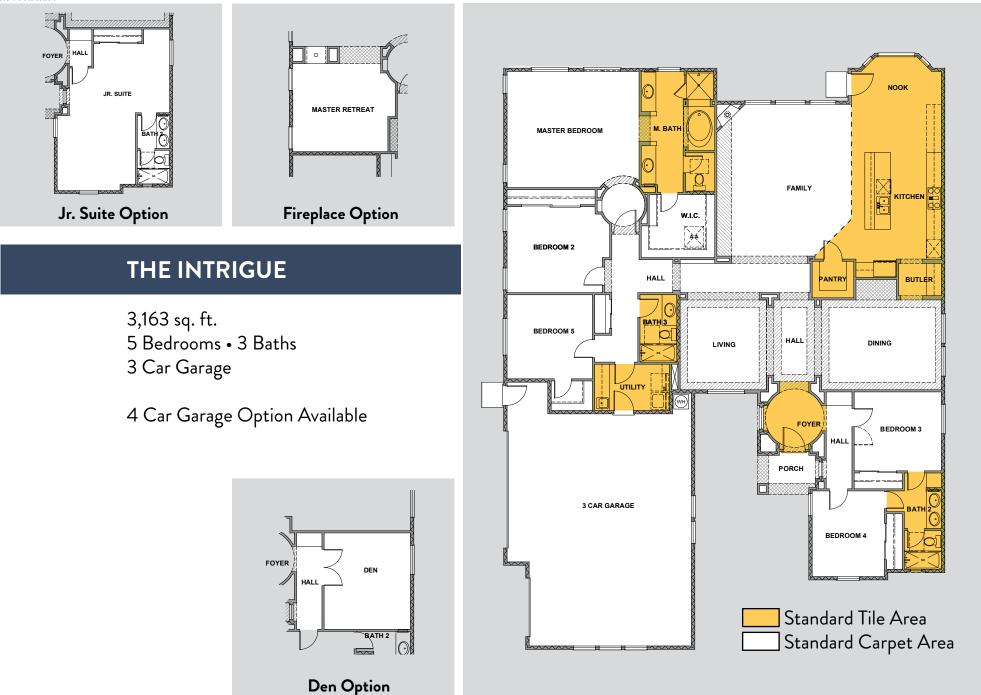
- Handset ceramic 12" X 12" shower floor and surround with corner shampoo shelf
- Decorator selected matching towel bar accessories, faucets and light fixture package to include:
 - -Towel bar, towel ring and paper holder in brushed nickel
 - -Split spread Kohler faucets in brushed nickel
 - -Brushed Nickel light fixture above vanity
 - -Recessed can lights over shower and tub (per plan)
- 42" high master vanity mirror to the width of the countertop
- Recessed medicine cabinet with beveled glass door
- Spacious walk-in closet
- Private water closet with elongated toilet
- Moisture prevention exhaust fan in bathroom ceiling

Stylish and Efficient Secondary Bathrooms:

- Shower over tub combination with shower curtain rod
- Handset ceramic 12" X 12" bath/shower surround with corner shampoo shelf
- Single sink vanity with 12" X 12" hand set ceramic tile countertop and 6" backsplash
- Self-rimming china sink with white porcelain finish
- Decorator selected matching towel bar accessories, faucets and light fixture package to include:
 - -Towel bar and paper holder in brushed chrome finish
 - -Center-set Kohler faucet in brushed nickel
 - -Light fixture above vanity in brushed nickel
- 42" high vanity mirror to the width of the counter top
- Recessed medicine cabinet with beveled glass door



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THE INTRIGUE 3163 square feet

Elevation A







Elevation C







THE SHOWCASE

3,244 sq. ft. 5 Bedrooms • 3 Baths 3 Car Garage

4 Car Garage Option Available







THE SHOWCASE 3244 square feet

Elevation A



Elevation B

Elevation C





THE TEMPTATION

3,588 sq. ft. 5 Bedrooms • Den Option 4 Baths • 3 Car Garage

4 Car Garage Option Available





THE TEMPTATION 3588 square feet

Elevation A



Elevation B



Elevation C

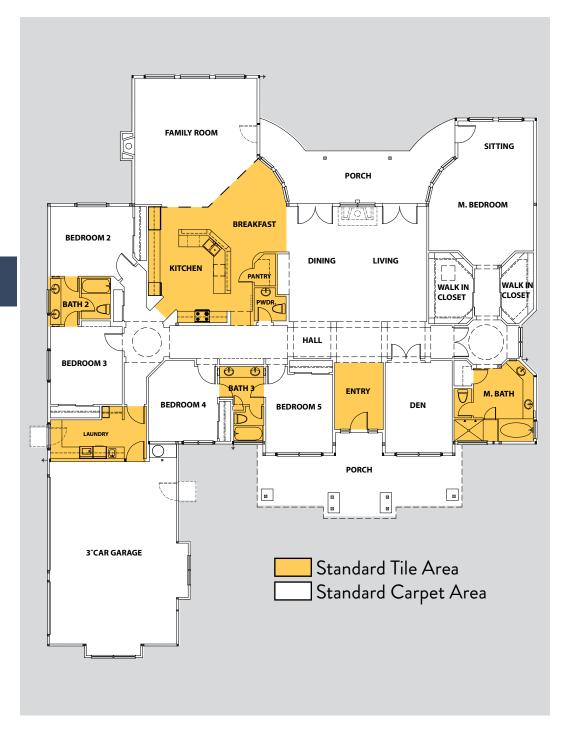




THE EMPRESS

4,300 sq. ft. 5 Bedrooms plus Den 3 ½ Baths • 3 Car Garage

4 Car Garage Option Available





THE EMPRESS 4300 square feet

Elevation A



Elevation B



Elevation C





OPTIONAL GARAGE ADDITIONS

2 Car Garage



3 Car Garage



Double RV Garage







OPTIONAL CASITA ADDITION







LOT MAP









The Estates at Mystic Mountain

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