

# The Eagle with Porch

See Price Sheet  
Lot fee: \$475 (Golf Course)

## 870 Montecito Dr. - Lot 220

• 1,222 Sq. Ft. • 3 Bedroom, 2 Bath



## Standard Specifications

### CONSTRUCTION

R-22 Ceiling Insulation  
R-13 Wall Insulation  
R-11 Floor Insulation  
All Weather-stripping & Insulation meets or exceeds the HUD Required Insulation Standards for Zone 3 (Nevada)

### EXTERIOR

Low "E" Dual Glaze Windows Throughout  
Cemplank (Low Maintenance) Window Trim  
Cemplank (Low Maintenance) Siding  
Cemplank (Low Maintenance) Facia  
20-Year Roof (Class A) Shingles  
9-Light Exterior Door  
6-Panel Architectural Entry Door

### KITCHEN

Granite or Quartz Counter-Tops w/ Single Eased Edge  
4" Granite or Quartz Backsplash  
Cabinet with Utility Drawers  
Lined Overhead Kitchen Cabinets  
Brushed Nickel Kitchen Faucet  
Stainless Steel Undermount Sink  
Deluxe Cabinets

### INTERIOR

Rounded Drywall Corners  
6-Panel Interior Doors  
Architectural Door Case Molding  
Brushed Nickel Lighting Fixtures  
Brushed Nickel Door Hardware  
Wire Vented Closet Shelving  
Wood Baseboard Throughout  
Metal Mini-Blinds Throughout  
Quality Carpet & Under-Pad  
Quality Linoleum in Kitchen, Dining, Bath & Utility

### APPLIANCES

Deluxe Electric Range (Whirlpool or Comparable)  
18 Cubic Foot Frost Free Refrigerator (Whirlpool or Comparable)  
30" Vented Range Hood with Illumination  
Ice Maker Prepped

### PLUMBING/HEATING/ELECTRICAL/UTILITY

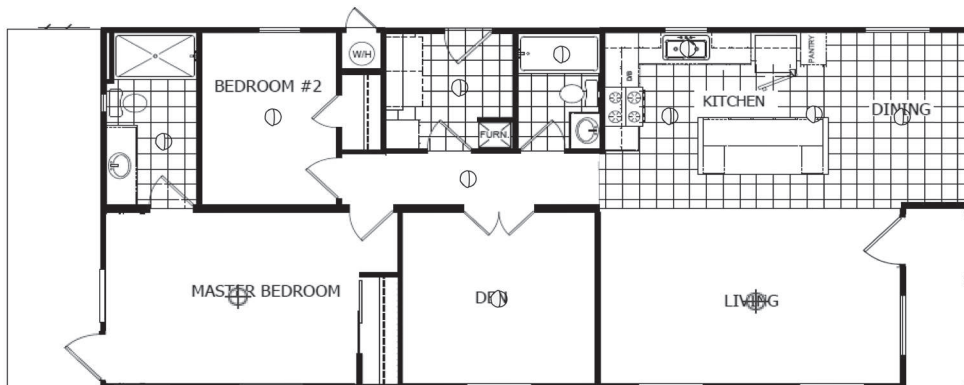
Air Conditioning & Electric Forced Air Furnace  
Convenient Shut-Off Valves Throughout  
30 Gallon Fast Recovery Water Heater  
200 AMP Electrical Service  
Carbon Monoxide and Smoke Detectors  
6" LED Can Lights Throughout

### BATHS

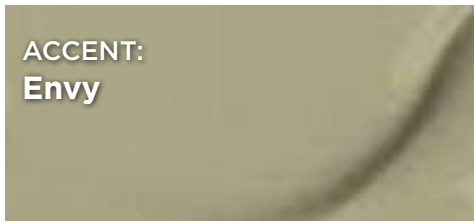
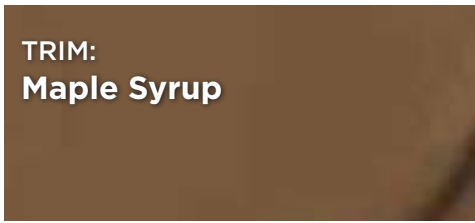
Granite or Quartz Counter-Tops w/ Single Eased Edge  
4" Granite or Quartz Backsplash  
Fiberglass Tub/Shower Stall with Tile Embossing  
Brushed Nickel Faucets & Door Hardware  
Undermount Bath Sink



23'-4" wide x 58' long



*Exterior Paint:* Color Group C



*Roof Shingles:*



*Exterior Front Door:*

6-Panel Steel

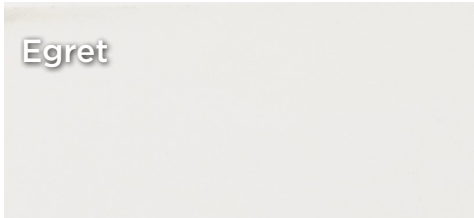


*Exterior Side Door:*

9-Lite Cottage



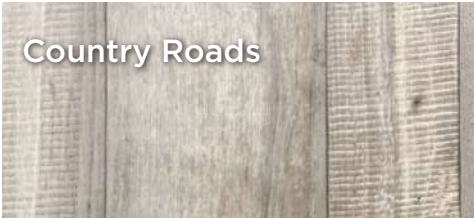
*Interior Paint:*



*Carpet:*



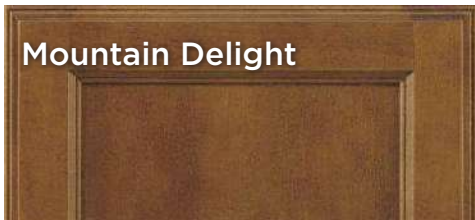
*Linoleum:*



*Countertops:*



*Cabinetry:*



*Hardware: Appliances:*



+Dishwasher & Microwave

*Kitchen Sink & Faucet:*

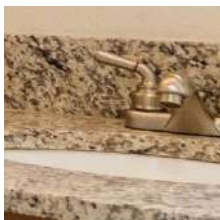


Stainless



Single Br. Nickel

*Bath Sinks & Faucets:*



Undermount



Single Br. Nickel

*Bath Shower & Faucet:*



Shower Only



Single Br. Nickel