



KOHLER
estates
Phase 2



CENTURY 21.
Tri-Cities

EXTERIOR

- Full stucco or Hardie siding exterior
- Two tone color
- Trim around garage doors and front windows (per plan)
- Belly band on front of house (per plan)
- Front columns accented with stone or siding material (per plan)

SOFFITS

- Enclosed vented soffits

ROOFING

- Pabco Premier 30 year antique black dimensional roofing

LANDSCAPING

- Front landscaping only
- Underground sprinkler system
- Dripper system in planters
- Curbing surrounding planter areas
- Basalt rock with weed barrier in planter areas

CONCRETE

- All exterior concrete is broom finish

DOORS AND WINDOWS

- Vinyl windows
- 8ft fiberglass front door with glass (per plan)

GARAGE DOORS

- Insulated Wayne Dalton
- Opener included for main door
- Keypad included

ADDITIONAL

- Three electrical outlets on exterior
- Gas stub on back porch for BBQ
- Two exterior hose bibs

APPLIANCES

- Stainless microwave, 36" gas range, dishwasher and wall oven
- Gas fireplace 36"

FLOORING

- Engineered wood in kitchen, family room, laundry, office and nook
- Tile in all bathrooms
- Carpet in all bedrooms and primary closet

PRIMARY SHOWER

- Tile walls
- Tile floor pan
- Wall mount shower head
- Wall mounted shower wand
- Glass shower door with matt black hardware

INTERIOR PAINT

- Doors and trim are painted with semi-gloss latex enamel
- Customer can pick out one wall color for whole house
- Hall and bedroom closets are painted trim color with shelving
- Pantry painted trim color
- Primary closet is painted two tone

ELECTRICAL

- Custom designed lighting package
- Ceiling fans in primary and family room
- Chandelier in foyer, nook and above primary tub
- Surface mount lighting fixtures in bedrooms
- Soffit lighting included in front of house
- Prewired for surround sound in family room
- Ethernet wired to every bedroom, family room and office
- LED lighting in garage
- Recessed white can trim lighting with LED bulbs
- Under cabinet lights in kitchen
- Upper cabinets backlit (per plan)

COUNTERTOPS

- Quartz countertops in all bathrooms, kitchen and laundry room
- 4 in Quartz backsplash in laundry and bathrooms
- Full tile backsplash in kitchen

DRYWALL

- Santa Fe texture on walls and ceilings
- Garage is insulated, sheetrocked, textured and painted

PLUMBING

- Pre-plumbed for water softener (water softener not included)
- Freestanding tub with tub filler in primary
- Fiberglass tub with tile walls in 2nd bath
- Matt black fixtures

CABINETS

- Raised panel solid wood cabinet doors, dovetailed, full extension and soft close on all cabinets

TRIM

- Built in cubby storage in hallway by garage (per plan)
- 6" base trim with 4" door and window trim
- Doors are 5 panel solid core (per plan)
- Matt black door hardware
- Chrome closet rods in every closet
- Primary closet includes double hanging rod and shelf, long hanging and 3 shelf units with five shelves (per plan)
- All other bedrooms get double hanging and shelves with bank of cubbies

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PLAT KEY

- JACKSON VENTURES
- OTHER LOT
- SOLD



CENTURY 21®
Tri-Cities



New Homes
Starting at
\$845,000

COMMUNITY FLOOR PLAN FEATURES & PRICING

Story	Floor Plan	Square Footage	Garage	Pricing
1	The Cabernet	2301	3	\$845,000
1	The Cabernet w/RV	2301	4+	\$875,000
1	The Merlot	3032	3	\$975,000
2	The Chardonnay	3371	3	\$1,025,000

SHOP UPGRADE OPTIONS:

20x30 shop \$48k plus tax

12ft ceilings with one 12ft wide 10ft tall garage door.
 One man door, electrical to code. No windows, plumbing or insulation.
 Hipped roof and stucco or siding to match the house.

30x40 shop \$96k plus tax

14ft ceilings with one 14ft wide 12ft tall garage door.
 One man door, electrical to code. No windows, plumbing or insulation.
 Hipped roof and stucco or siding to match the house.



Prices reflect base prices and are subject to change without notice. Lot premiums and options may add to the total of your new home. The plan drawing and renderings represent an artist's conception and are not intended to be an exact representation and is not intended to show specific detailing. Plans remain subject to change without notice. Drawings are not to scale. All measurements are approximate. Photos may show upgrades.

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THE CABERNET



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2301 



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www.c21-tc.com

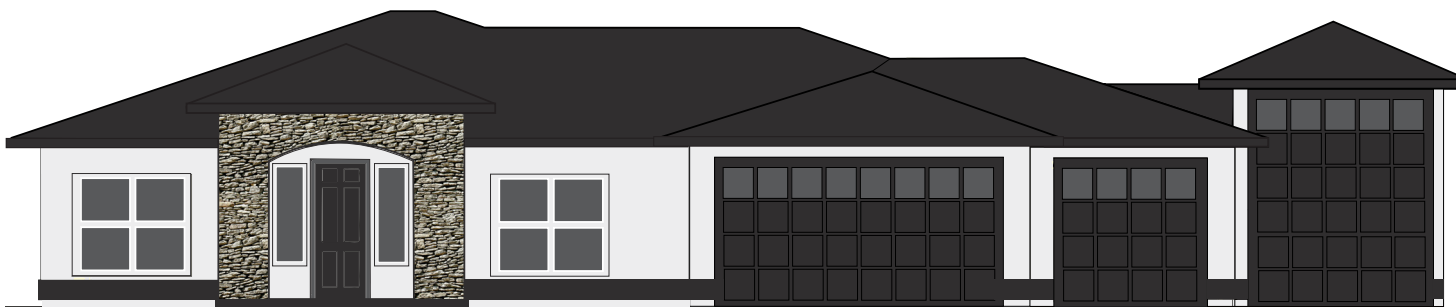
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JACKSON VENTURES reserves the right to modify floor plans, designs and prices. Dimensions and square footage are approximate. Photos may show upgrades provided at additional cost. Photos could be of previously built homes.





THE CABERNET W/RV



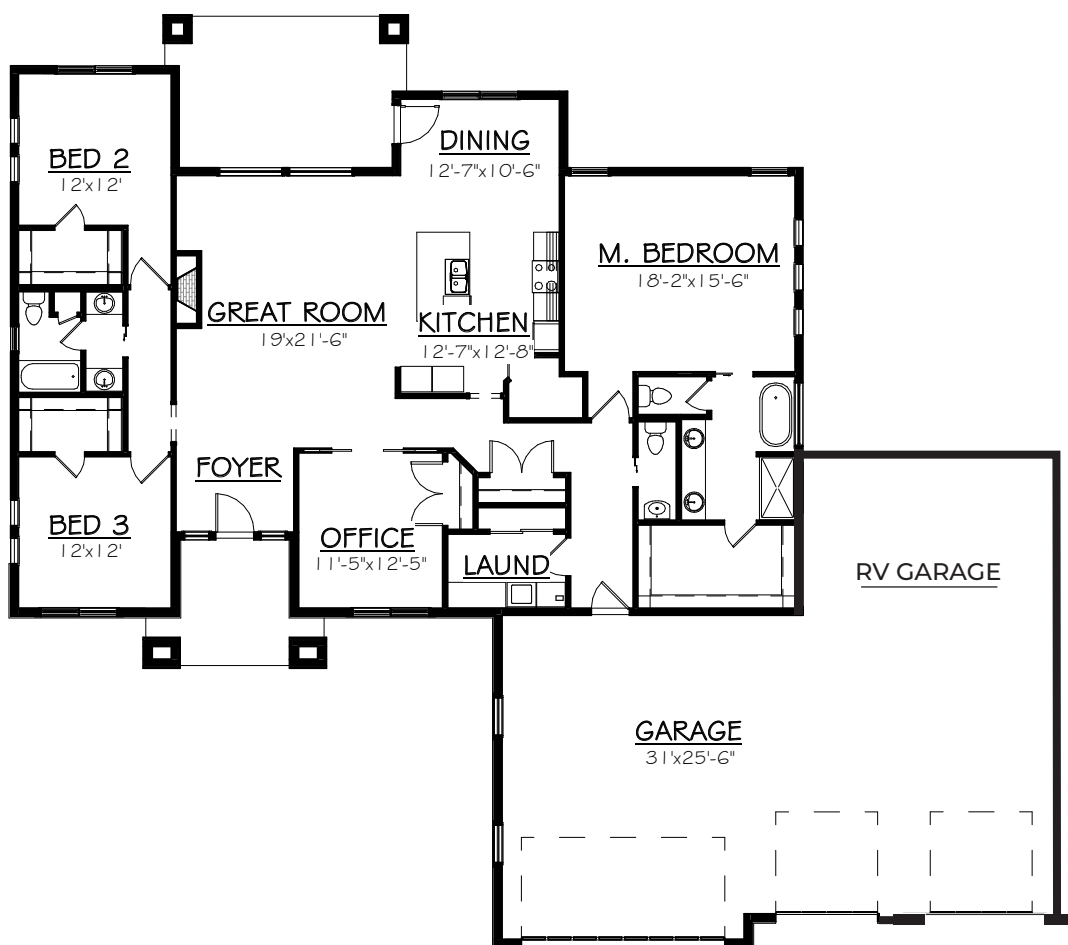
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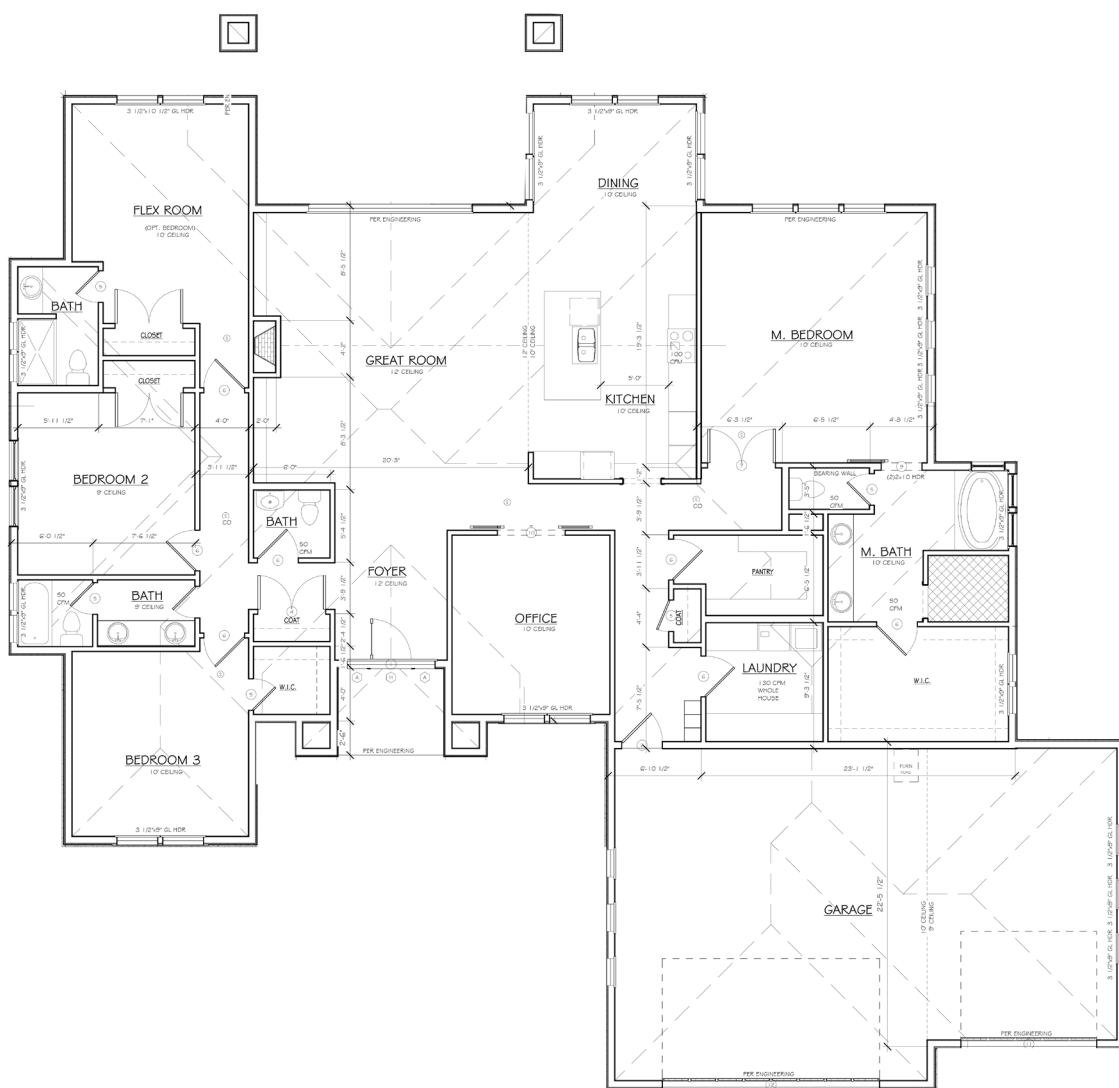
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THE MERLOT



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3+
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3032



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THE CHARDONNAY



6



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3



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3371



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