

IRON  RIDGE
RUSSELL RANCH

PLAN
ONE

Single Story
1,779 SQFT
3 Bedrooms
2 Bathrooms
Two-Car Garage

SPANISH ECLECTIC



MODERN FARMHOUSE



CALIFORNIA PRAIRIE



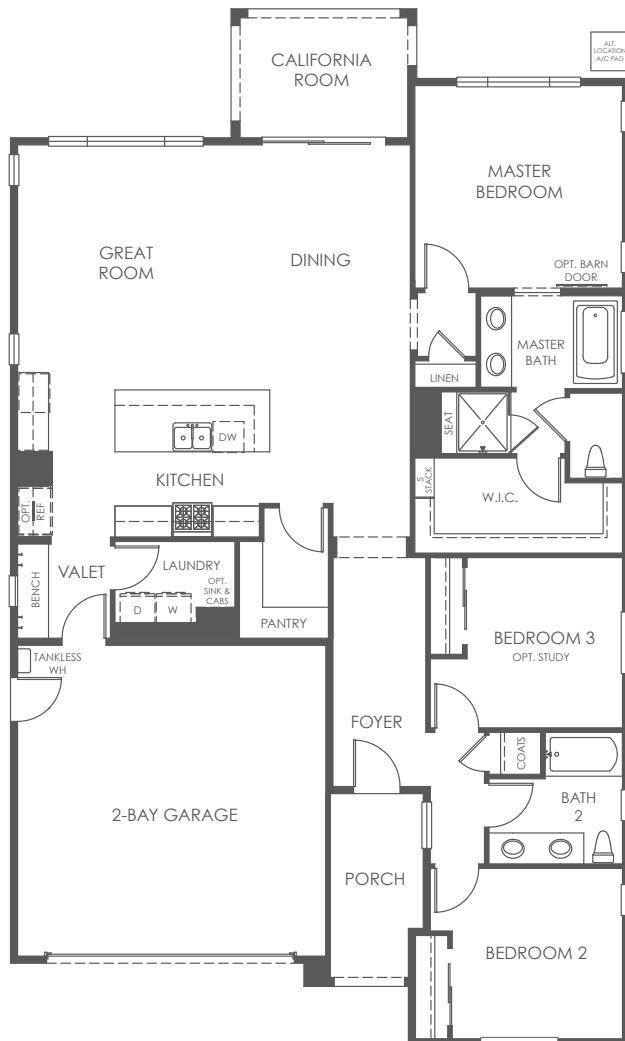
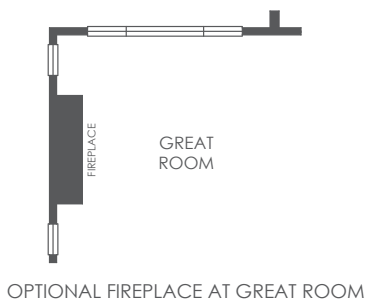
This thoughtfully designed single story home features three bedrooms, two bathrooms and a two-car garage. Enter through the foyer into an expansive great room with a stunning kitchen with island and dining area. Or enter through the garage into a valet with bench for convenience after a long day. A large master suite with two additional bedrooms completes this charming home.

PLAN ONE

1,779 SQFT



OPTIONAL EXTENDED CALIFORNIA ROOM



OPTIONAL STUDY

IRON  RIDGE
RUSSELL RANCH

PLAN
TWO

Two Story
2,407 SQFT
4 Bedrooms
3 Bathrooms
Three-Car
Tandem Garage

SPANISH ECLECTIC



MODERN FARMHOUSE



CALIFORNIA PRAIRIE

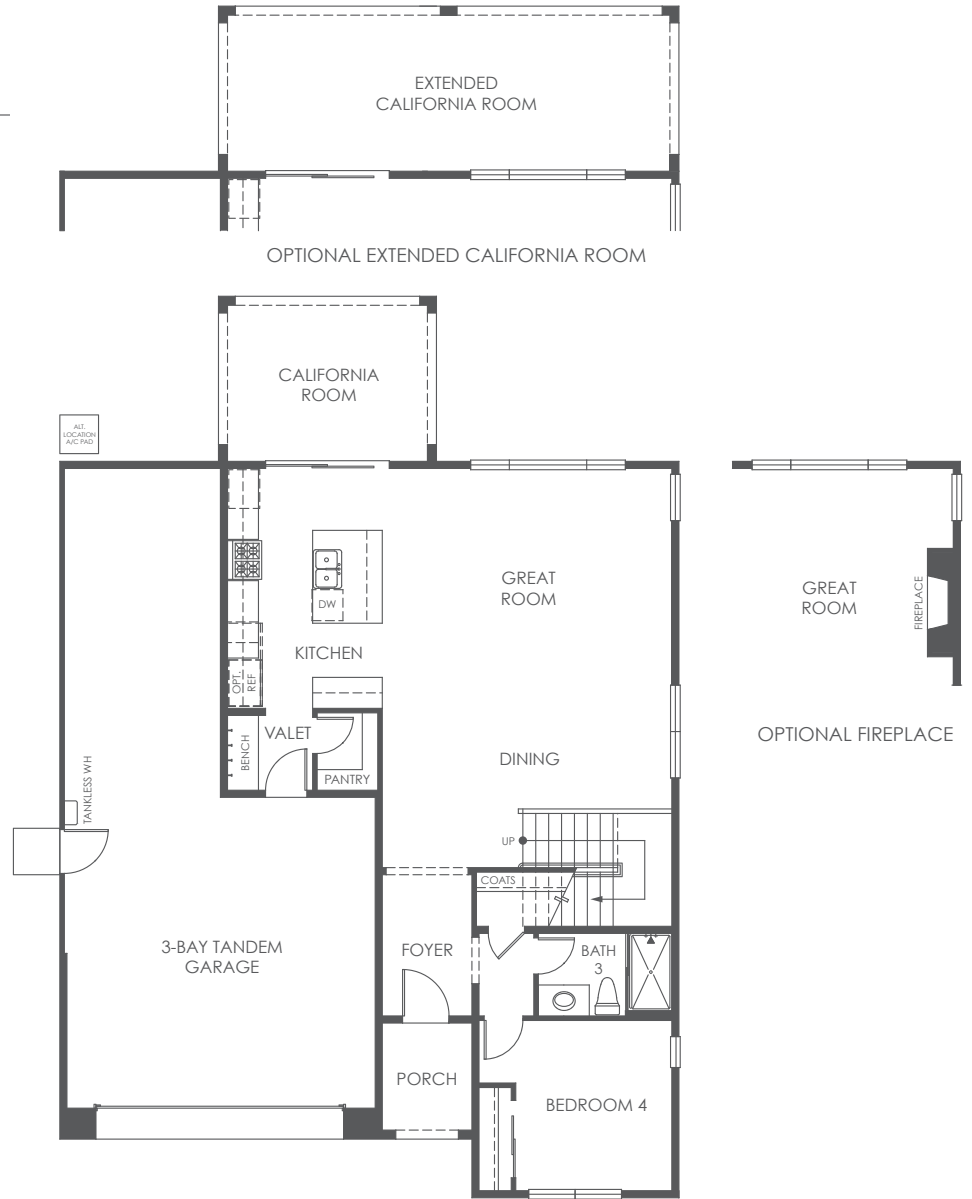


This appealing two-story home features four bedrooms, three bathrooms and a three-car tandem garage. The covered porch leads you through the foyer into the oversized great room and dining room with lots of natural light shining through from the abundance of windows. Across from the great room is a spectacular island kitchen and walk-in pantry. A nicely sized bedroom and bathroom is located downstairs with 3 more bedrooms upstairs, along with a huge bonus room, perfect for a home theater or game room.

PLAN TWO

2,407 SQFT

First Floor



Second Floor



IRON  RIDGE
RUSSELL RANCH

PLAN
THREE

Two Story
2,729 SQFT
4-5 Bedrooms
3-4 Bathrooms
Three-Car
Tandem Garage

SPANISH ECLECTIC



MODERN FARMHOUSE



CALIFORNIA PRAIRIE



The Plan Three features up to five bedrooms and up to four bathrooms with a three-car tandem garage. Invite your guests over to stay in the downstairs bedroom and bathroom next to the flex room. Practice your culinary skills in the gourmet kitchen with oversized, walk-in pantry and kitchen island. Upstairs, you'll find an expansive master suite with a grand walk-in closet, two additional bedrooms and a large bonus room.

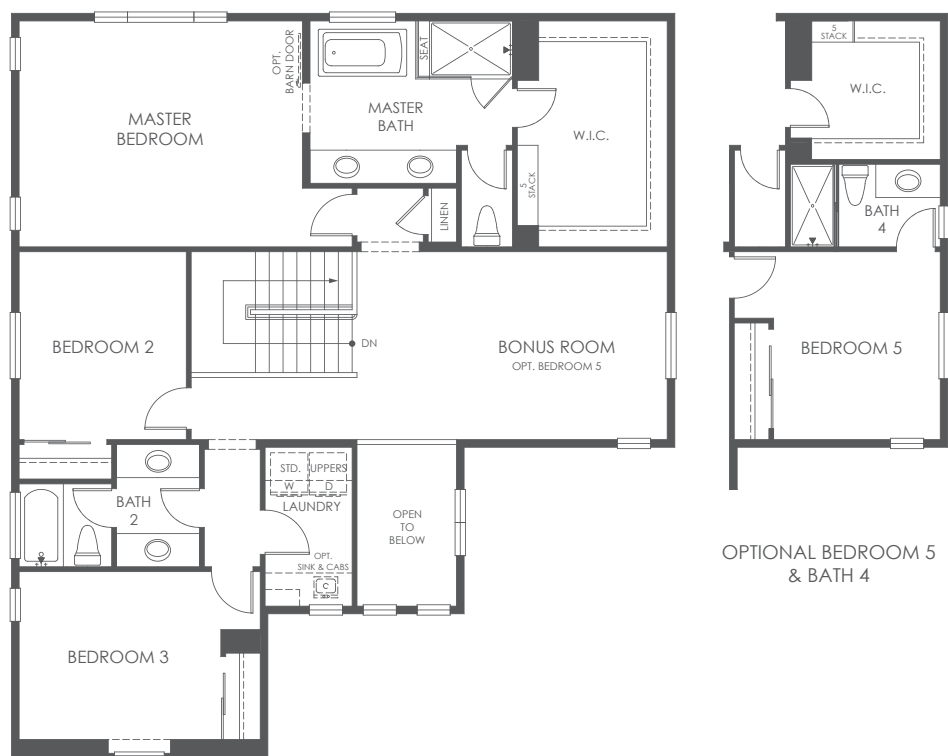
PLAN THREE

2,729 SQFT

First Floor



Second Floor



IRON  RIDGE
RUSSELL RANCH

PLAN
FOUR

Two Story
2,953 SQFT
5 Bedrooms
4.5 Bathrooms
Three-Car
Tandem Garage

SPANISH ECLECTIC



MODERN FARMHOUSE



CALIFORNIA PRAIRIE

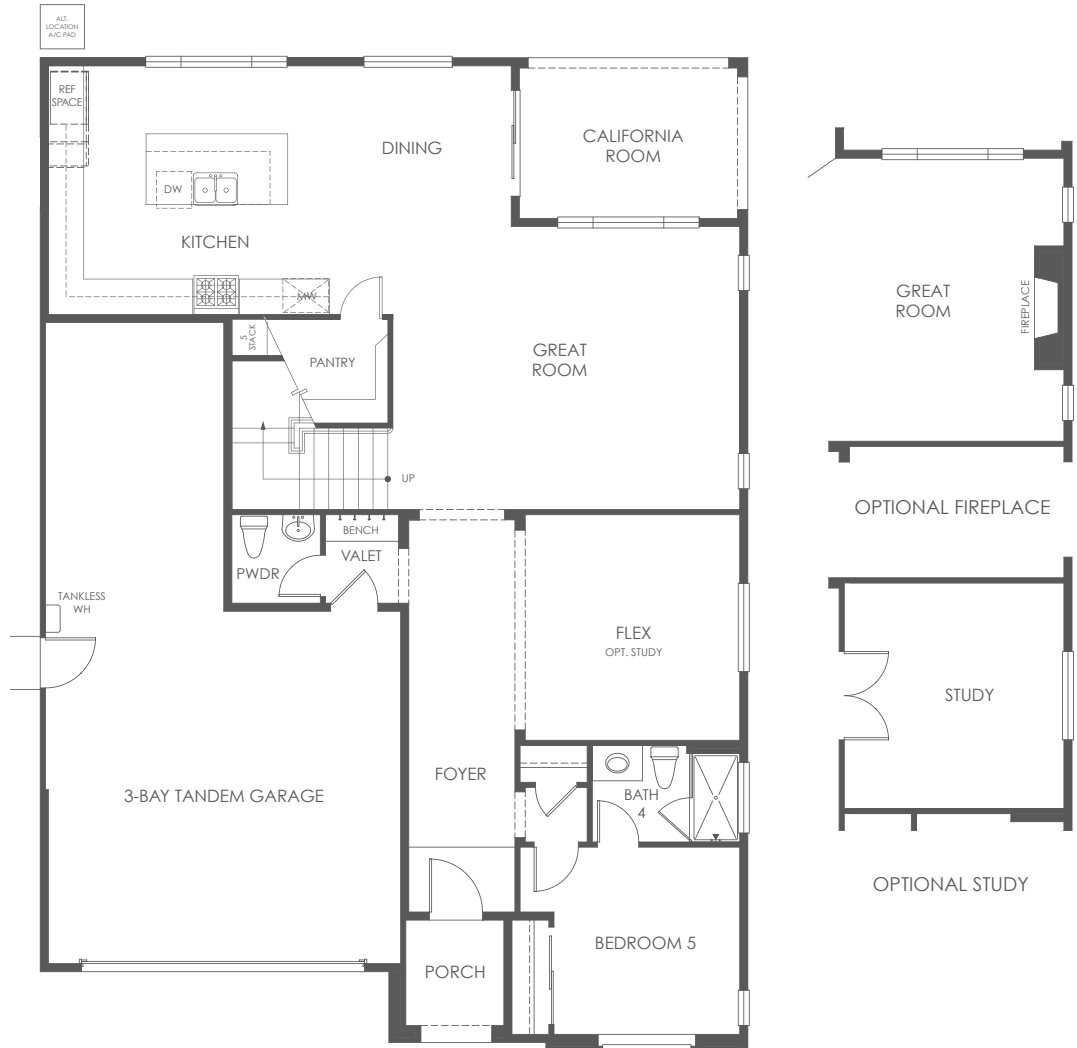


This stunning five bedroom, four and a half bathroom home features a three-car tandem garage with downstairs mother-in-law suite and an upstairs laundry room. The gourmet kitchen boasts tons of cabinet and counter space along with a large walk-in pantry. This homes' open floorplan is ideal for entertaining with the great room and dining just off of the kitchen.

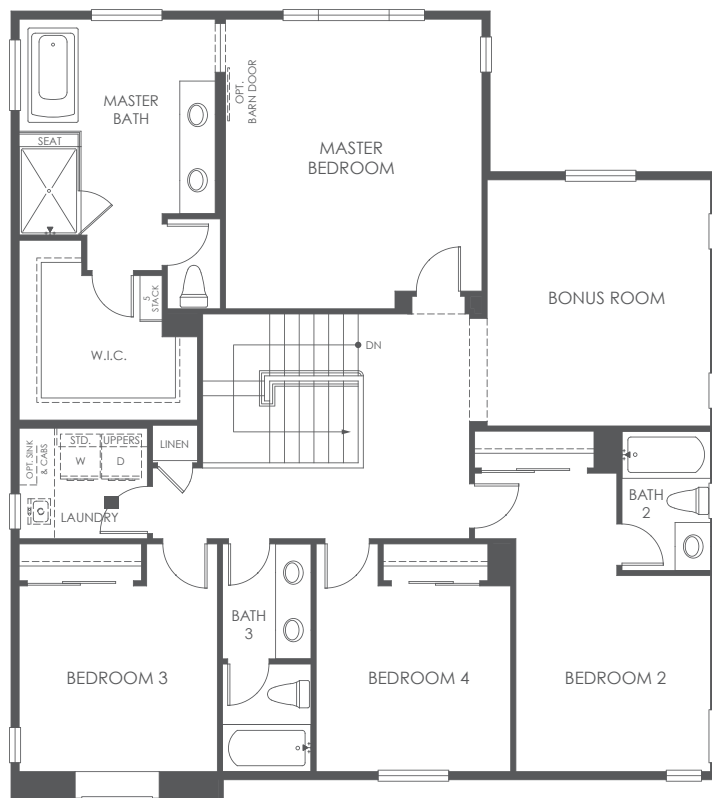
PLAN FOUR

2,953 SQFT

First Floor



Second Floor



HOME FEATURES

Exterior

- ThermaTru entry doors with satin etched glass, select elevations
- 8' Clopay Value & Gallery doors
- California Room
- Zoned irrigation system with rain sensor
- El Dorado or Creative Minds stone *PP
- Three architectural styles
- Eagle roof tile
- James Hardie siding *PE
- Hose bib at front and rear

Kitchen

- 30" stainless steel Frigidaire range with under cabinet hood vent
- 30" stainless steel Frigidaire built-in under counter microwave
- 24" stainless steel Frigidaire dishwasher
- 2cm Granite with 4cm laminated flat polished edge - choice of three colors
- Spacious walk-in pantry *PP
- Culinary island for preparation and dining
- AmeriSink dual bowl stainless steel sink with InSinkErator disposal
- Moen kitchen faucet, chrome
- Full tile backsplash

Interior

- Recessed Panel Beech cabinets with hidden hinges and door hardware
- Two panel classic interior doors and 5 ¼" baseboards
- Kwikset chrome interior door hardware
- 12" x 24" DalTile at master bath, secondary baths, powder, and laundry
- Inhaus laminate at entry and kitchen
- Mohawk Cooper Creek carpet at bonus room, dining, great room and all bedrooms
- Surface mount lighting in all bedrooms
- Ceiling fan pre-wires at all bedrooms, great room, den, bonus/flex room *PP
- 9' ceilings downstairs

Master Suites

- Moen chrome single handle faucet and matching bath hardware
- Moen chrome plumbing fixtures
- European luxury master shower with clear glass enclosure
- Piedrafina Fusion quartz solid surface surround with fiberglass shower pan
- Pre-wired for ceiling fan
- Dual vanities with Piedrafina Fusion, 1¼" flat polished edge countertops and 6" backsplash
- Elegant freestanding soaker tub

Green Living

- GREENGUARD certified Vikrell tub/shower combination or shower stall at secondary baths
- Rinnai tankless water heater
- 14 SEER, 92% efficiency furnace
- Solar cooling optimized low-E & Argon dual pane Milgard windows
- Third party efficiency inspections
- LED lighting for greater energy efficiency
- Drought tolerant front yard landscaping with drip system
- Kelly-Moore low VOC interior premium flat paint
- Astronomical switch on exterior light fixtures

* PP = Per Plan PE = Per Elevation

COMMUNITY MAP

-  VILLAGE SIX
-  VILLAGE EIGHT
-  MODEL HOMES

