



### Site Map Legend

- 40' Wide Homesite
- 50' Wide Homesite
- \* Model Home
- P Model Parking

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HOMES.

WHY NOT START FRESH?

# Standard Included Features

## Interior Features

- Decorative 3 1/4" colonial baseboards
- Decorative 2 1/4" colonial door casing
- Shaw LVP flooring on first floor living areas
- Ball knob door hardware in brushed nickel
- Six panel, wood-grain texture colonist doors
- Maintenance-free, ventilated shelving throughout
- Smoke and carbon monoxide detectors wired to electrical system with battery back-up
- Cat6 data outlet in Master Suite and Living Room
- Structured media enclosure in Master Suite closet
- Ceiling fan pre-wire, switched in Living Room, Recreation Room (per plan), and all Bedrooms
- Recessed LED flush mount light fixtures
- Decora lighting switches
- Carpets with 7/16" 5.5lbs foam pad
- Interior washer and dryer hook-up with vent to the exterior
- White 2" faux wood window blinds

## Kitchen Features

- 1.6cm quartz countertops (per Interior Design selection)
- Spacious island workspace (per plan)
- Island seating area (per plan)
- Shaw LVP flooring in Kitchen
- Designer recessed panel cabinets, with hidden hinges and hardware with 30" upper cabinets
- Sterling by Kohler premium 18-gauge, undermount, single bowl stainless-steel sink, 9-5/16" deep with SilentShield® sound-absorption technology
- Moen "Method" single handle with pullout spray faucet in polished chrome finish
- GE self-cleaning stainless-steel gas range
- GE recirculating stainless-steel microwave
- GE high-efficiency Energy Star stainless-steel dishwasher
- Moen 1/3 hp garbage disposal
- Oversized, walk-in pantry with 5 rows of shelving (per plan)
- Recessed LED flush mount light fixtures

## Bathroom Features

- Spacious walk-in closets (per plan)
- Shaw LVP flooring
- 1.6cm quartz countertops
- Mirrors with vanity lighting w/ recessed LED flush mount bulbs
- Moen "Chateau" single handle faucets in polished chrome finish
- Top mounted china sinks
- Sterling by Kohler pedestal sink (per plan)
- Sterling by Kohler elongated commode
- Sterling by Kohler "Vikrell®" shower pan and/or tub and wall surrounds
- Designer recessed panels cabinet with hardware and hidden hinges
- Spacious linen closets (per plan)

## Exterior Features

- Attractive and architecturally authentic elevations with textured stucco and fiber cement siding systems
- Stylish exterior front door hardware with deadbolt in brushed nickel
- Insulated 6 panel fiberglass 6' 8" front and rear door (per plan)
- Non-slip concrete driveways, lead walk, porch and/or entryway
- Architectural dimensional 30-year shingle roof
- PPG high quality acrylic exterior paint
- Raised panel reinforced decorative garage doors
- Automatic garage door opener with two remotes
- Low-E, insulated, argon-filled sliding glass doors (per plan)
- Professionally designed landscape packages
- Water-conserving irrigation systems
- Weather resistant acrylic paint on front porch and rear patio (per plan)
- Private, 2-car or 3-car garage (per plan)
- Exterior hose bibb at garage and rear of home

## Energy Saving Features

- High efficiency air conditioning system with SEER2 ratings that meets or exceeds current building codes
- Energy efficient range and heating system
- Carrier® ecobee™ SmartThermostat Pro with voice control
- LED flush mount light fixtures
- Energy efficient LED lightbulbs
- R-4.1 insulated block walls
- R-13 insulation in exterior framed walls
- R-30 batt/blown ceiling insulation over conditioned space
- Insulated AC ductwork hard-sealed with mastic
- Energy efficient tankless gas water heater
- Air infiltration barrier between framing and drywall

## Construction & Customer Care

- One-year non-transferable performance guarantee (subject to normal wear and tear)
- Four scheduled meetings with your Casa Fresca Construction Manager to learn about your new home
- First floor concrete block construction with poured, reinforced concrete cells
- Low-maintenance soffit and fascia
- 150 or 200 amp electrical service (per plan)
- BoraCare termite treatment
- Taexx built-in "tubes in the wall" pest control system

# Alicante

3 bed • 2 bath • 2 car | 1,638 sq. ft.

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WHY NOT START FRESH?



**Alicante A**  
Color Scheme 12



**Alicante B**  
Color Scheme 14



**Alicante C**  
Color Scheme 1

# Alicante

3 bed • 2 bath • 2 car | 1,638 sq. ft.

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**Alicante D**  
Color Scheme 4



**Alicante E**  
Color Scheme 2

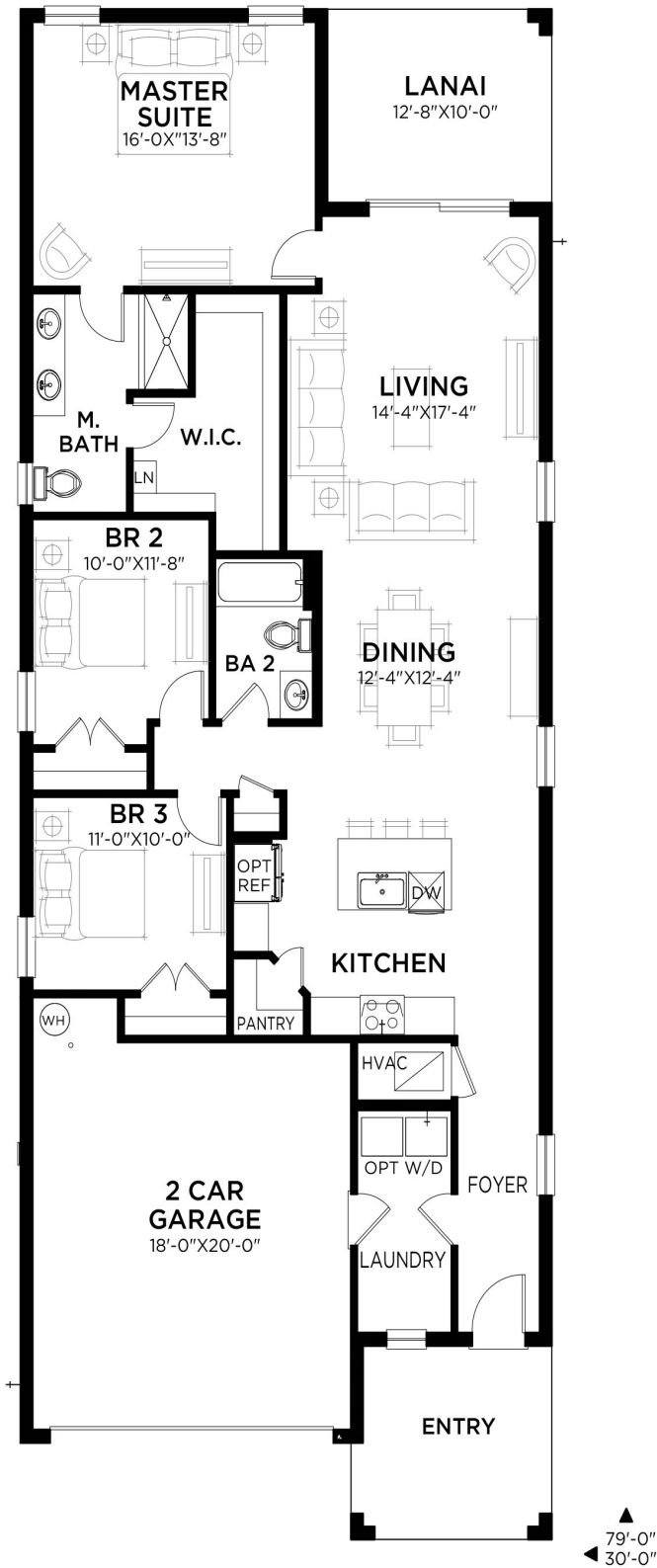


**Alicante F**  
Color Scheme 17

# Alicante

3 bed • 2 bath • 2 car | 1,638 sq. ft.

WHY NOT START FRESH?



MAIN FLOOR PLAN

## Area Schedule

Main Floor A/C	1638 SF
Garage	402 SF
Lanai	127 SF
Entry	110 SF
Total Area	2277 SF

# Cordoba

4 bed • 2.5 bath • 2 car | 2,057 sq. ft.

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WHY NOT START FRESH?



**Cordoba A**  
Color Scheme 10



**Cordoba B**  
Color Scheme 5

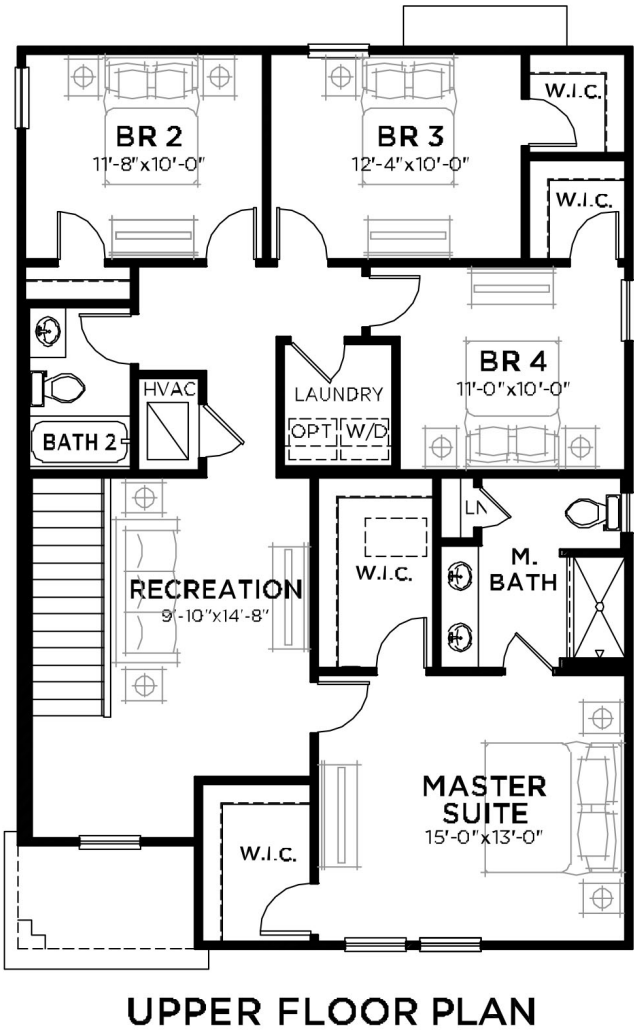
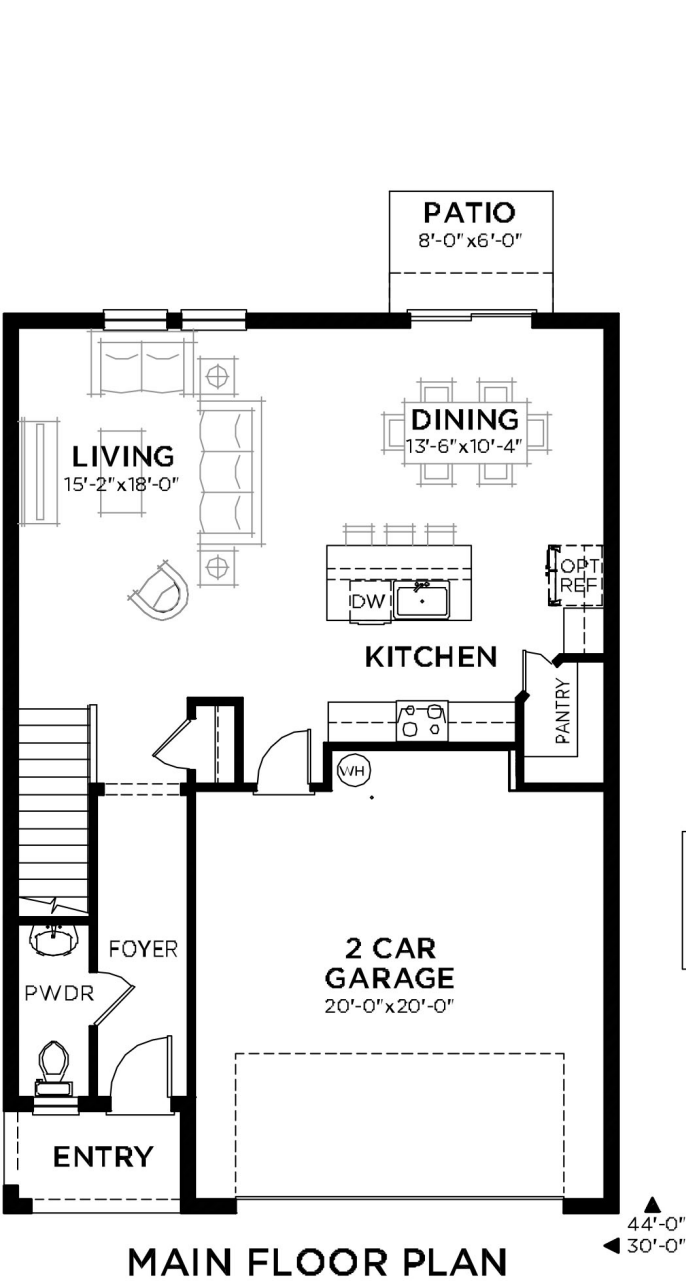


**Cordoba C**  
Color Scheme 13

# Cordoba

4 bed • 2.5 bath • 2 car | 2,057 sq. ft.

WHY NOT START FRESH?



Area Schedule

Main Floor A/C	829 SF
Upper Floor A/C	1228 SF
Total A/C	2057 SF
2 Car Garage	448 SF
Entry	43 SF
Total Area	2548 SF



# Marbella

4 bed • 2.5 bath • 2 car | 2,257 sq. ft.

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WHY NOT START FRESH?



**Marbella A**  
Color Scheme 3



**Marbella B**  
Color Scheme 16

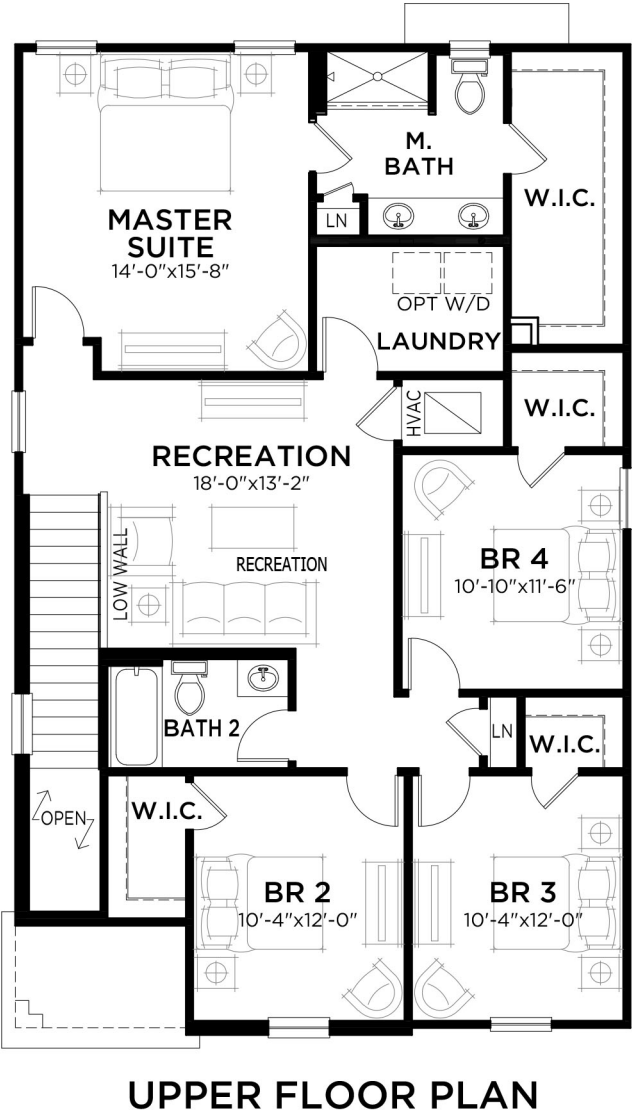
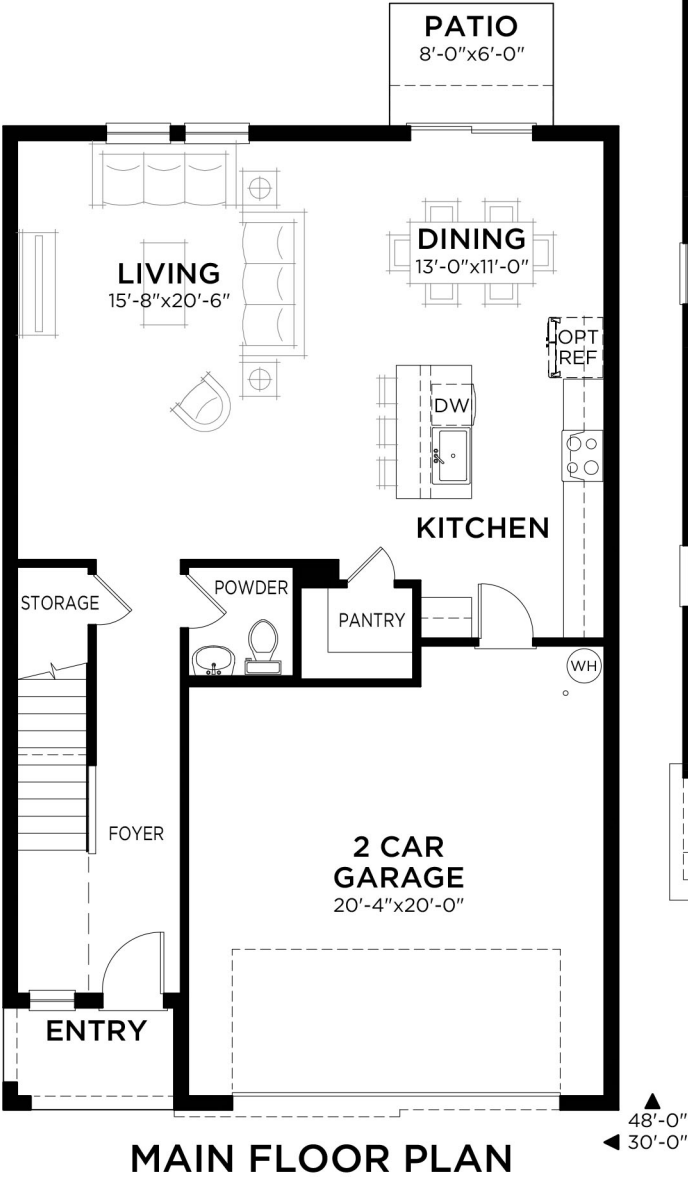


**Marbella C**  
Color Scheme 7

# Marbella

4 bed • 2.5 bath • 2 car | 2,257 sq. ft.

WHY NOT START FRESH?



Area Schedule

Main Floor A/C	942 SF
Upper Floor A/C	1315 SF
Total A/C	2257 SF
2 Car Garage	457 SF
Entry	42 SF
Total Area	2756 SF



# Seville

5 bed • 3 bath • 2 car | 2,512 sq. ft.

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WHY NOT START FRESH?



**Seville A**  
Color Scheme 1



**Seville B**  
Color Scheme 11

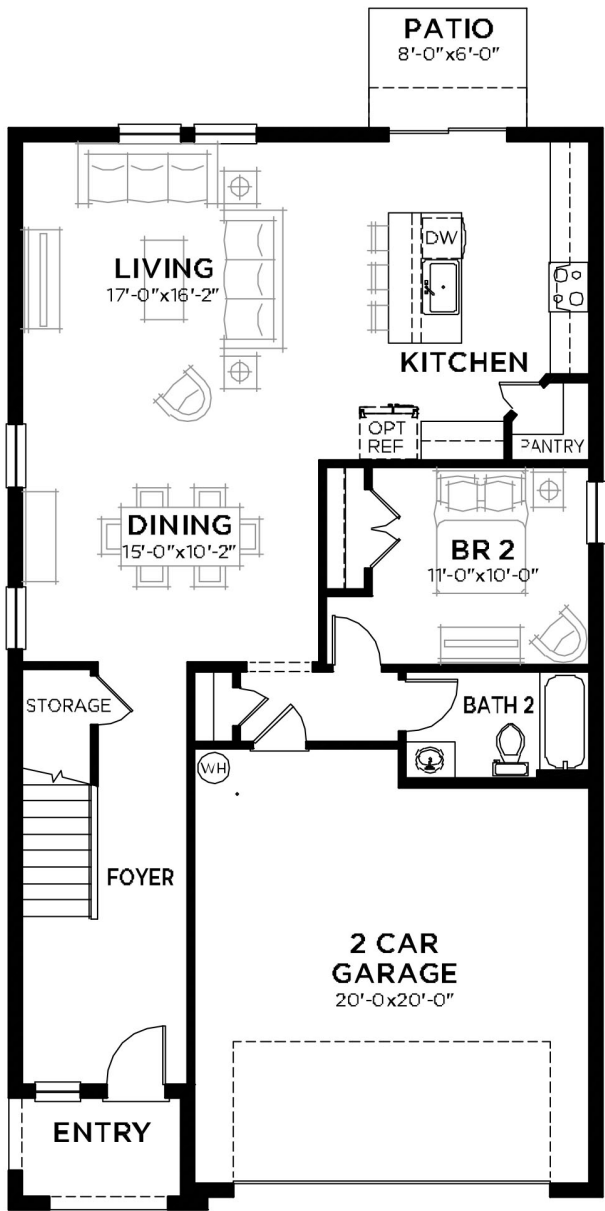


**Seville C**  
Color Scheme 4

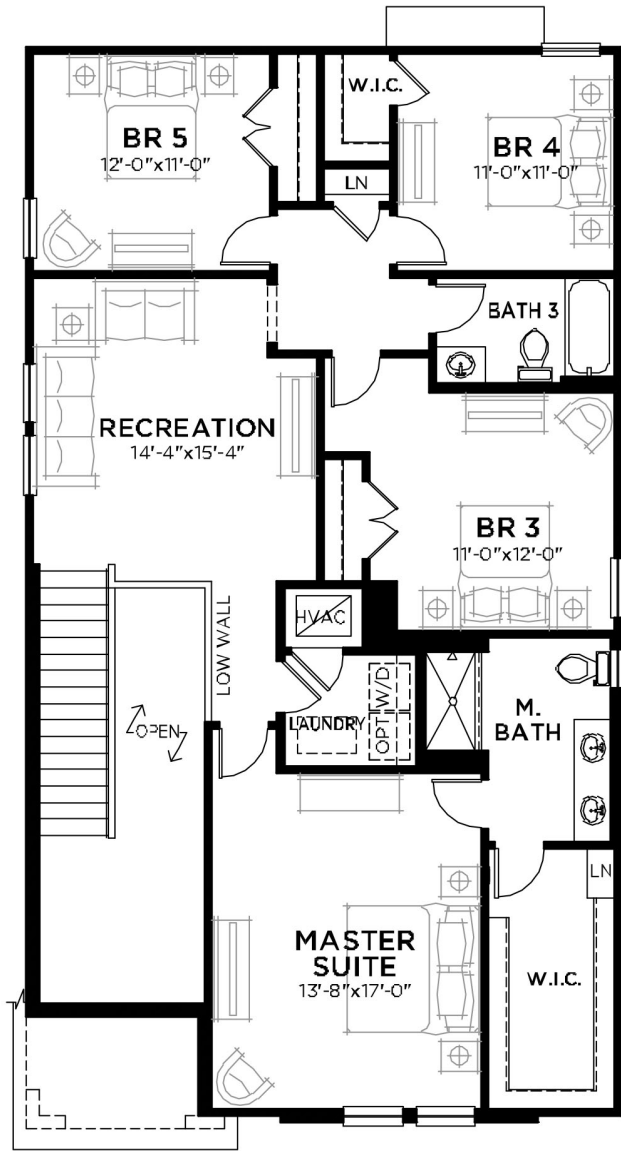
# Seville

5 bed • 3 bath • 2 car | 2,512 sq. ft.

WHY NOT START FRESH?



MAIN FLOOR PLAN



UPPER FLOOR PLAN

Area Schedule

Main Floor A/C	1126 SF
Upper Floor A/C	1386 SF
Total A/C	2512 SF
2 Car Garage	451 SF
Entry	50 SF
Total Area	3013 SF



# Valencia

5 bed • 3 bath • 2 car | 3,011 sq. ft.

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WHY NOT START FRESH?



**Valencia A**  
Color Scheme 12



**Valencia B**  
Color Scheme 5

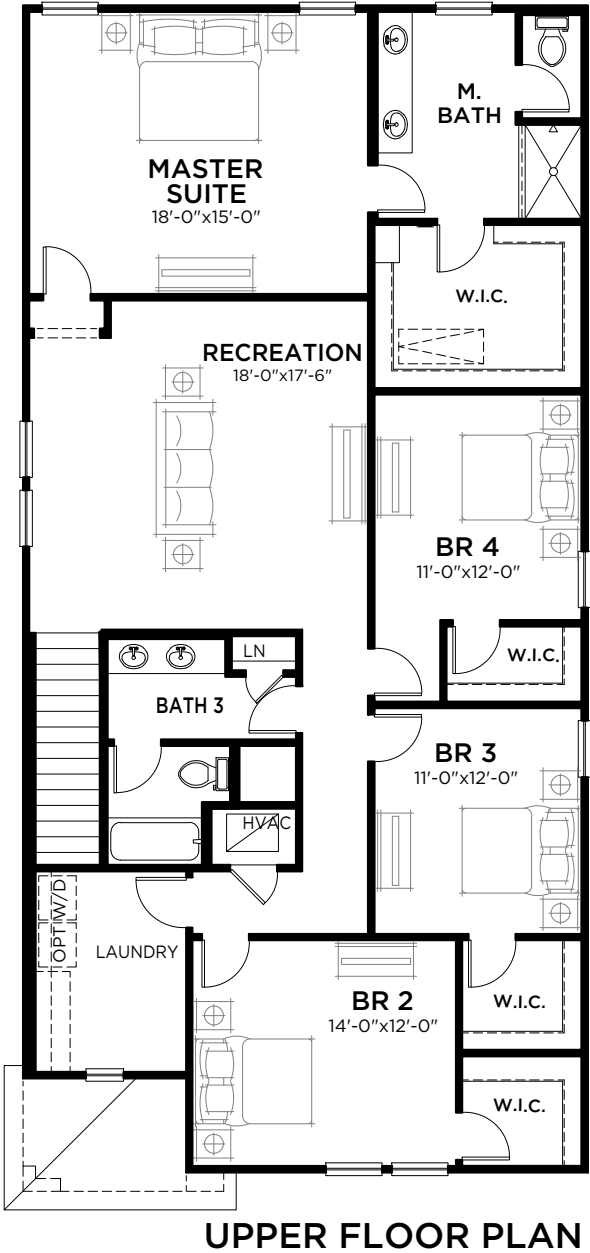
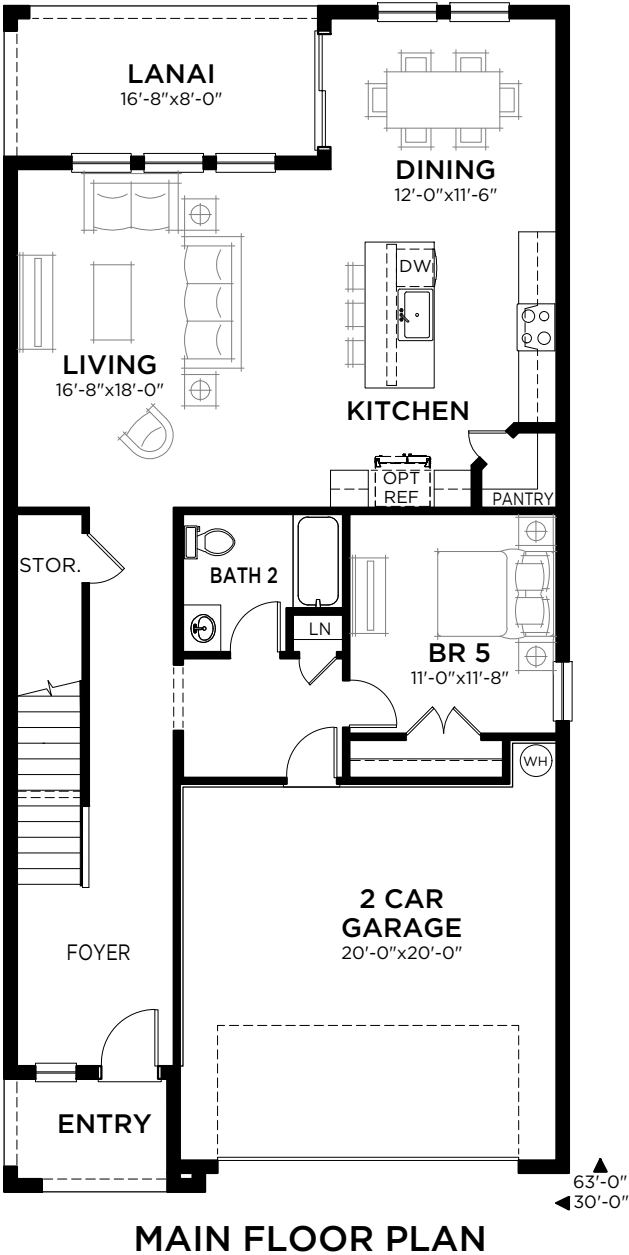


**Valencia C**  
Color Scheme 8

# Valencia

5 bed • 3 bath • 2 car | 3,011 sq. ft.

WHY NOT START FRESH?



## Area Schedule

Main Floor A/C	1246 SF
Upper Floor A/C	1765 SF
Total A/C	3011 SF
2 Car Garage	438 SF
Lanai	133 SF
Entry	54 SF
Total Area	3636 SF

# Adora

3 bed • 2 bath • 2 car | 1,420 sq. ft.

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WHY NOT START FRESH?



**Adora A**  
Color Scheme 8



**Adora B**  
Color Scheme 11



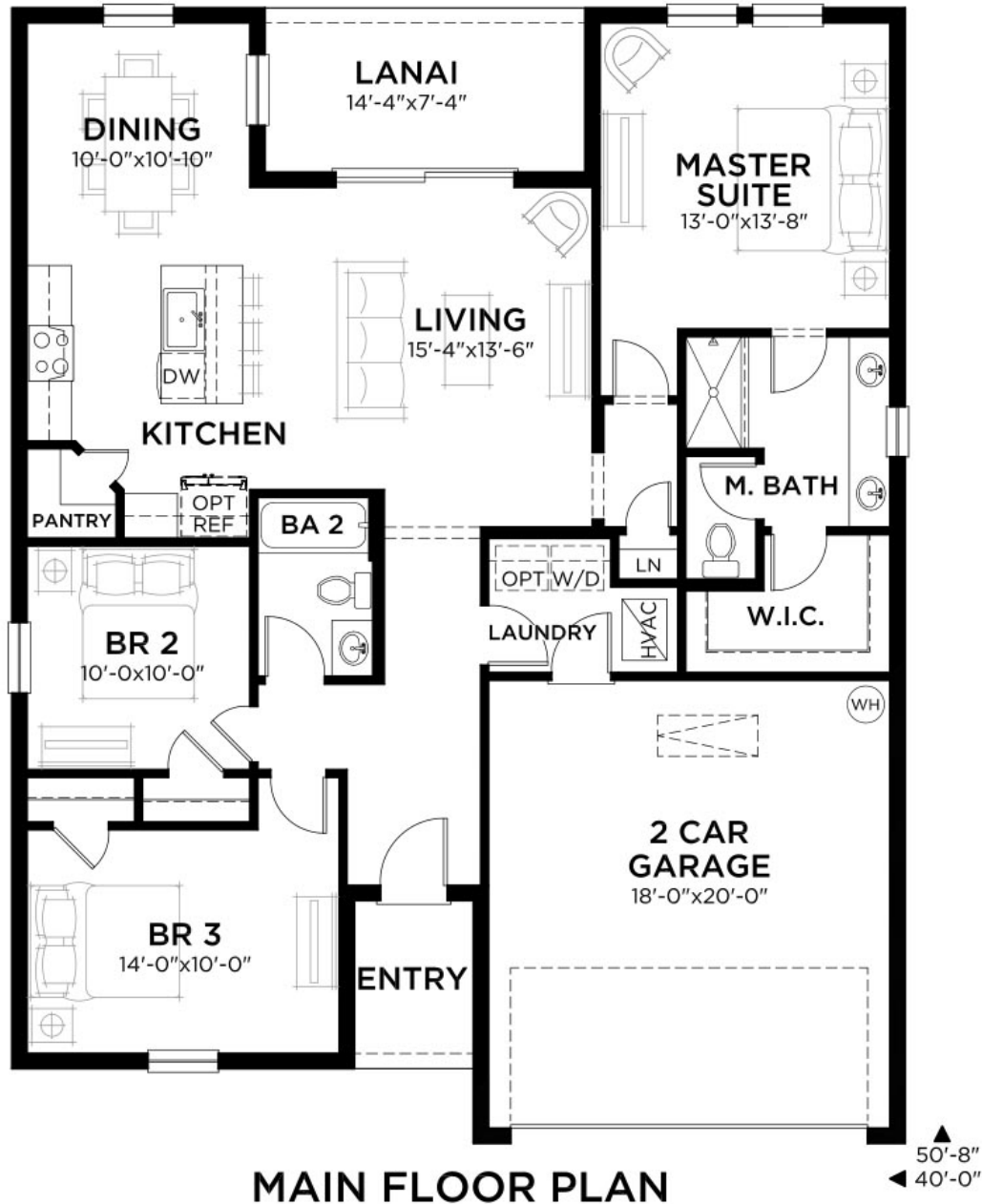
**Adora C**  
Color Scheme 17

# Adora

3 bed • 2 bath • 2 car | 1,420 sq. ft.

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WHY NOT START FRESH?



## Area Schedule

Main Floor A/C	1420 SF
Garage	395 SF
Lanai	105 SF
Entry	40 SF
Total Area	1960 SF

Artist's conceptual rendering. Actual construction may vary in color, features, and dimensions. Availability, specifications, and pricing are subject to change without notice. All plans require developer approval and may be modified in order to comply with these developer requirements. Please speak with a Casa Fresca Sales Consultant for current information and about options where applicable. © 2019 Casa Fresca-Cool Homes, LLC. All Rights Reserved. Not an offer to purchase where prohibited by law. Broker Participation Welcome. CRC#1332421

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# Valeria

4 bed • 2 bath • 2 car | 1,850 sq. ft.

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**Valeria A**  
Color Scheme 12



**Valeria B**  
Color Scheme 13



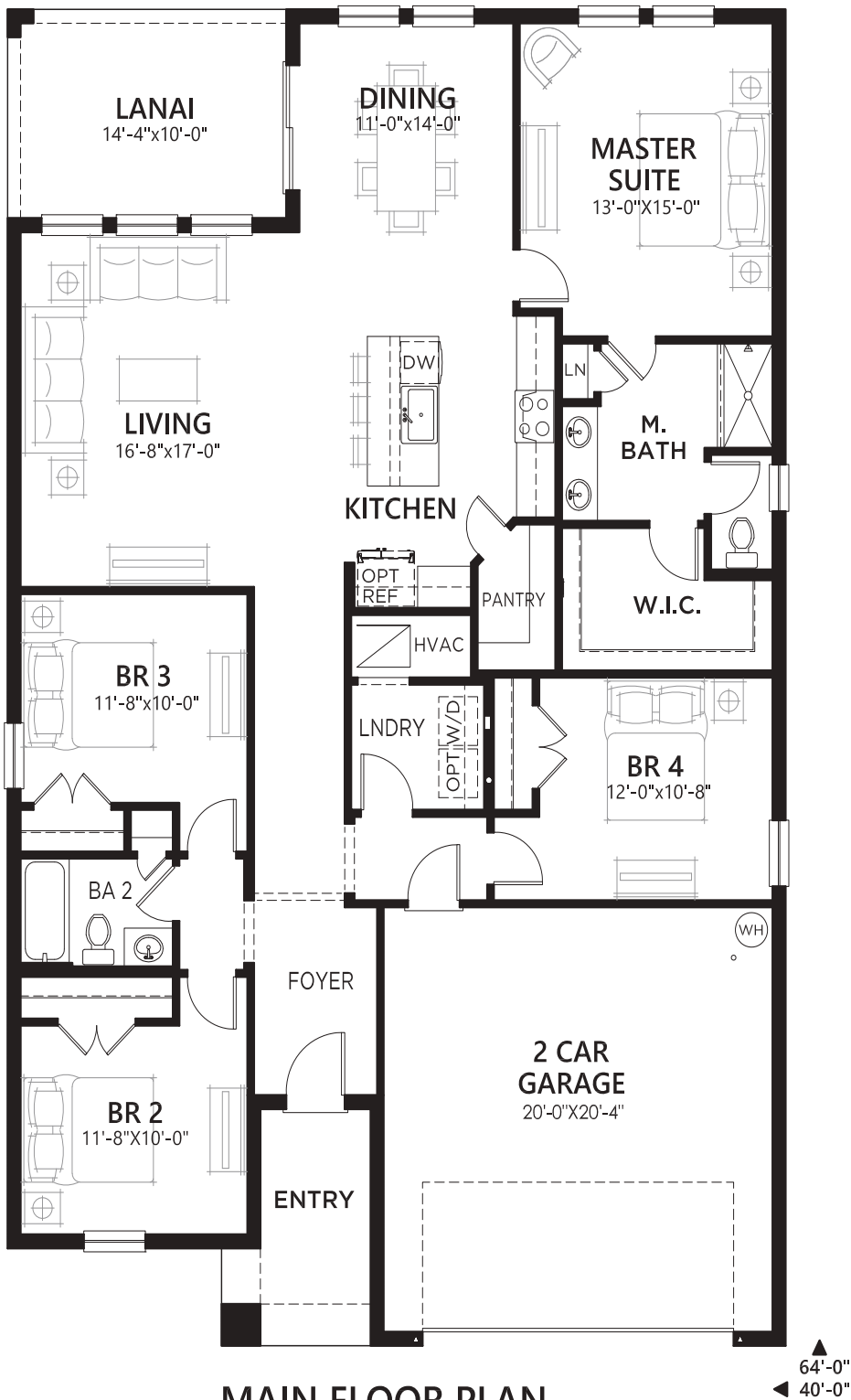
**Valeria C**  
Color Scheme 1

# Valeria

4 bed • 2 bath • 2 car | 1,850 sq. ft.

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WHY NOT START FRESH?



MAIN FLOOR PLAN

## Area Schedule

Main Floor A/C	1850 SF
Garage	442 SF
Lanai	143 SF
Entry	74 SF
Total Area	2509 SF

# Lucia

5 bed • 3 bath • 2 car | 2,420 sq. ft.

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WHY NOT START FRESH?



**Lucia A**  
Color Scheme 4



**Lucia B**  
Color Scheme 13



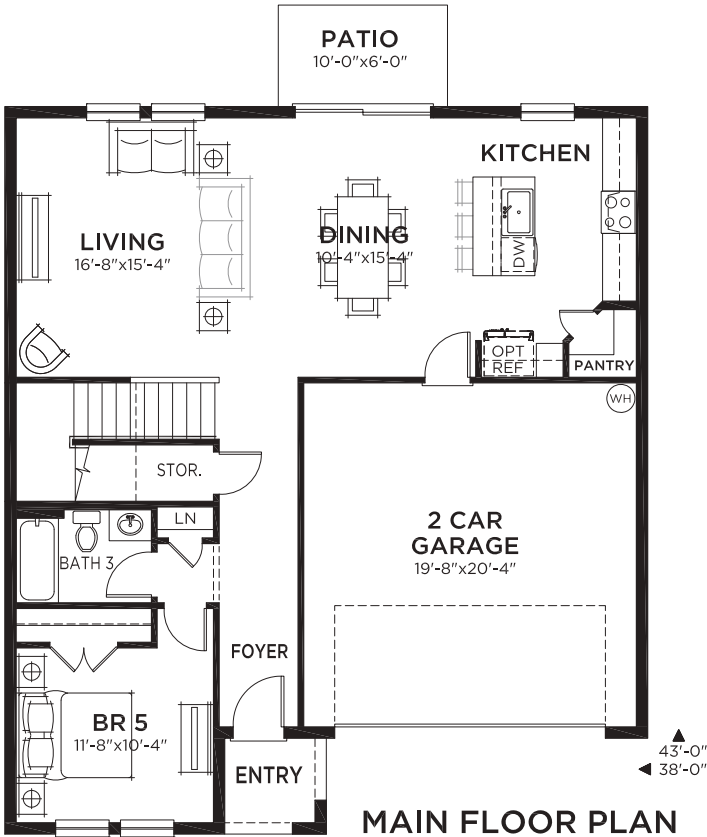
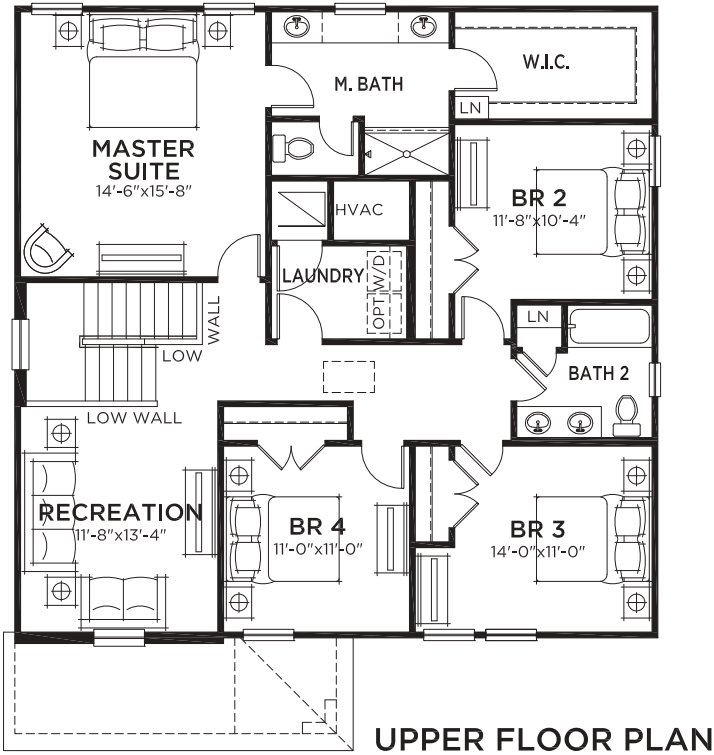
**Lucia C**  
Color Scheme 5

# Lucía

5 bed • 3 bath • 2 car | 2,420 sq. ft.



WHY NOT START FRESH?



Area Schedule	
Main Floor A/C	1065 SF
Upper Floor A/C	1355 SF
Total A/C	2420 SF
2 Car Garage	427 SF
Entry	34 SF
Total Area	2881 SF



# Catalina

5 bed • 3 bath • 2 car | 2,892 sq. ft.

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WHY NOT START FRESH?



**Catalina A**  
Color Scheme 8



**Catalina B**  
Color Scheme 15



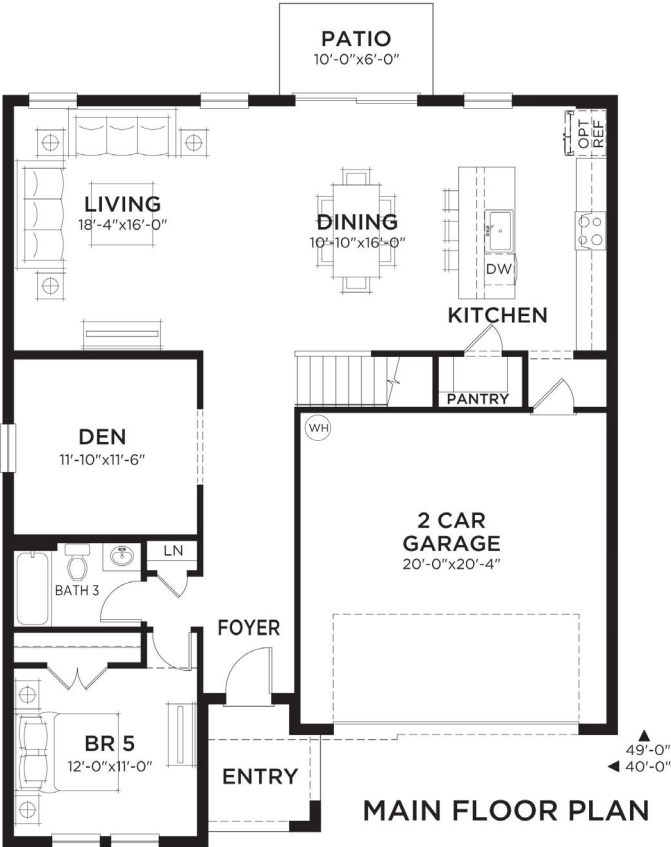
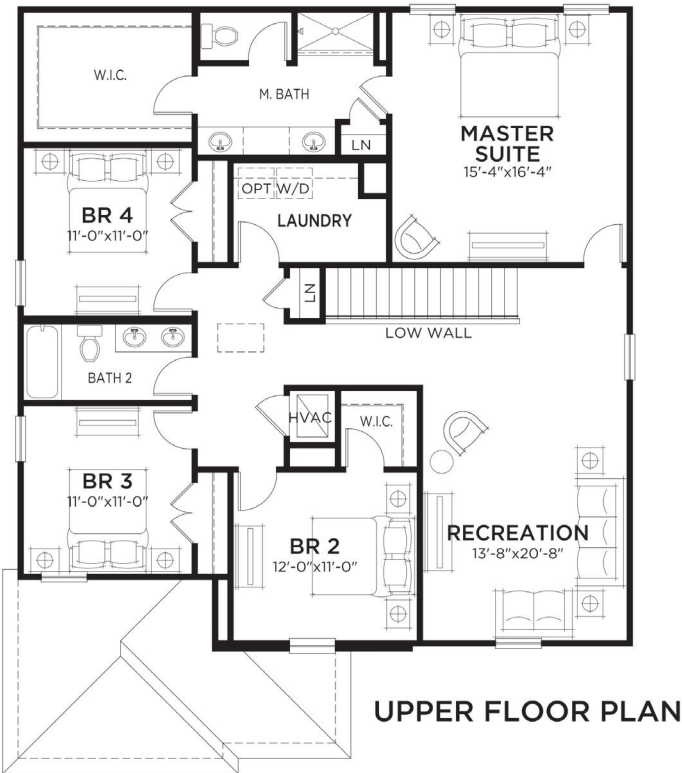
**Catalina D**  
Color Scheme 12

# Catalina

5 bed • Den • 3 bath • 2 car | 2,892 sq. ft.



WHY NOT START FRESH?



### Area Schedule

Main Floor A/C	1318 SF
Upper Floor A/C	1574 SF
Total A/C	2892 SF
2 Car Garage	435 SF
Entry	57 SF
Total Area	3384 SF

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# Gabriela

5 bed • 3.5 bath • 3 car | 3,182 sq. ft.

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## Gabriela A

Color Scheme 8



## Gabriela B

Color Scheme 17



## Gabriela C

Color Scheme 9

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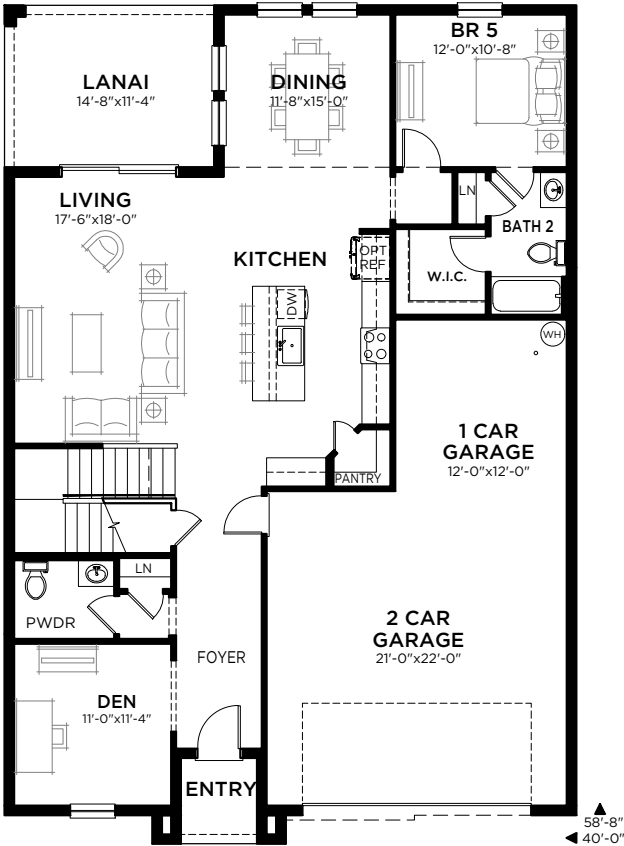
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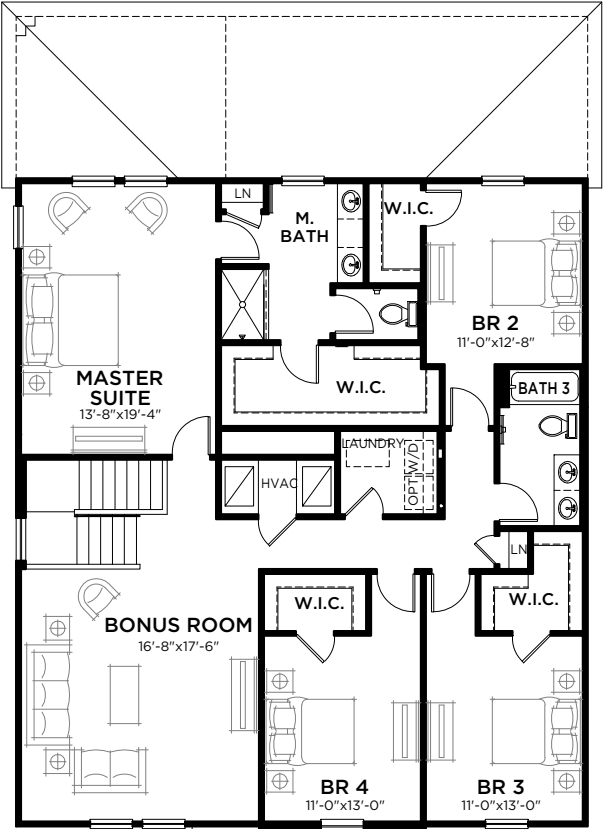
# Gabriela

5 bed • 3.5 bath • 3 car | 3,182 sq. ft.

WHY NOT START FRESH?



MAIN FLOOR PLAN



UPPER FLOOR PLAN

### Area Schedule

Main Floor A/C	1433 SF
Upper Floor A/C	1749 SF
Total A/C	3182 SF
3 Car Garage	646 SF
Entry	40 SF
Lanai	166 SF
Total Area	4034 SF



# Mariana

6 bed • 3.5 bath • 3 car | 3,817 sq. ft.

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WHY NOT START FRESH?



**Mariana A**  
Color Scheme 2



**Mariana B**  
Color Scheme 15

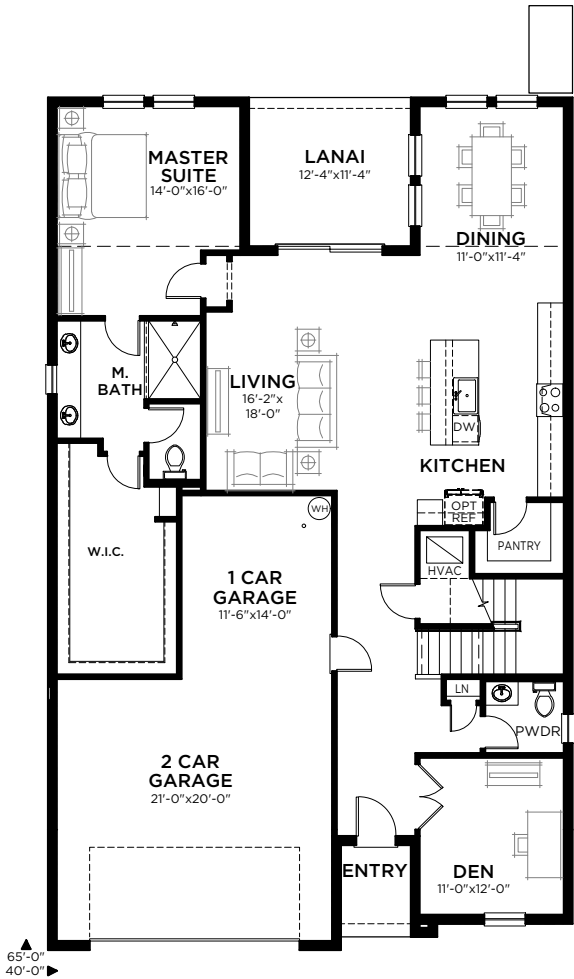


**Mariana C**  
Color Scheme 6

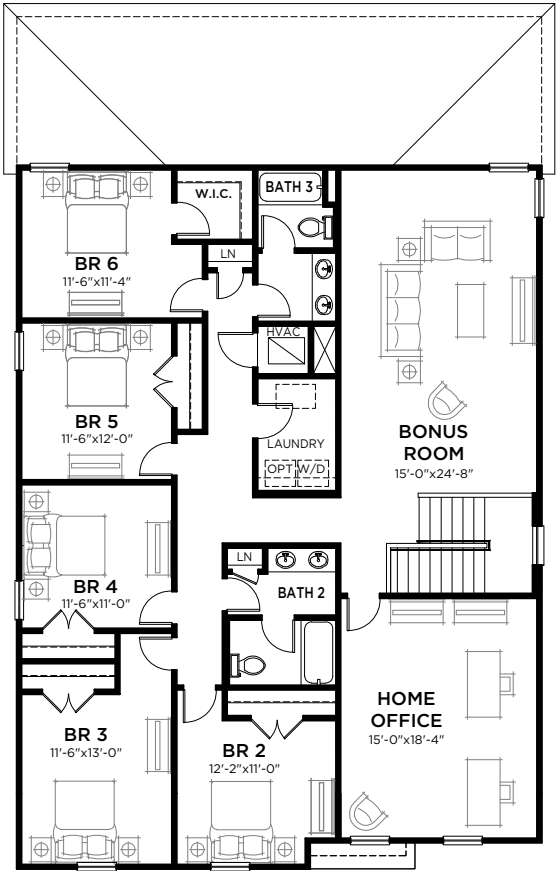
# Mariana

6 bed • 3.5 bath • 3 car | 3,817 sq. ft.

WHY NOT START FRESH?



MAIN FLOOR PLAN



UPPER FLOOR PLAN

### Area Schedule

Main Floor A/C	1782 SF
Upper Floor A/C	2035 SF
Total A/C	3817 SF
2 Car Garage	610 SF
Lanai	140 SF
Entry	39 SF
Total Area	4606 SF