

CLEVELAND COTTAGES

LAKE CITY

Single family residential with a gable roof design.
1,584 square feet finished (main and 2nd levels)
589 square feet unfinished basement
One car garage

CRESTED BUTTE

Single family residential with a shed roof design
1,584 square feet finished (main and 2nd levels)
589 square feet unfinished basement
One car garage

SILVERTON

Large half-duplex design
1,714 square feet finished (main and 2nd levels)
661 square feet unfinished basement
One car garage

LEADVILLE

Compact half-duplex design
1,184 square feet finished (main and second levels)
576 square feet unfinished basement
No garage in this model

The standard inclusions with the above models are:

- * Front yard landscaping, including sprinkler system
- * Back yard privacy fencing and side yard fence where applicable
- * Concrete patio (10 x 16)
- * 2 x 6 Exterior construction with painted siding and trim (4-5 color choices tbd) Developer will have final say in color choice so as not to have all of same color in any one area
- * Insulation factors- R-38 ceilings and R-21 walls
- * Architectural shingles (30 year)
- * 36" x 80" entry door with deadbolt
- * Vinyl windows, double pane, low E glass (Amsco or Visions 2000)
- * In floor radiant heating

Standard inclusions continued.....

- * Painted doors (six panel Colonist Door-interior) and trim
- * Mastercraft red oak raised panel kitchen cabinets
- * Stainless steel kitchen sinks
- * High pressure laminate formica counter tops with oak front edge and 4" tile backsplash
- * Refrigerator, gas range (self-cleaning), dishwasher, microwave, disposal (white)
- * Porcelain bathroom sinks
- * Chrome kitchen and bathroom fixtures
- * Tile shower surrounds (with glass shower doors) in master bath (only as an upgrade in the Leadville model)
- * 60" fiberglass tub/shower combination in second bath
- * Laminate flooring in kitchen and baths
- * Carpeting throughout the rest of the home (Shaw Jet-Set Carpet in various colors)
- * Blinds on street facing windows (choices will be offered)
- * Basement will include two egress windows and rough-out for bath
- * Two exterior hose bibs and one exterior electrical receptacle
- * Four TV and phone outlets
- * Bedroom ceiling light fixtures
- * Interior window sills
- * Baseboard molding
- * Double clothes rod in one-half of master closet
- * Eggshell paint on walls and semi-gloss paint on doors and trim
- * Smoke detectors (as required by code)

The upgrades available in the above models are:

- * Backyard landscaping including sprinkler system, sod and five shrubs
- * Washer and Dryer
- * Black or stainless appliances
- * Carpeting upgrades available
- * Tile and hardwood kitchen and bathroom flooring upgrades available
- * Stained wood trim and interior doors
- * Upgrade countertops to tile or stone
- * Choice of cabinets; door style, type of wood and finish
- * Roll-out shelves in cabinets
- * Choice of cabinet hardware; standard or concealed hinges
- * Upgraded kitchen and bath fixtures
- * White porcelain sink in kitchen
- * Ceiling fans
- * 220 Volt service in the garage
- * Additional outlets for power, phone or T.V.