

**insulation info:**

**2a- fiberglass batt insulation, 3 1/2" thick, R-13 value**

**2b- fiberglass batt insulation, 3 1/2" thick, R-13 value.**

**2c- fiberglass batt insulation in specific decked areas and blown attic fiberglass insulation, 12" thick, R-30.**

**2d- spray closed cell foam under the wood floor system in the crawlspace, 1" thick, R-7 value.**

**2e- N/A**

**The only foam insulation is under the floor, which is a closed cell foam insulation used as a vapor barrier to protect the wood floor from the vented crawlspace humid air, all the crawlspace studs and sheathing are pressure treated lumber.**

This Charming English Cottage style new construction is a top-quality, one-of-a-kind residence in a private peaceful Neighborhood with a strong sense of community, where kids are playing in the street and riding bicycles to nearby school.

The Builder designed the house and is building it using quality materials and craftsmanship, the home is both practical and elegant, with thoughtfully conceived living spaces designed for family and guests to enjoy time in this comfortable new build home.

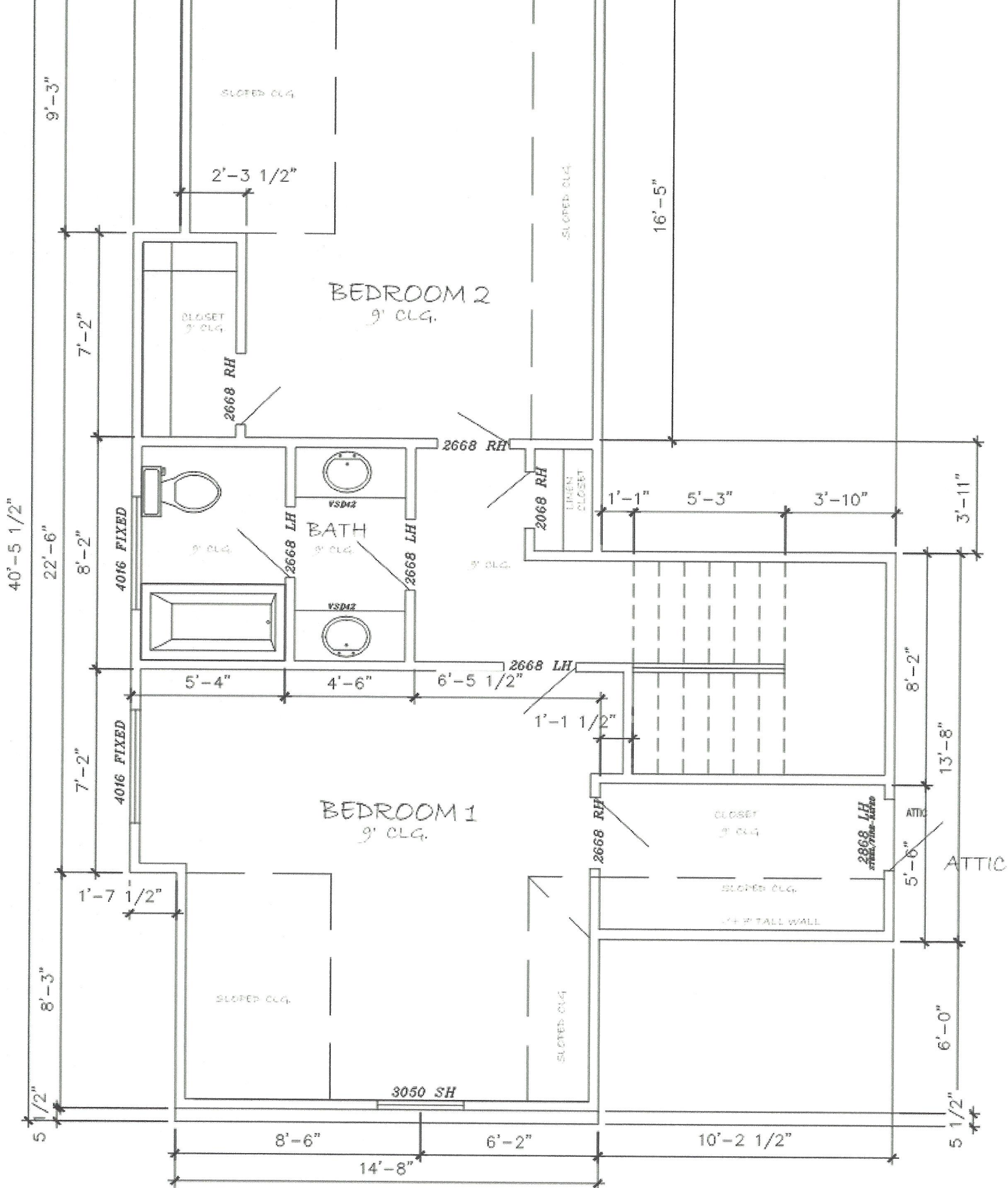
Featuring an open concept plan perfect for casual living or easy entertaining. This 3-4 bedroom, two and a half bath home offers 2,202 sq ft of living space.

include Vinyl plank floors in the main living area and porcelain tile flooring in the bathrooms, carpet in the bedrooms/closets, granite counters and a center island in the kitchen, exterior cottage trim, and central air system with zoning feature.

The House has everything you would hope for, and it is a new construction, including Vinyl plank floors in the main living area and porcelain tile flooring in the bathrooms, carpet in the bedrooms/closets, granite counters and a center island in the kitchen, stainless steel Samsung appliances, refrigerator included, granite countertops, white shaker solid wood cabinets with soft close features, solid core shaker style interior doors with Mate black door hardware, exterior cottage trim, and central air system with zoning feature.

This cottage house has an open concept floor plan with lots of windows that will provide a lot of daylight.

This special home feels a world away, yet close to all the amenities of Taylor Lake Village/Clearlake/Seabrook and this peaceful and well-established community.

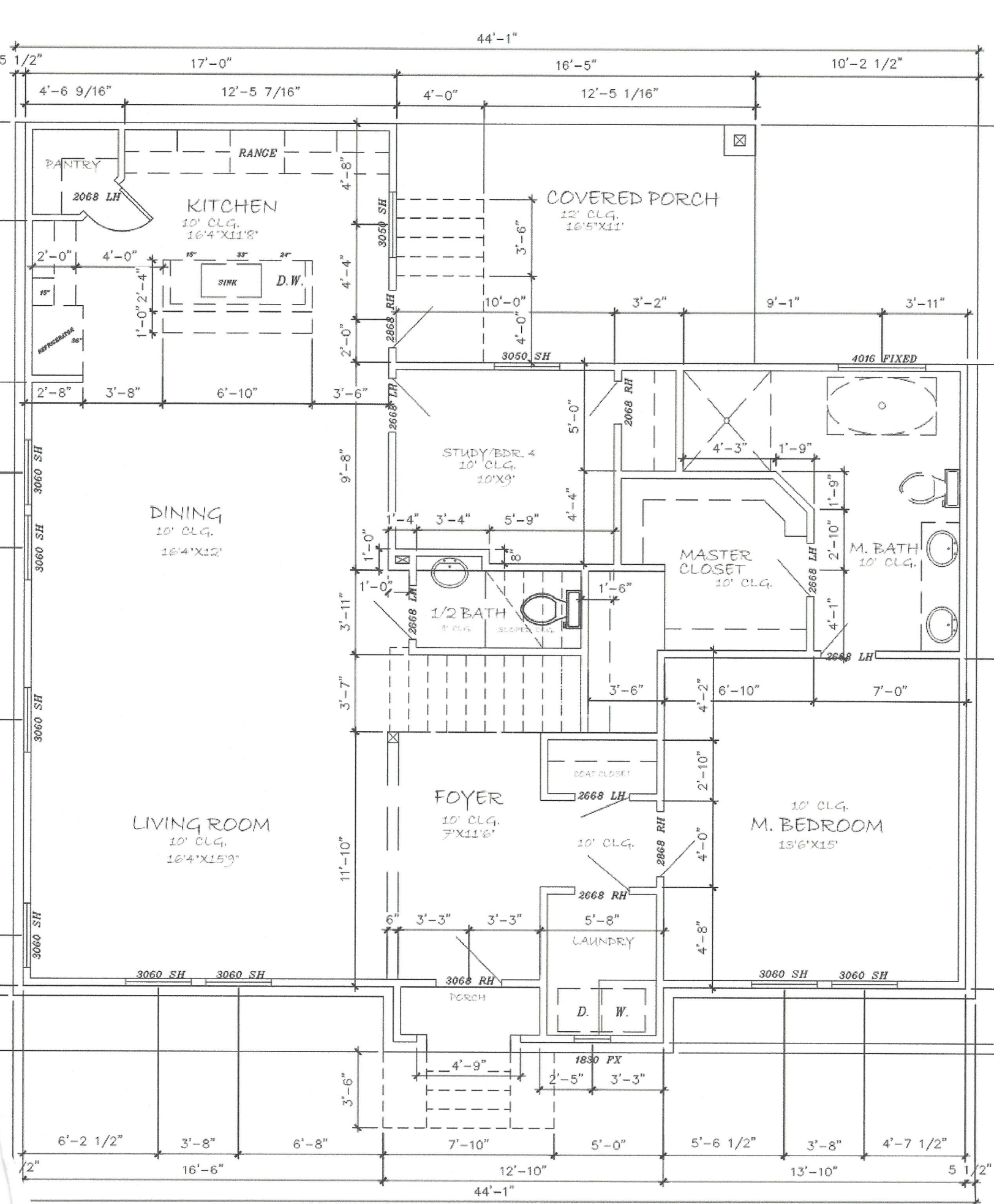


# 2ND LEVEL FLOOR PLAN

SCALE: 1/4" = 1'-0"

LIVING SQ. FT TOTAL: 2,202 SQFT.





# 1ST LEVEL FLOOR PLAN

SCALE: 1/4" = 1'-0"