



**DESERT PLAINS**  
At Regency Park

*Modern Living at its Best*

*[www.artisannevada.com](http://www.artisannevada.com)*

# STANDARD FEATURES

## Desert Plains - Choose from 4 beautiful Models

### *ELEGANT EXTERIORS*

- Two distinct elevations per plan to choose from
- 2 - car garages
- Plan 2191 comes standard with 2 car plus tandem
- Full stucco exteriors with stone accents (per elevation)
- 30 year composition single roofs
- 2x6 exterior wall construction, living areas
- R-43, R-44 and R-49 ceiling insulation- varies per plan
- R-25 exterior wall insulation/R 10 foundation insulation
- Covered entries and welcoming porches
- Stylish exterior lighting
- Low-E windows with decorative front window grids
- Plastpro entry door, 2 panel with satin nickel handset
- 3 foot wide walkways
- Direct access from garage to home, side entry door to garage
- One garage door opener
- Illuminated address panel
- Professionally selected exterior color combinations
- Weatherproof electrical outlet at front and rear yards
- Hose bibs, one at front and one at rear (per plan)
- Garage interior fully sheet rocked and fire taped
- Good neighbor fence with 4' gate
- Standard Front Yard and Parkway Landscaping  
(3) Trees, (13) plants/shrubs approximately (300) sq ft lawn with irrigation planter areas to have DG and 2 x 6 fractured rock.
- Corner Lots  
(4) Trees, (24) plants/shrubs approximately (500) sq ft lawn with irrigation planter areas to have DG and 2 x 6 fractured rock.
- Rain Gutters Included

### *INTERIOR DESIGN FEATURES*

- Spacious 9' ceiling plates throughout home
- Birchwood Flat Panel Cabinets with three colors to choose from
- Granite countertops with 6" backspace, kitchen and baths
- LVP/Shaw foundation plank flooring in entry, kitchen, nook, baths, laundry
- 6' 8" 2-panel continental passage way doors
- Satin nickel door hinges and Milano door lever handles
- 2/1/4" Colonial door trim and 3 1/4 " Coronado base boards
- Bull-nosed rounded drywall corners through-out
- Decora-style rocker light switches in white
- Recessed canister lighting in kitchen and hallways
- Ceiling fan with light in family room
- Leviton telephone jacks and Cat-5 home run wiring in kitchen and master bedroom
- Leviton TV jacks, RG 6-home run wiring in master bedroom and family room
- Designer selected light fixtures in brushed nickel
- Decorative overhead lights in bedrooms





# DESERT PLAINS

- Master bedroom pre-wired for ceiling fan with light kit
- Interior laundry room with upper cabinets and a four foot florescent light fixture
- Gas and electric dryer hook-up
- Full central heating and air conditioning system
- 50 gallon insulated water heater

## ***MASTER SUITES***

- Large 60 x 42" one piece soaking tub/shower combo with chrome finish faucet set and curtain rod
- Dual sink vanities with granite counter tops and Delta Peerless 2 handle faucets in chrome
- Towel bar, towel ring and paper holder included in brushed nickel
- Self rimming china sinks with white porcelain finish
- Light fixture above vanity in brushed nickel
- Recessed can lights over shower and tub
- Raised master vanity with vanity mirror to be the width of the countertop and 42" high
- Spacious walk-in closet
- Private water closet with Kohler Sterling Elongated toilet, exhaust fan and light
- Moisture prevention exhaust fan in bathroom ceiling

## ***STYLISH SECONDARY BATHROOMS***

- 60 X 32 one piece tub/shower combo with curtain rod
- Single or double sink raised vanity with granite countertops, per plan
- 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 nickel and center set faucet in chrome finish
- Light fixture above vanity in brushed nickel
- 42" high vanity mirror to the width of the counter top
- Plan 2191 Powder Room: Pedestal sink with Delta Peerless 2 handle faucet in chrome towel bar towel rings and paper holder in brushed nickel 24 x 36 oval mirror with 1" bevel and light fixture above in brushed nickel Kohler Sterling Elongated toilet with exhaust fan

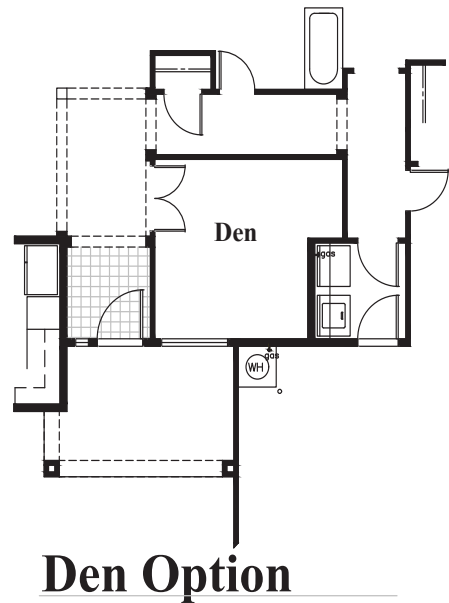
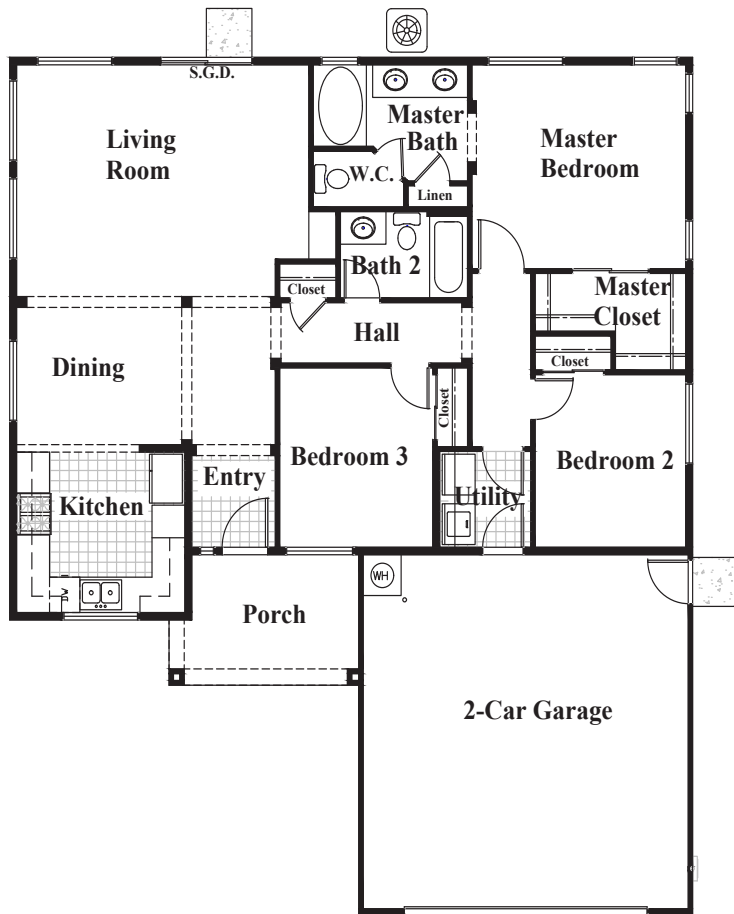
## ***EFFICIENT DESIGNER KITCHENS***

- Birch cabinetry with three stain colors to choose from - with concealed hinges and adjustable shelving
- Granite countertops with Kohler Middleton self-rimming stainless steel double bowl sink
- GE Appliance package in stainless steel featuring 30" gas range with 4 burners, self cleaning oven, microwave/hood combo
- 5 cycle dishwasher with power scrub wash system
- Refrigerator space pre-plumbed for ice maker
- 1/3 horse power garbage disposal
- Kitchen counter eating bar, per plan
- Delta Peerless pull down faucet
- Separate pantry with optional glass doors (per plan)



# THE SAGE

1,421 sq. ft. • 3 Bedrooms • 2 Baths • 2 Car Garage



**Floor Plan**



# THE SAGE

*1,421 sq. ft. • 3 Bedrooms • 2 Baths • 2 Car Garage*



**Elevation A**

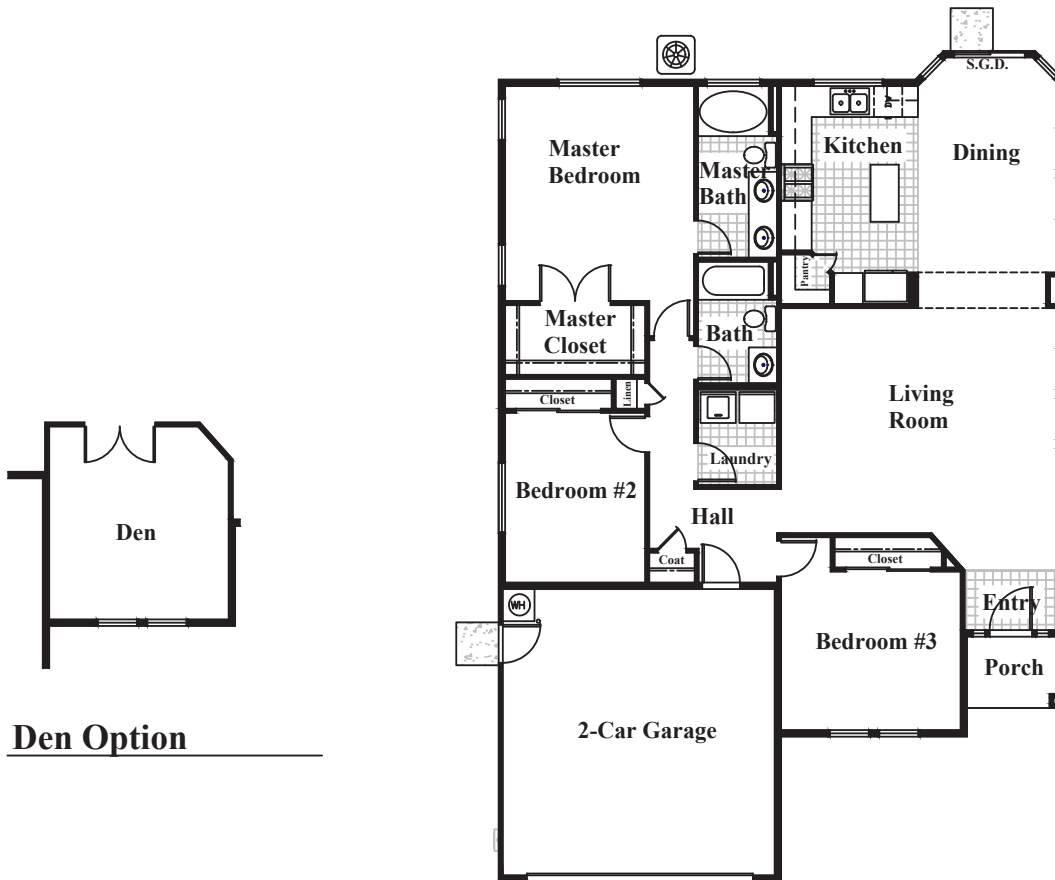


**Elevation B**



# THE JUNIPER

*1,606 sq. ft. • 3 Bedrooms • 2 Baths • 2 Car Garage*



**Main Floor Plan**



# THE JUNIPER

*1,606 sq. ft. • 3 Bedrooms • 2 Baths • 2 Car Garage*



**Elevation A**

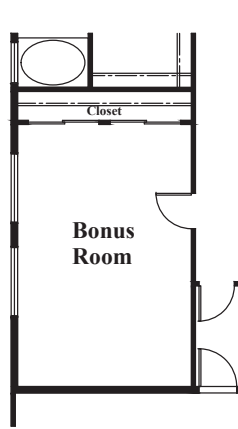


**Elevation B**

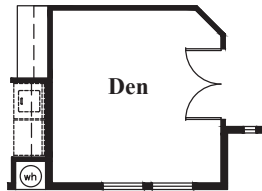


# THE DOGWOOD

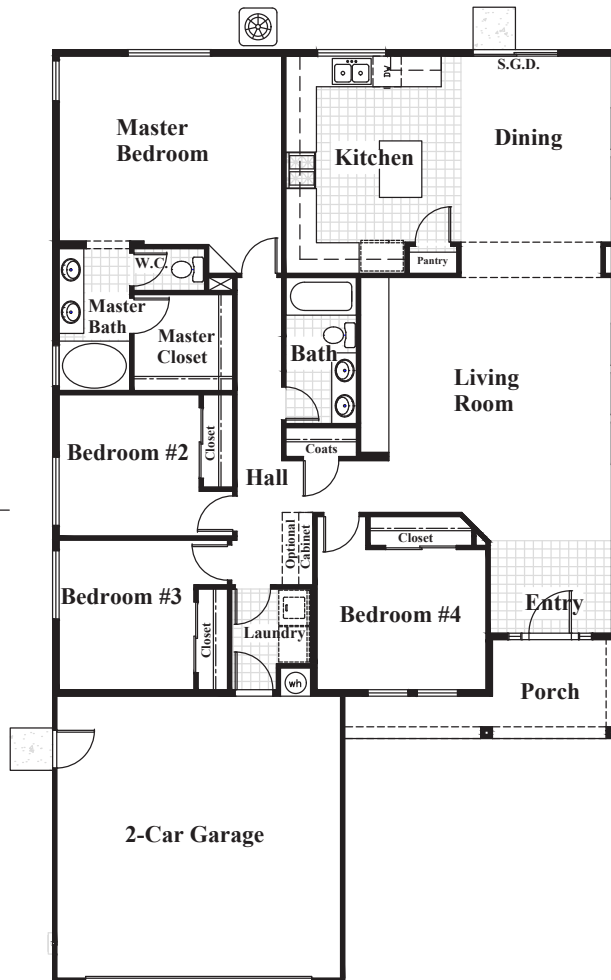
1,795 sq. ft. • 4 Bedrooms • 2 Baths • 2 Car Garage



**Bonus Room Option**



**Den Option**



**Main Floor Plan**





# THE DOGWOOD

*1,795 sq. ft. • 4 Bedrooms • 2 Baths • 2 Car Garage*



**Elevation A**

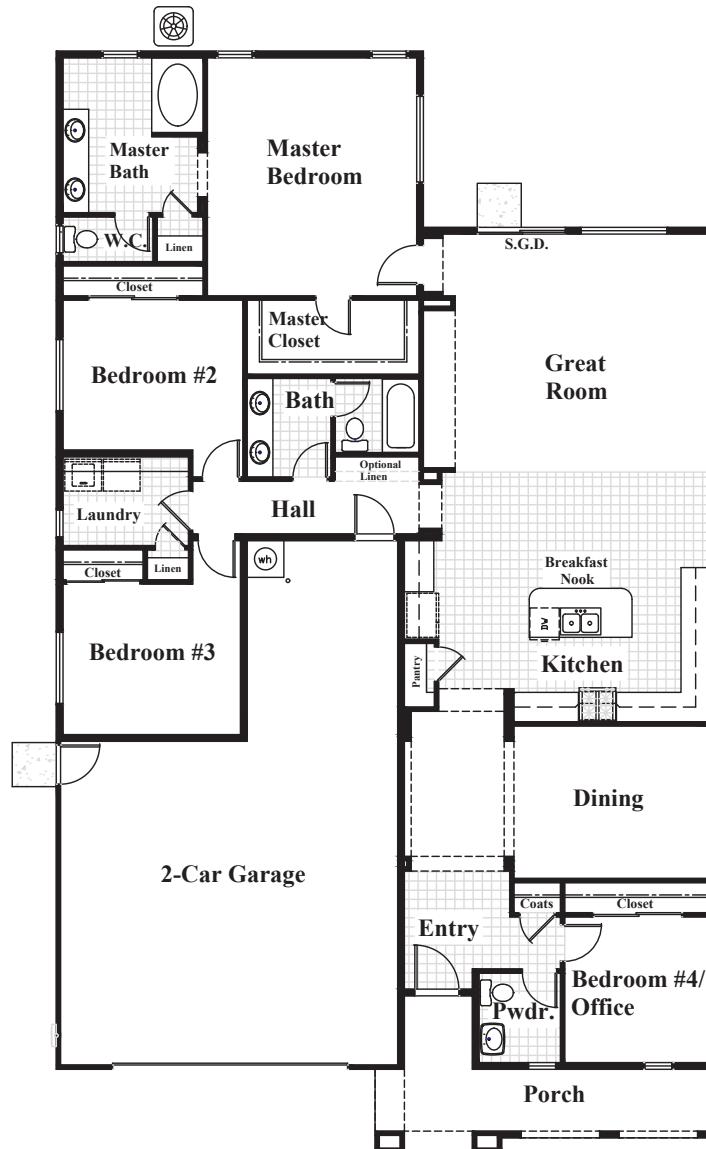


**Elevation B**



# THE MANZANITA

*2,191 sq. ft. • 4 Bedrooms • 2½ Baths • 2 Car Garage with tandem*



**Main Floor Plan**



# THE MANZANITA

*2,191 sq. ft. • 4 Bedrooms • 2½ Baths • 2 Car Garage with tandem*



**Elevation A**



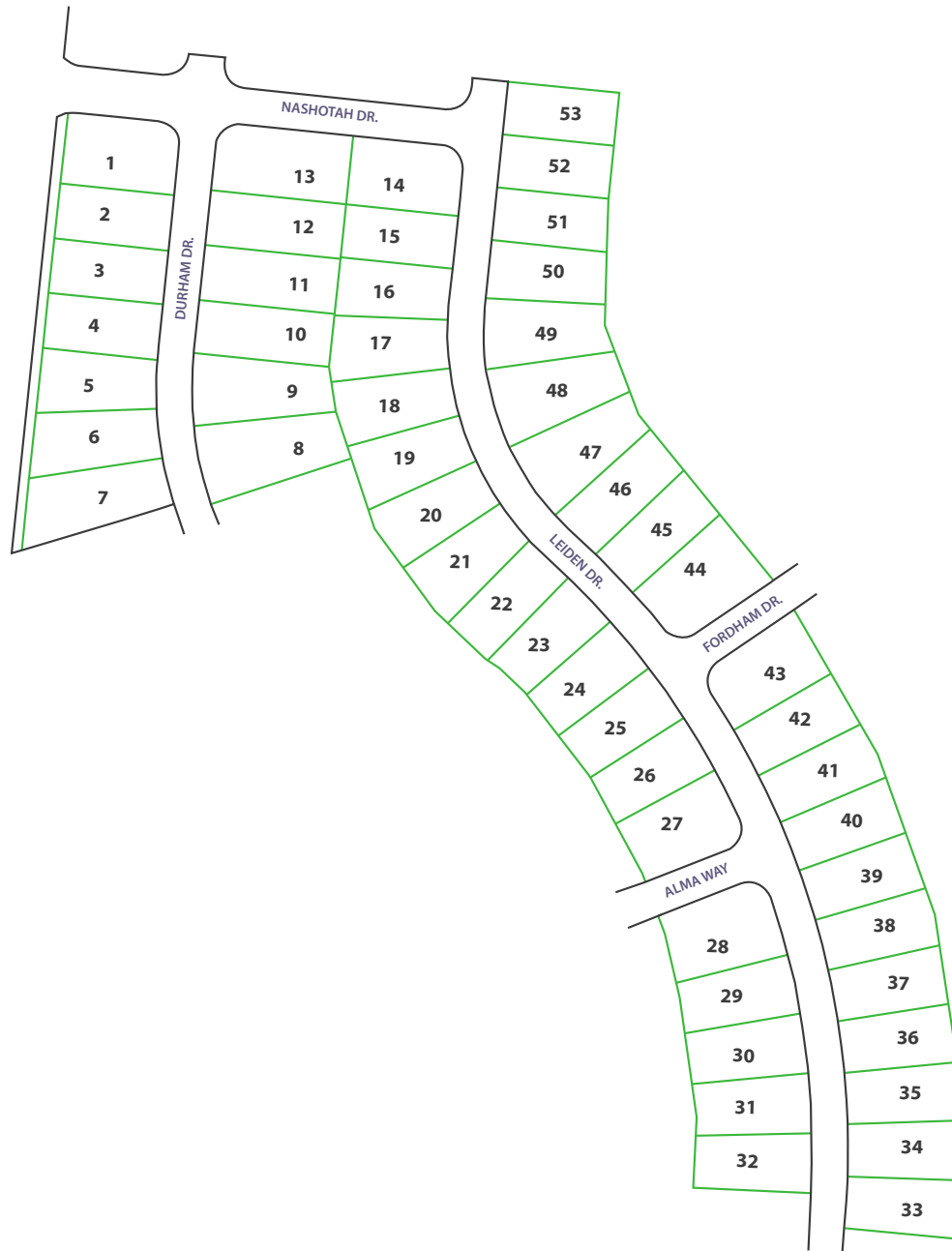
**Elevation B**





# DESERT PLAINS

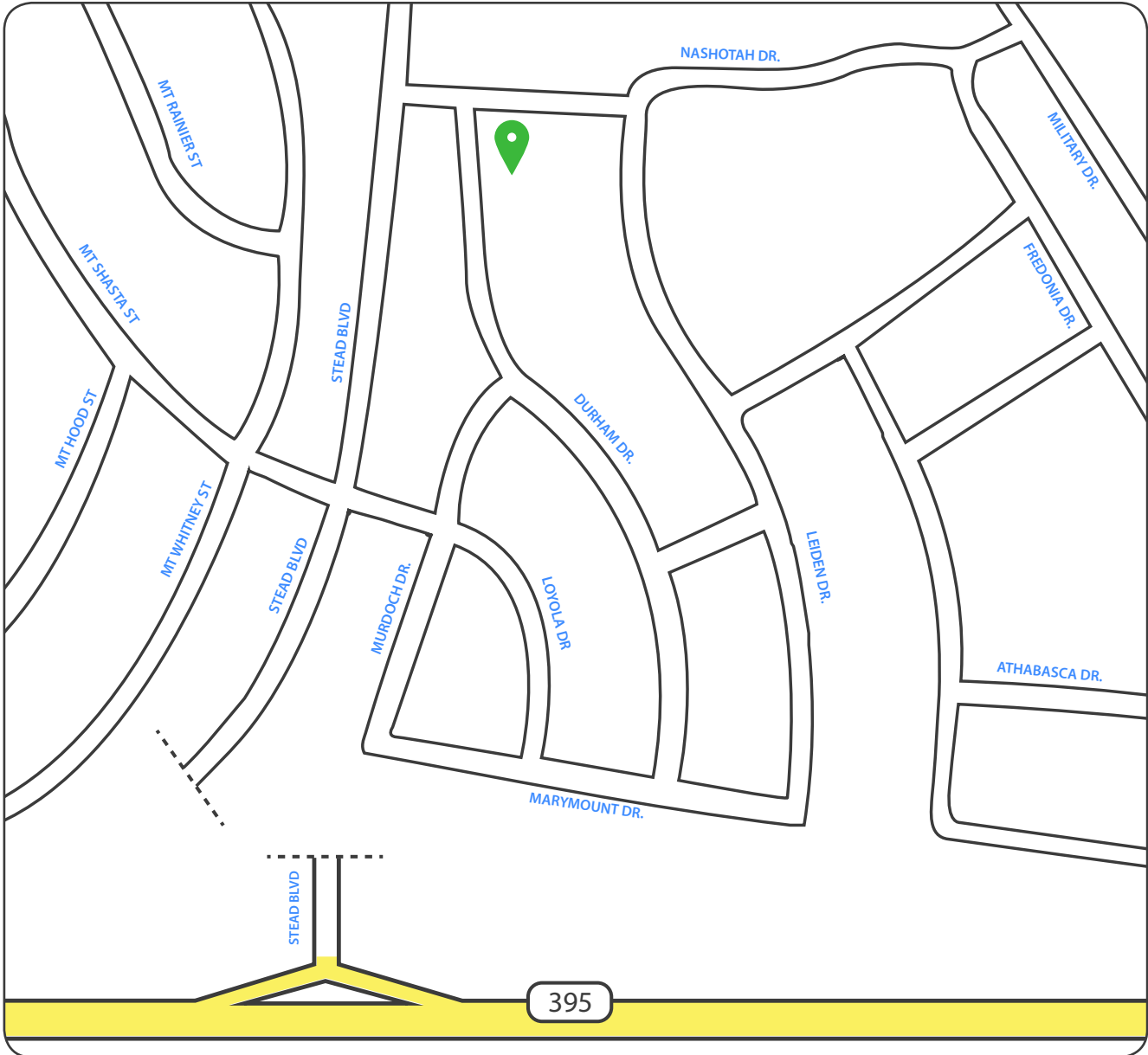
## LOT MAP



# STEAD BLVD

## Reno, NV 89506

Model Home Located at  
**14380 Durham Dr.**





**DESERT PLAINS**  
At Regency Park

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