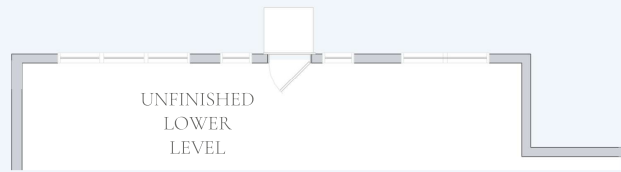


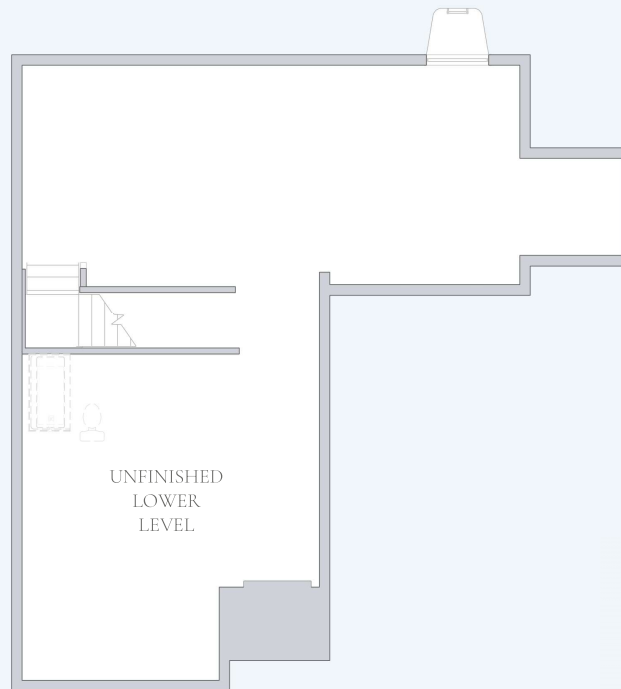
# Lower Level

## LOWER LEVEL

39' 8" X 38' 8"

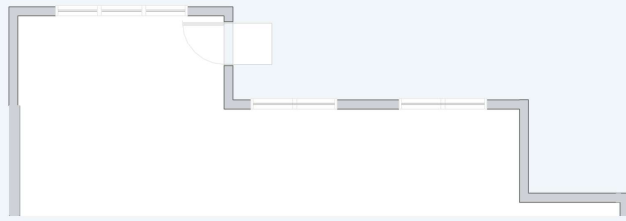


Walkout

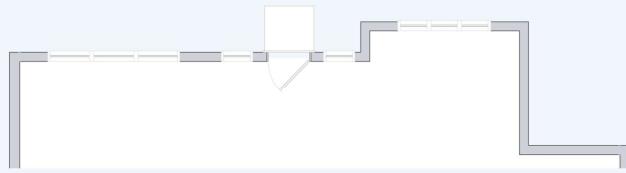


Ceiling Height 8'-8"  
w/ Lower Level Bathroom R/I

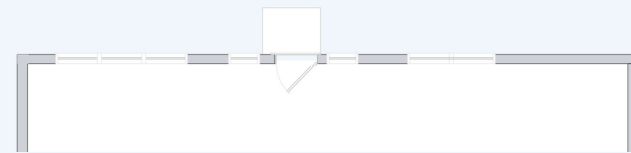
# Lower Level



Walkout  
w/ Expanded Great Room



Walkout  
w/ Kitchen Layout 3

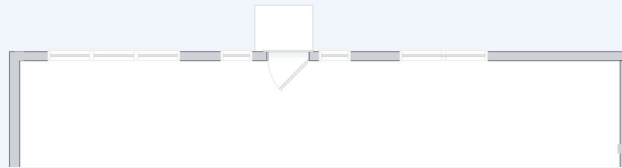


Walkout  
w/ Expanded Boot Room

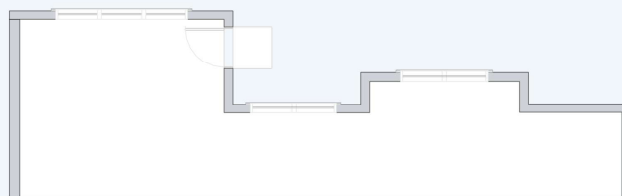
# Lower Level



Walkout  
w/ Kitchen Layout 3



Walkout  
w/ Expanded Boot Room



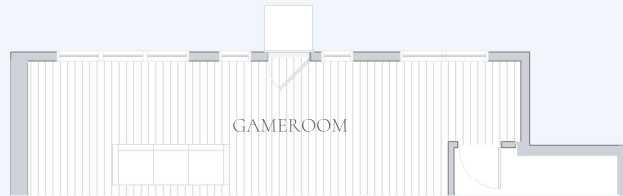
Walkout  
w/ Expanded Great Room , Kitchen  
Layout 3 & Boot Room

# Lower Level

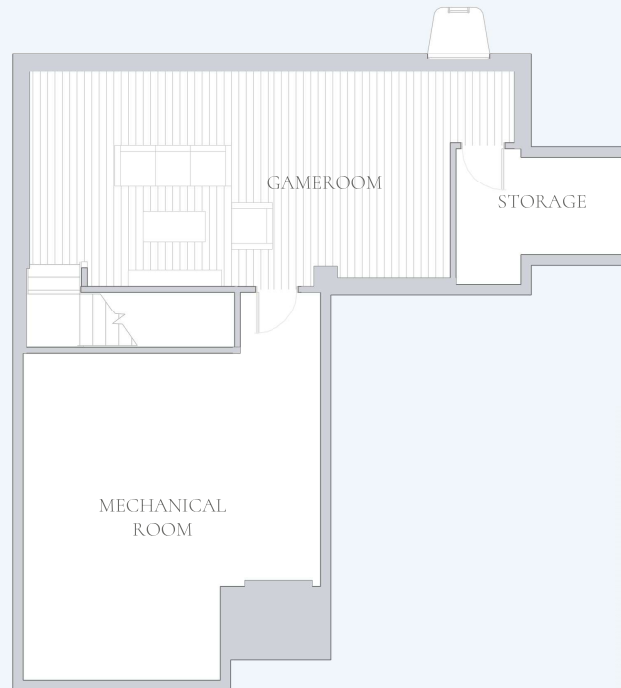
GAMEROOM  
31' 4" X 13' 11"

MECHANICAL  
ROOM  
19' 2" X 21' 1"

STORAGE  
10' 5" X 7' 5"



Layout 1 w/ Walkout



Layout 1  
+457 Sq. Ft.



# Lower Level

GAMEROOM  
31' 4" X 13' 11"

MECHANICAL  
ROOM  
19' 2" X 17' 5"

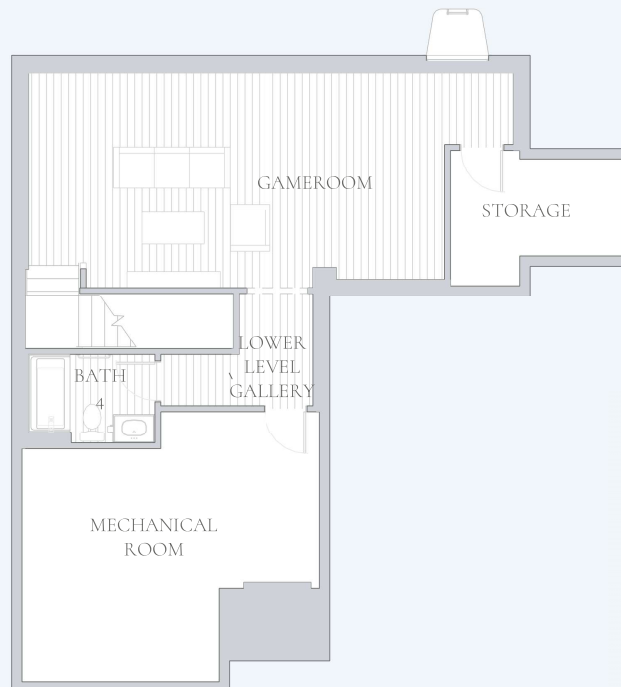
STORAGE  
10' 8" X 8' 4"

BATH 4  
8' 5" X 5' 9"

LOWER GALLERY  
9' 11" X 7' 4"



Layout 2 w/ Walkout



Layout 2  
+579 Sq. Ft.

# Lower Level

GAMEROOM  
18' 5" X 13' 11"

MECHANICAL  
ROOM  
19' 2" X 17' 5"

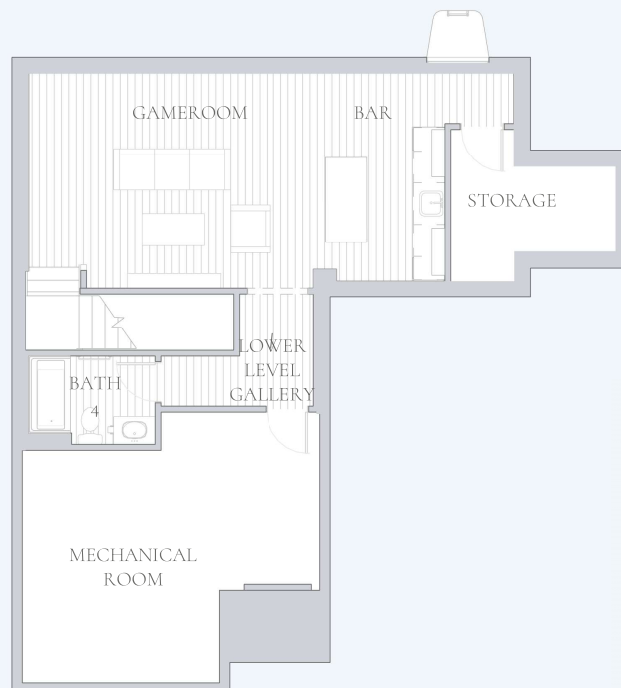
STORAGE  
10' 8" X 7' 5"

BATH 4  
8' 5" X 5' 9"

BAR  
8' 5" X 13' 4"



Layout 2 w/Bar & w/ Walkout



Layout 2 w/ Bar  
+634 Sq. Ft.

# First Floor

GREAT ROOM  
12' 11" X 14' 6"

KITCHEN  
10' 6" X 14' 6"

GATHERING  
8' 11" X 14' 6"

BOOTROOM  
6' 3" X 4' 2"

P.R.  
5' 4" X 5' 9"

LIVING  
13' 0" X 15' 2"

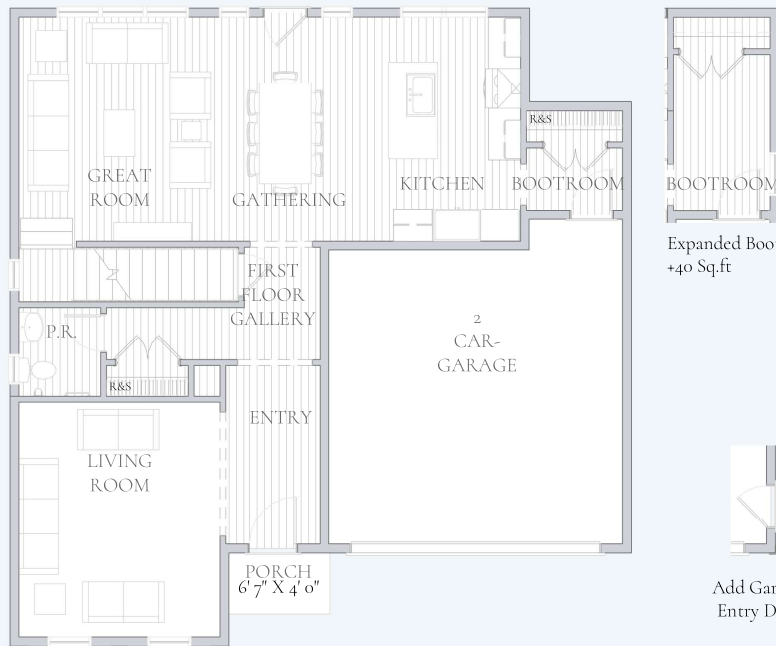
ENTRY  
6' 3" X 11' 7"

2-CAR  
GARAGE  
19' 0" X 20' 11"

FIRST FLOOR  
GALLERY  
13' 11" X 3' 5"



Great Room Wall of Windows



Expanded Boot Room  
+40 Sq.ft

Add Garage  
Entry Door

Living Room -  
Add Window

Ceiling Height 9'-0"



Elevation 20  
Ceiling Height 9'-0"  
+9 Sq. Ft.



Elevation 30  
Ceiling Height 9'-0"



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DUNDEE



# First Floor

GREAT ROOM  
20' 8" X 16' 4"

KITCHEN  
10' 6" X 16' 6"

GATHERING  
8' 11" X 14' 6"

BOOTROOM  
10' 2" X 6' 3"



Expanded Great Room, Kitchen Layout 3  
& Expanded Boot Room



Expanded Great Room + 86 Sq.ft.  
(Can be paired with Kitchen Layout 3 &  
Expanded Boot Room)



Kitchen Layout 3 + 21 Sq.ft.  
(Can be paired with Expanded Great  
Room & Expanded Boot Room)

# First Floor

BEDROOM 5  
13' 0" X 12' 8"

BATH 3  
10' 7" X 5' 10"



Bedroom - Bath ILO Living  
Bath 3 - Layout 2



Bedroom 5 -  
Add Window



Bedroom - Bath ILO Living

# First Floor

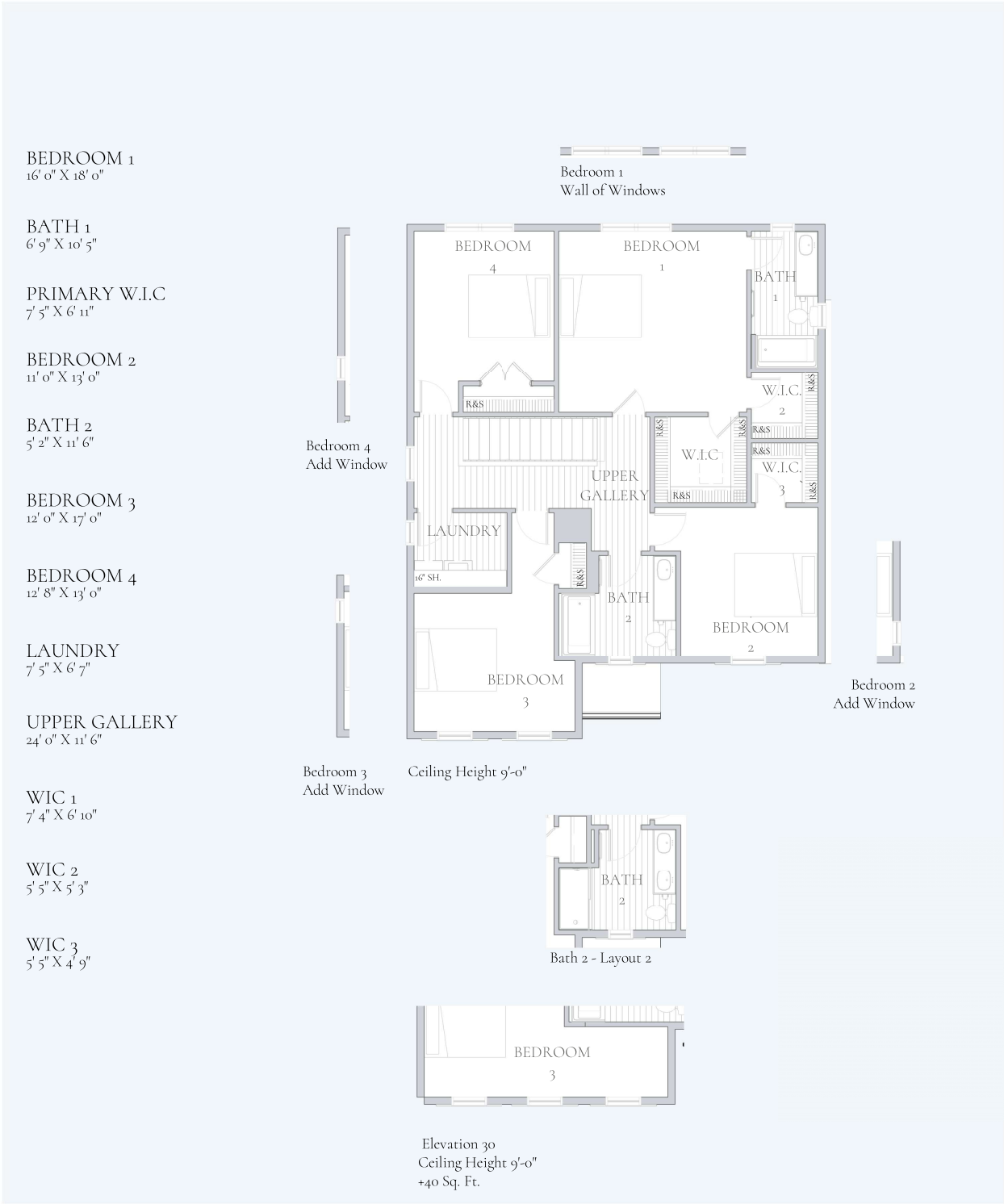


Expanded Great Room-  
Add Exterior Patio



Add Exterior Patio

# Second Floor



# Second Floor

BATH 1 - LAYOUT 2  
5' 5" X 11' 0"

BATH 1 - LAYOUT 6  
11' 8" X 11' 1"

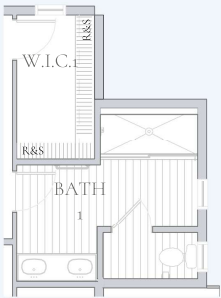
BATH 1 - LAYOUT 7  
13' 3" X 13' 4"

PRIMARY W.I.C.  
6' 8" X 5' 8"

PRIMARY W.I.C.  
5' 1" X 9' 3"



Bath 1 - Layout 2



Bath 1 - Layout 6  
+80 Sq. Ft.



Bath 1 - Layout 7  
+82 Sq. Ft.





# Lower Level - Add Details

LOWER LEVEL:  
Railing

UNFINISHED  
LOWER  
LEVEL

# First Floor - Add Details

GATHERING:  
Crown Molding  
Tray Ceiling 1, 2  
Ceiling Beams  
Shiplap Ceiling

GREAT ROOM:  
Crown Molding  
Tray Ceiling 1, 2  
Ceiling Beams  
Shiplap Ceiling  
Fireplaces  
Railing

FIRST FLOOR  
GALLERY:  
Crown Molding  
Shiplap Ceiling

LIVING:  
Crown Molding  
Tray Ceiling 1, 2  
Ceiling Beams  
Shiplap Ceiling  
Library Panel  
Shiplap Wall

KITCHEN:  
Crown Molding  
Tray Ceiling 1, 2  
Ceiling Beams  
Shiplap Ceiling

EXPANDED  
BOOT ROOM:  
Crown Molding  
Shiplap Ceiling  
Bench  
Lockers

BOOT ROOM:  
Crown Molding  
Shiplap Ceiling

ENTRY:  
Crown Molding  
Shiplap Ceiling  
Library Panel  
Shiplap Wall  
Cased Opening



BEDROOM 5:  
Crown Molding  
Shiplap Ceiling  
Library Panel  
Shiplap Wall

**BEDROOM 4:**  
Crown Molding  
Shiplap Ceiling  
Shiplap Wall Panel  
Library Wall Panel

**UPPER GALLERY:**  
Railing

**BEDROOM 3:**  
Crown Molding  
Shiplap Ceiling  
Shiplap Wall Panel  
Library Wall Panel

**BEDROOM 1:**  
Tray Ceiling 1, 2  
Ceiling Beams  
Crown Molding  
Shiplap Ceiling  
Shiplap Wall Panel  
Library Wall Panel

**BEDROOM 2:**  
Crown Molding  
Shiplap Ceiling  
Shiplap Wall Panel  
Library Wall Panel

The floor plan shows a second floor with four bedrooms, two bathrooms, a laundry room, and an upper gallery. The rooms are labeled as follows: BEDROOM 1, BEDROOM 2, BEDROOM 3, BEDROOM 4, BATH 1, BATH 2, LAUNDRY, UPPER GALLERY, W.I.C. 1, W.I.C. 2, W.I.C. 3, and W.I.C. 4. The plan also includes a list of materials and finishes for each bedroom and the upper gallery.



# Always Included

## Contemporary designer finishes

- Slim recessed lighting with dimmer switches in kitchen, dining, galleries, and baths
- Designer maple flat panel kitchen cabinets with stain
- Laminate square edged kitchen countertops with tile backsplash
- Cultured marble vanity tops with backsplash and integrated designer bowl
- Designer pedestal sink in powder room
- Standard height toilets
- Luxury vinyl plank flooring in entry, bathrooms, laundry, kitchen & gathering spaces
- Carpet in bedrooms
- Designer stainless steel appliances including electric range, microwave with vent, and dishwasher
- Chrome bath fixtures, toilet paper holder, and towel rod
- Half walls with designer caps at stairways
- Oversized interior window casing and 5-1/2" baseboard
- 2 panel or 6 panel interior doors with brushed nickel knobs and hinges
- Interior flat latex wall colors in Pure White, Natural Tan or First Star with Pure White semigloss on interior trim
- Installation of designer exterior lighting fixtures

## Landscaping to enhance your home

- Landscaping design package includes hedge and seeded lawn tree-planting to enhance curb appeal and vary streetscape
- Extra-wide poured concrete entry walkway
- Paved asphalt driveway

## Efficient systems for comfort and convenience

- 200 amp home electric service
- High-efficiency 92% AFUE gas furnace
- High-efficiency 14.4 SEER central air conditioner
- WiFi enabled programmable thermostat
- Large capacity 50-gallon high efficiency water heater
- Resilient PEX water supply system with accessible shut-off valves
- High-bandwidth CAT-6 network wiring
- Garage door openers with remotes
- Front and rear exterior hose bibs

## Building components deliver timeless performance

- Architectural dimensional asphalt shingles
- Fiber cement exterior siding featuring colorfast technology
- Energy efficient vinyl windows with Low E glass and removable screens
- Oversized fiberglass dent resistant entry doors with deadbolt

## A structure built to last

- Poured concrete foundation walls with interior and exterior basement footing drains and exterior damp proofing
- 2x6 exterior house wall framing with 7/16" wall sheathing
- R-21 batt insulation installed within all 2x6 exterior walls
- R-13 vinyl wrapped insulation applied to all unfinished basement walls
- Foam sealant applied at all exterior joints
- 3/4" tongue & groove subfloor
- Engineered roof trusses



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**DUNDEE - Always Included**

