

 SYMPHONY  
RIDGE



## *Executive Series*

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### THE BONES

- 2x6 exterior walls
- Covered patio (per plan)
- Exterior soffits at perimeter of home
- 10' ceilings throughout main floor
- 8' ceilings in bonus/second floor

### OUTSIDE

- White, Sand, or Clay vinyl windows
- Composite shingles in a variety of colors, incl. Black and Weathered Wood
- Double fascia trim (1x8 fascia board w/ 1x4 shadow board)
- Obscure window at primary bathroom
- Lighted house numbers
- Hardie lap siding w/ stone accents, or stucco with stone accents
- Walk path from man door to driveway
- Front and backyard landscaping w/ sod, concrete edging, rock and UGS
- Full width driveway
- 2 exterior hose bibs
- BBQ stub at back patio
- Composite decking (per plan)
- Smart doorbell
- Full gutters
- 2 Exterior hose bibs, 1 hot/cold & 1 cold

### GARAGE

- Sealed concrete floor
- Man door at garage
- Electric car charging pre-wire
- Fully finished garage walls with texture and paint
- 8' tall garage overhead door
- Windows on garage overhead doors
- Insulated walls
- 8' LED lights in ceiling of garage
- Rough in for soft water tank
- 80 gallon electric water heater w/ recirc system
- 320 Amp electrical service w/ 2 panels

### INSIDE

- Foyer features Titan custom tray ceiling. To include LED lighting and crown molding (per plan)
- Attic insulation R49
- Orange peel textured walls and hand scraped ceilings
- Painted interior doors
- 3 1/4 case & 5-1/4 base moulding
- 1 can light per 100sf pf living space
- Gas fireplace
- Titan custom fireplace built-ins
- Media panel
- Stained interior handrail at stairs

- Lazio style closet pack at primary closet
- Metal closet rods at all bedroom closets
- Smart thermostat
- Ceiling detail at great room: Includes 3 painted or stained wood beams, or: recessed tray ceiling w/ painted millwork perimeter wrap and accent lighting, or: recessed tray ceiling w/ painted/stained T&G/shiplap
- Wood accent wall at one location
- Painted millwork cap at pony walls
- Sink at laundry room
- Fully trimmed and painted interior millwork wrap at all windows
- 8' tall barn doors at primary bathroom (per plan)
- 8' tall interior doors at main living areas

### GOURMET KITCHEN

- 42" tall upper cabinets
- Custom Atlas TFL cabinets
- Knobs and pulls at cabinet doors and drawers
- Oversized kitchen island with quartz waterfall or custom end panels (per plan)
- 45" undermount single bowl stainless kitchen sink
- 36" range or 30" cook top
- 36" freestanding hood
- Built in microwave and oven
- Full tile backsplash to bottom of upper cabinets and hood
- Under cabinet lighting
- Trash can pullout

### STYLISH BATHROOMS

- Freestanding tub at primary bathroom
- Fully tiled mud set shower at primary bathroom
- Top-mount or undermount sinks
- Niche at primary shower (per plan)
- Back lit mirror at all bathrooms (excluding powder bath if applicable)
- Separate powder bath w/upgraded pedestal sink (per plan)

### SURFACE COVERINGS

- Granite or quartz slab countertops at kitchen,
- Granite or quartz slab countertops at bathrooms and laundry room (if applicable)
- Tile floors at the bathrooms and laundry room
- LVP flooring in powder room (per plan)
- LVP in great room, kitchen, hallways, office/den
- Carpet with 8lb pad in all bedrooms and closets

### DAYLIGHT BASEMENT FEATURES

- 2 Zone HVAC system
- Composite decking with cable railings
- LVP flooring at basement living spaces
- Upgraded carpet at bedrooms/guest suite (per plan)
- Full guest suite (per plan)

Available Floor Plans	Main SF	Basement SF	Bonus SF	Total SF	Garage SF	Outdoor Living SF	Bedrooms	Baths	Garage	Executive Series
Adalaide	2,396	N/A	N/A	2,396	1,236	418	3	2.5	4	<b>\$826,000</b>
Adalaide Bonus	2,396	N/A	674	3,070	1,236	418	4	3.5	4	<b>\$998,000</b>
Adalaide Basement	2,396	1,391	N/A	3,787	1,236	836	5	4.5	4	<b>\$1,182,000</b>
Alexi	2,462	N/A	N/A	2,462	1,010	228	3	2	3/4	<b>\$849,000</b>
Alexi Bonus	2,462	N/A	409	2,871	1,010	228	3	3	3/4	<b>\$925,000</b>
Alexi Basement	2,462	1,445	N/A	3,907	1,010	456	5	3	3/4	<b>\$1,167,000</b>
Liliana	2,586	N/A	N/A	2,586	1,234	165	3	2.5	4	<b>\$890,000</b>
Liliana Bonus	2,586	N/A	540	3,126	1,234	165	3	3.5	4	<b>\$998,000</b>
Liliana Basement	2,586	1,410	N/A	3,996	1,234	330	6	3.5	4	<b>\$1,215,000</b>
Catalina	2,540	N/A	447	2,987	1,190	385	3/4	4	4	<b>\$1,100,000</b>
Catalina w/Gym	2,775	N/A	447	3,222	955	385	3/4	4	3	<b>\$1,130,000</b>
Ariana	2,952	N/A	N/A	2,952	1,051	410	3	2.5	4	<b>\$1,019,000</b>
Ariana Flex	3,398	N/A	N/A	3,398	1,051	499	3	3.5	4	<b>\$1,115,000</b>
Adalyn	3,066	N/A	N/A	3,066	1,455	609	4	3.5	6	<b>\$1,058,000</b>
Adalyn w/RV	3,066	N/A	N/A	3,066	1,728	609	4	3.5	2 + RV	<b>\$1,094,000</b>
Lyra Basement	1,958	1,638	N/A	3,596	1,129	627	4	3.5	4	<b>\$1,075,000</b>
Eveline	3,400	N/A	N/A	3,400	1,259	541	4	3.5	5	<b>\$1,175,000</b>

## NOTES

- PRICING IS TENTATIVE AND SUBJECT TO CHANGE
- NEED TO CONFIRM FLOOR PLANS & SQUARE FOOTAGE
- LOT 9 HAS A \$75K LOT PREMIUM
- RV OPTION IS AVAILABLE FOR ADALYN
- SYMPHONY RIDGE INCLUDES UPGRADES SEEN IN THE EXECUTIVE SERIES. SEE AGENT FOR MORE DETAILS.



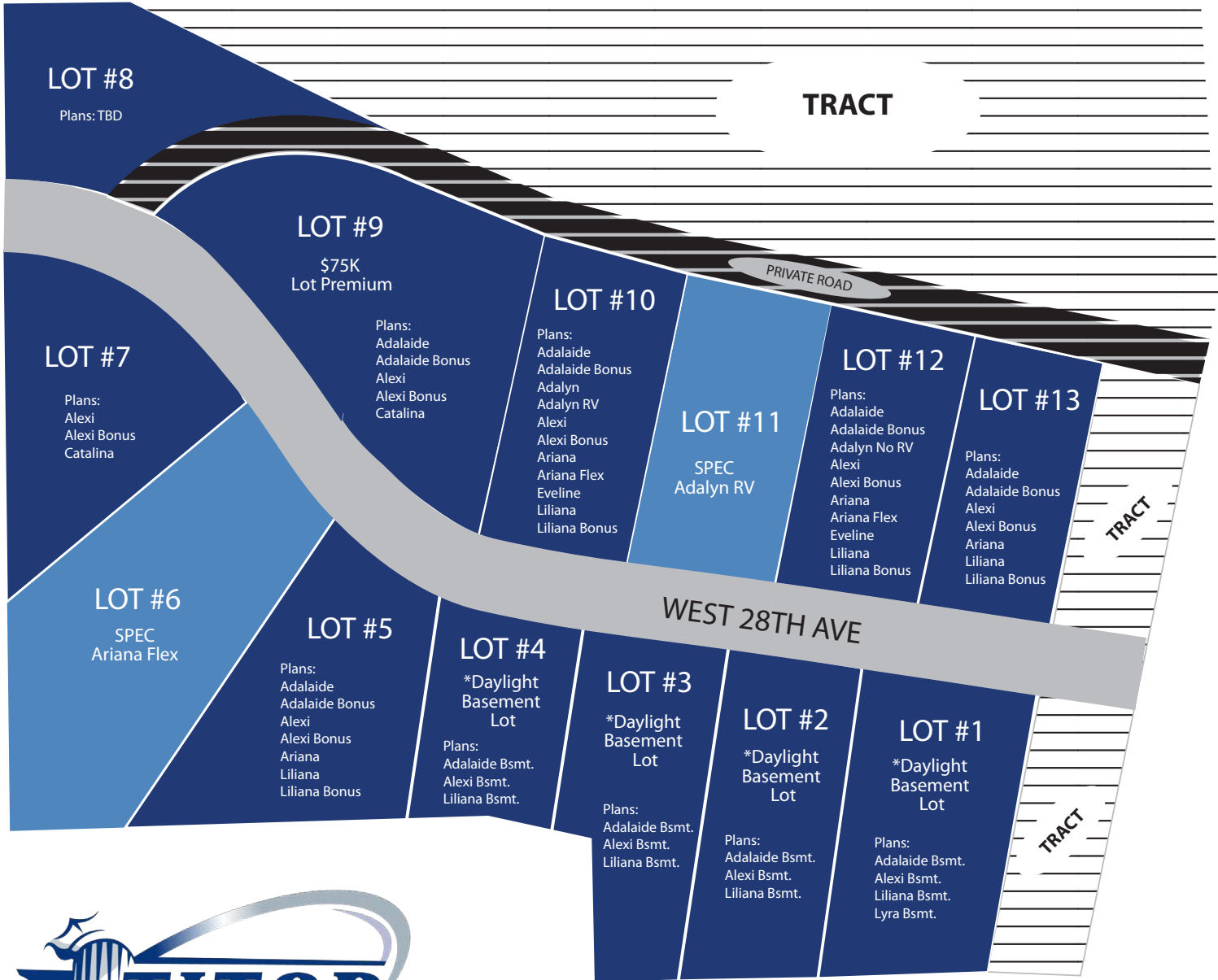
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**CENTURY 21**  
Tri-Cities

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# SYMPHONY RIDGE



- AVAILABLE
- SPEC
- SOLD

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# The Adalaide

STARTING AT  
**\$826,000**  
3 Bed  
2.5 Bath  
4 Garage  
2,396 SqFt



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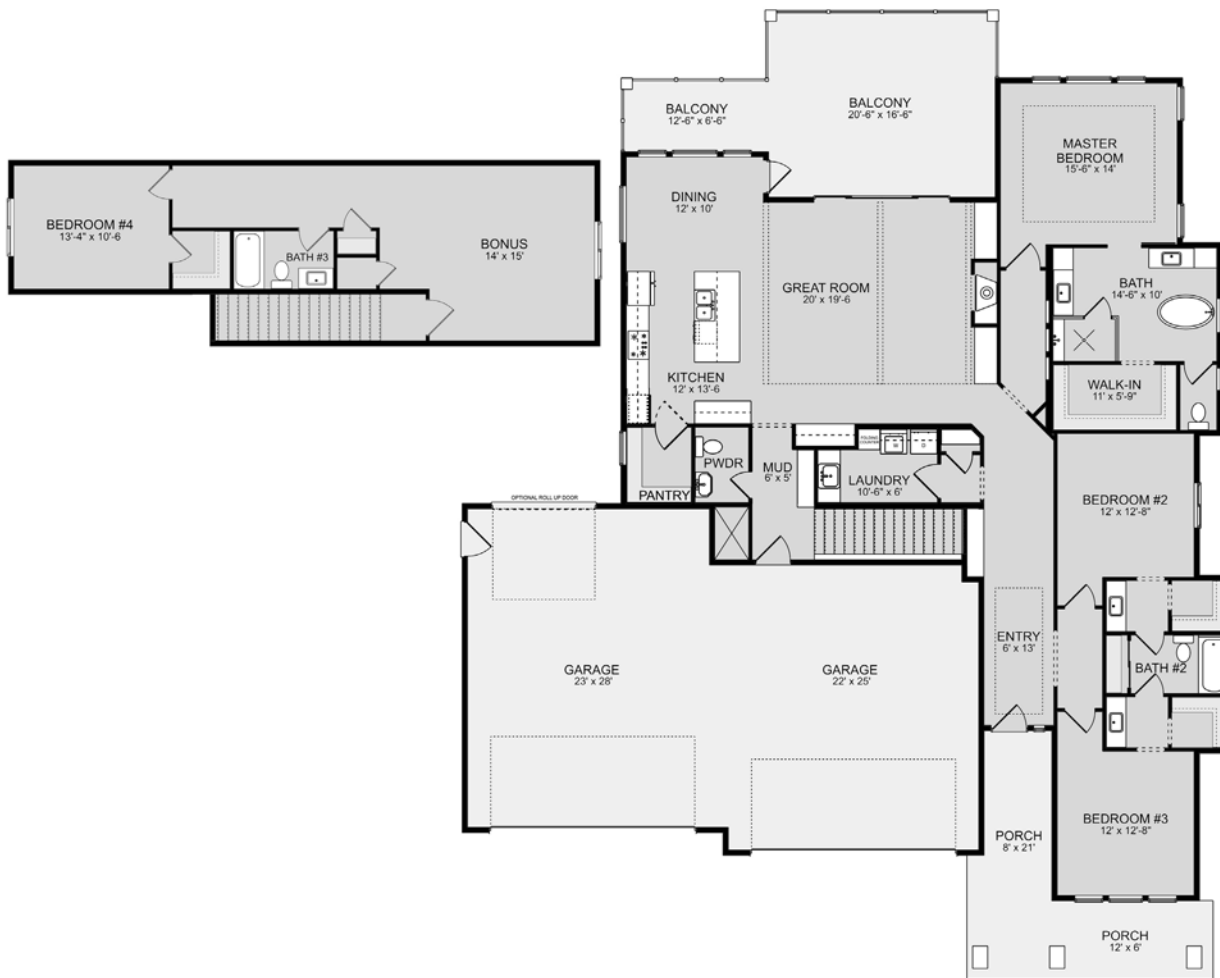




# The Adalaide w/ Bonus

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STARTING AT  
**\$998,000**  
4 Bed  
3.5 Bath  
4 Garage  
3,070 SqFt



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# The Adalaide w/ Basement

STARTING AT  
**\$1,182,000**

5 Bed  
4.5 Bath  
4 Garage  
3,787 SqFt



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The Alexi

STARTING AT  
**\$849,000**

3 Bed  
 2 Bath  
 3+ Garage  
 2,462 SqFt



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**The Alexi w/ Bonus**

STARTING AT  
**\$925,000**

3 Bed  
3 Bath  
3+ Garage  
2,871 SqFt



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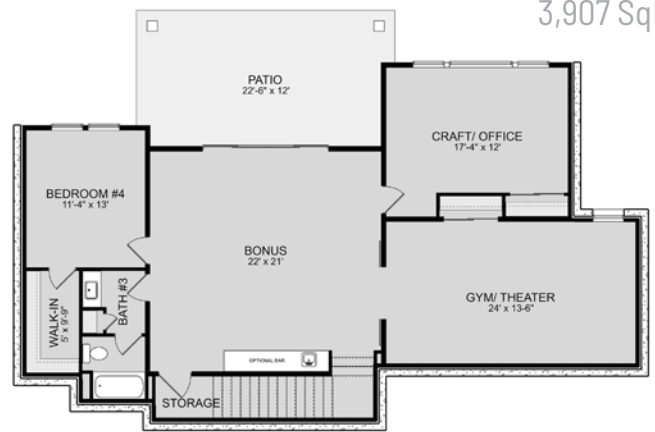
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The Alexi w/ Basement

STARTING AT  
**\$1,167,000**  
 5 Bed  
 3 Bath  
 3+ Garage  
 3,907 SqFt



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# The Liliana

STARTING AT  
**\$890,000**  
 3 Bed  
 2.5 Bath  
 4 Garage  
 2,586 SqFt



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# The Liliana w/ Bonus

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STARTING AT  
**\$998,000**

3 Bed  
3.5 Bath  
4 Garage  
3,126 SqFt



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# The Liliana w/ Basement

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STARTING AT  
**\$1,215,000**

6 Bed  
3.5 Bath  
4 Garage  
3,996 SqFt



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# The Catalina

STARTING AT  
**\$1,100,000**

3/4 Bed  
 4 Bath  
 4 Garage  
 2,987



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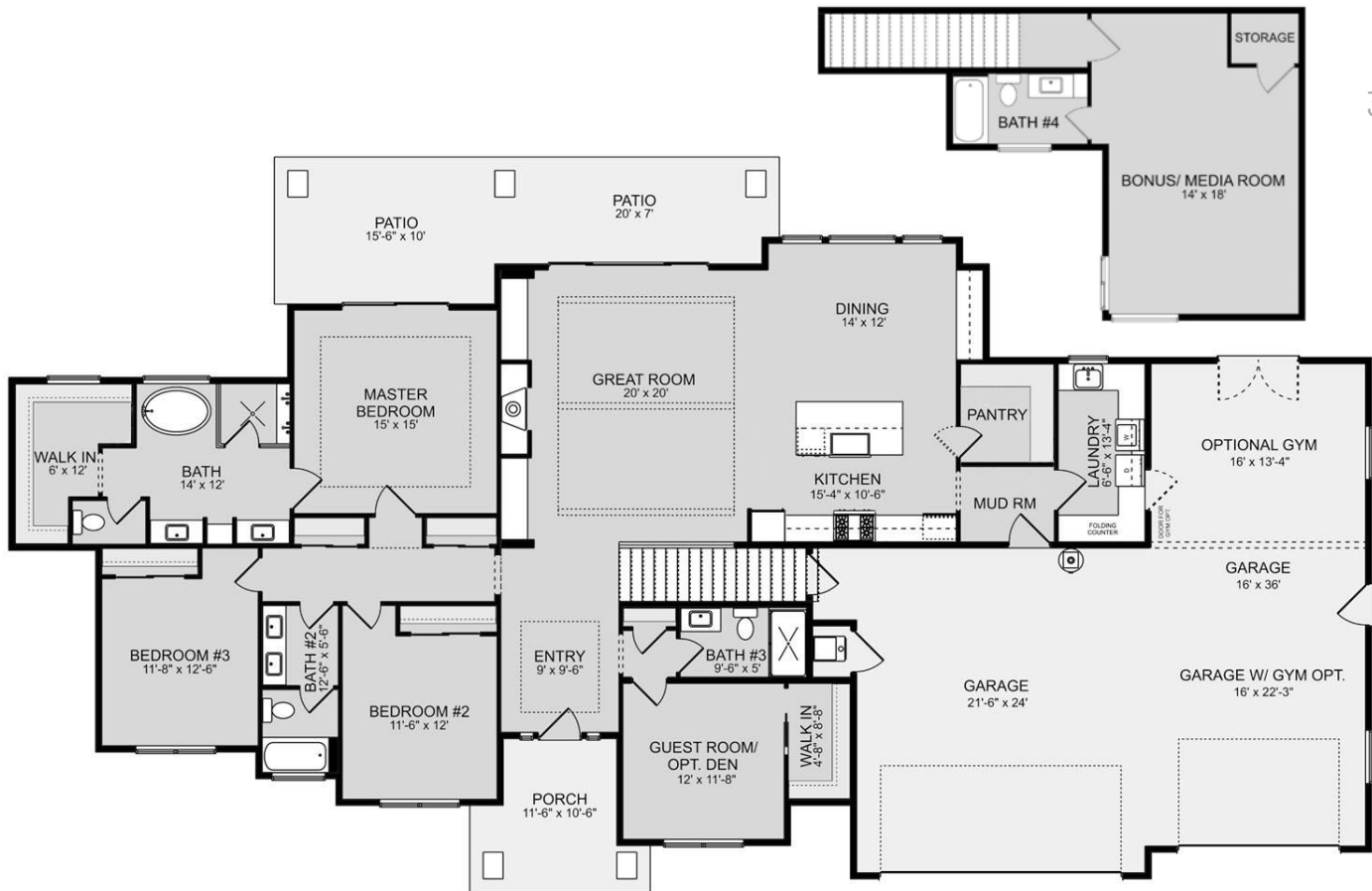




# The Catalina w/ Gym

STARTING AT  
**\$1,130,000**

3/4 Bed  
 4 Bath  
 3 Garage  
 3,222 SqFt



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## The Ariana

STARTING AT  
**\$1,019,000**  
 3 Bed  
 2.5 Bath  
 4 Garage  
 2,952 SqFt



## The Ariana Flex

STARTING AT  
**\$1,115,000**  
 3 Bed  
 3.5 Bath  
 4 Garage  
 3,398 SqFt

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**The Adalyn**

STARTING AT  
**\$1,058,000**

4 Bed  
 3.5 Bath  
 6 Garage  
 3,066 SqFt



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**The Adalyn RV**

STARTING AT  
**\$1,094,000**  
 4 Bed  
 3.5 Bath  
 2+RV Garage  
 3,066 SqFt



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## The Lyra w/ Basement

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**\$1,075,000**

4 Bed  
3.5 Bath  
4 Garage  
3,596 SqFt



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# The Eveline

STARTING AT  
**\$1,175,000**  
4 Bed  
3.5 Bath  
5 Garage  
3,400 SqFt



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