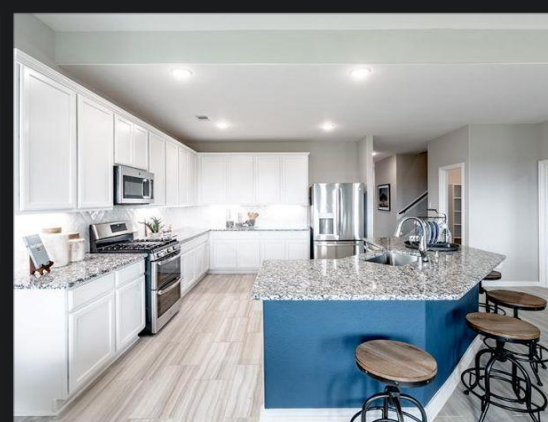
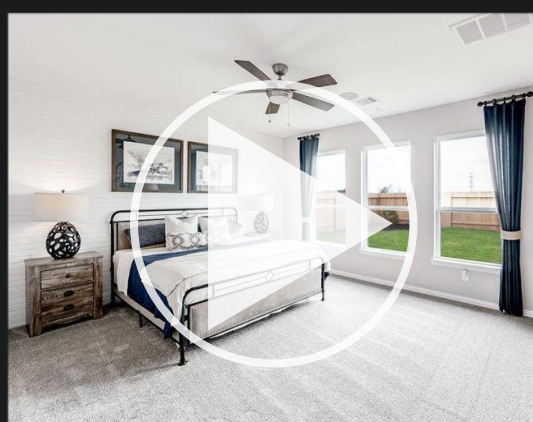
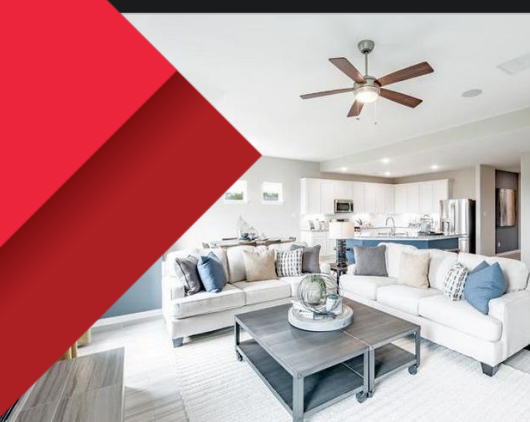




# CASTLEROCK COMMUNITIES

Martha's Vineyard | Alvin, TX



In the heart of Alvin, the gated community of Martha's Vineyard resides. This charming community is perfectly situated off Highway 6 and provides quick access to Galveston, Freeport, Pearland, Houston, and the downtown medical center. Relish in the beauty this community offers like the magical water views, wooded lots, and oversized lots as well. CastleRock at Martha's Vineyard offers diverse floor plans with three car garage options available on most home sites. Martha's Vineyard has something for everyone and offers amenities that are perfect for any lifestyle, like the beautiful community splash pad to relax in with your family and friends. You will fall in love once you enter this amazing community. Let us begin building your dream home today. [Click here for a virtual tour!](#)

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 MERCURY  
LUXURY HOMES



### Martha's Vineyard

317 Merlot Dr. Alvin, TX 77511

Phone (281) 968-1804

Model: Fitzgerald

#### Community Schools

Alvin ISD	281-338-1130
Hood-Case Elementary School	281-585-5786
GW Harby Junior School	281-585-6626
Alvin High School	281-245-3000

#### Private Schools/Daycares

Living Stones Christian School	281-331-0086
Ms. Susans Child Care	281-585-5140
A Child Is Born Academy	281-585-9600

#### Emergency Services - Dial 911

Alvin Police Department	281-388-4370
Fire Department Non Emergency	281-585-3232

#### Local Utility/Service Providers

City Of Alvin	281-388-4264
Trash and Pick-Up	281-388-4264
Comcast (Cable)	713-637-5690
AT&T (Telephone)	800-222-0300
CenterPoint (Gas)	800-332-7143
TXU (Electric)	800-868-1388

#### Medical Facilities

Alvin Medical Center	281-331-6141
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#### Public Services

City of Alvin	281-388-4264
Animal Control	281-388-4331
Poison Control Center	800-764-7661

#### Shopping Retail

Stanton's Shopping Center	281-331-4491
Wal-Mart	281-585-5188
Kroger	281-388-3400
H-E-B	281-585-5188

#### Property Tax Information

Brazoria County	\$0.380234
BCMUD #24	\$1.150000
Alvin ISD	\$1.450000
Conservation and Reclaims District #3	\$0.150000
Brazoria County Emergency District	\$0.100000
Alvin Community College	\$0.180750
Road and Bridge	\$0.040000
Fund	\$0.060000

**Total Tax rate (before Homestead) \$3.748795**

#### Homeowner's Association

Annual HOA Fee	\$550
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#### Community Colleges

College of Mainland	888-258-8859
UH Clear Lake	281-283-7600
Alvin Community College	281-756-3500





## Martha's Vineyard

Silver Series Homes

### EXTERIOR DETAILS

- Beautifully designed elevations with 6:12 roof pitches
- Brick on front, side, and rear elevations to 9' per plan
- 30-year dimensional Black Shadow shingles
- Custom address block
- Energy Efficient 9800 Series Vinyl Windows with LoE366 Cardinal glass
- Divided light windows on front elevation
- Cementitious fiber cement siding, fascia, soffit & trim
- James Hardie window trim
- Stained mahogany six panel front door with nickel finish handleset
- 9100 Series Sonoma insulated steel garage door - windstorm enhanced
- Pre-wire at garage door for future automatic door opener
- 10X10 broom finished concrete rear patio
- 16-foot driveway with 3-foot privacy walk to entry
- Wrought iron railing on exterior balconies per plan

### ELEGANT INTERIORS

- 9' ceiling heights in primary living areas and master per plan
- Art niches and archways per plan
- Decorative California rails on rake walls and overlooks per plan
- Raised-panel interior doors with decorative casing
- Rounded sheetrock corners first floor accent areas
- Nickel finish door hardware and light fixtures
- Dragged Monterey texture at ceilings and walls
- Choice of one-color interior with PPG paint
- Decorative wood base throughout home
- Wood shelving and hanging rods in closets per plan
- Nickel finish ceiling fan with light kit and oak-colored blades in family room
- Kichler designer light fixtures
- Painted interior garage walls
- \*\*Fireplace option available (direct vent only)

### CHEF'S KITCHEN

- High ceilings per plan
- Birch cabinets with 42-inch uppers and choice of colors
- GE slide in gas range, dishwasher, space saving external venting microwave
- Flush-mounted LED down lighting at kitchen per plan
- Granite countertops with ceramic tile backsplash
- Stainless steel dual bowl undermount sink with garbage disposal
- Chrome single lever Delta faucet with vegetable spray
- \*\*Optional island for most plans

### LUXURIOUS BATHS

- Elongated water saver commodes at all baths
- Bath cabinetry will match kitchen selection
- Cultured marble countertops with square edge and integral rectangular sinks (dual vanities per plan)
- Oversized soaker tub with arm rests in master bath
- Master bath has separate tub and shower with 6X6 white tile shower and tub surround over hardibacker and garden window
- Secondary bathtub/shower has 6X6 white tile over hardibacker
- Chrome bath accessories (faucets and hardware)
- White pedestal sink and decorative mirror at powder per plan

### DESIGNER FLOORING

- Choice of ceramic tile at entry, kitchen/breakfast, baths and utility
- Wide selection of carpet over 3/8- inch pad
- Professional decorator assistance through Design Gallery with two 2-hour appointments

### ENERGY EFFICIENCY FEATURES

- Energy efficient Energy Plus program by CastleRock
- 16 SEER Lennox HVAC system with environmentally friendly 410A refrigerant, fresh air intake and media filter
- Gas-fired tankless water heater sized per plan
- High efficiency central gas heating
- Ridge vent, soffit vent and air hawk attic ventilation per plan
- Continuous perforated soffit ventilation per plan
- Third-party insulation inspections
- On-site weather-stripped exterior doors
- Poly seal on all base plate and wood penetrations to exterior
- Dual-pane LowE366 windows with double locks
- Honeywell programmable thermostat
- Minimum of 80% high efficiency lighting
- Third-party insulation inspections
- Electric washer/dryer connections (\*\*gas connections are an available option)

### ENGINEERING & ADVANCED COMFORT TECHNOLOGY

- Professionally engineered and designed post-tension foundations
- Engineered subfloor I beam systems on all two-story homes
- Engineered framing designs
- Coach lights at front, rear and garage door per plan
- Smoke detectors in bedrooms and halls with battery back-up
- PEX water distribution system with main water shut-off access
- Copper wiring with protective housing on exterior GFCI outlets
- Media outlet (data line & cable TV) at family, master, study, and media room per plan
- Cable TV pre-wire at gameroom per plan
- Security pre-wire with 3 keypad pre-wire locations, 1 motion detector pre-wire location, contacts at first-floor doors, and 3 additional motion or glass break pre-wire locations
- Lighted front entry doorbell
- Windstorm certified

### LANDSCAPING PACKAGE

- Eight 5-gallon shrubs in front yard
- Two 2" caliper oak trees
- Fully sodded front and side yards to fence with front yard sprinkler system
- Gutters at front of home with 2-foot returns per plan
- Two exterior hose bibbs with anti-siphoning devices
- 6-foot privacy fence at rear yard with one gate

### CUSTOMER SERVICE HIGHLIGHTS

- Two-year warranty for materials and workmanship (see warranty)
- Ten-year structural component warranty (see warranty)
- Pre-start meeting with our team
- Pre-sheetrock meeting with our team
- Pre-move in orientation meeting with construction manager







## Martha's Vineyard 65's

Silver Series Homes

### EXTERIOR DETAILS

- Beautifully designed elevations with 6:12 roof pitches
- Brick on front, side, and rear elevations to 9' per plan
- Three car Garage
- 30-year dimensional Black Shadow shingles
- Custom address block
- Energy Efficient 9800 Series Vinyl Windows with LoE366 Cardinal glass
- Divided light windows on front elevation
- Cementitious fiber cement siding, fascia, soffit & trim
- James Hardie window trim
- Stained mahogany six panel front door with nickel finish handleset
- 9100 Series Sonoma insulated steel garage door - windstorm enhanced
- Pre-wire at garage door for future automatic door opener
- 10X10 broom finished concrete rear patio
- 16-foot driveway with 3-foot privacy walk to entry
- Wrought iron railing on exterior balconies per plan

### ELEGANT INTERIORS

- 9' ceiling heights in primary living areas and master per plan
- Art niches and archways per plan
- Decorative California rails on rake walls and overlooks per plan
- Raised-panel interior doors with decorative casing
- Rounded sheetrock corners first floor accent areas
- Nickel finish door hardware and light fixtures
- Dragged Monterey texture at ceilings and walls
- Choice of one-color interior with PPG paint
- Decorative wood base throughout home
- Wood shelving and hanging rods in closets per plan
- Nickel finish ceiling fan with light kit and oak-colored blades in family room
- Kichler designer light fixtures
- Painted interior garage walls
- \*\*Fireplace option available (direct vent only)

### CHEF'S KITCHEN

- High ceilings per plan
- Birch cabinets with 42-inch uppers and choice of colors
- GE slide in gas range, dishwasher, space saving external venting microwave
- Flush-mounted LED down lighting at kitchen per plan
- Granite countertops with ceramic tile backsplash
- Stainless steel dual bowl undermount sink with garbage disposal
- Chrome single lever Delta faucet with vegetable spray
- \*\*Optional island for most plans

### LUXURIOUS BATHS

- Elongated water saver commodes at all baths
- Bath cabinetry will match kitchen selection
- Cultured marble countertops with square edge and integral rectangular sinks (dual vanities per plan)
- Oversized soaker tub with arm rests in master bath
- Master bath has separate tub and shower with 6X6 white tile shower and tub surround over hardibacker and garden window
- Secondary bathtub/shower has 6X6 white tile over hardibacker
- Chrome bath accessories (faucets and hardware)
- White pedestal sink and decorative mirror at powder per plan

### DESIGNER FLOORING

- Choice of ceramic tile at entry, kitchen/breakfast, baths and utility
- Wide selection of carpet over 3/8-inch pad
- Professional decorator assistance through Design Gallery with two 2-hour appointments

### ENERGY EFFICIENCY FEATURES

- Energy efficient Energy Plus program by CastleRock
- 16 SEER Lennox HVAC system with environmentally friendly 410A refrigerant, fresh air intake and media filter
- Gas-fired tankless water heater sized per plan
- High efficiency central gas heating
- Ridge vent, soffit vent and air hawk attic ventilation per plan
- Continuous perforated soffit ventilation per plan
- Third-party insulation inspections
- On-site weather-stripped exterior doors
- Poly seal on all base plate and wood penetrations to exterior
- Dual-pane LowE366 windows with double locks
- Honeywell programmable thermostat
- Minimum of 80% high efficiency lighting
- Third-party insulation inspections
- Electric washer/dryer connections (\*\*gas connections are an available option)

### ENGINEERING & ADVANCED COMFORT TECHNOLOGY

- Professionally engineered and designed post-tension foundations
- Engineered subfloor I beam systems on all two-story homes
- Engineered framing designs
- Coach lights at front, rear and garage door per plan
- Smoke detectors in bedrooms and halls with battery back-up
- PEX water distribution system with main water shut-off access
- Copper wiring with protective housing on exterior GFCI outlets
- Media outlet (data line & cable TV) at Family, master, study, and media room per plan
- Cable TV pre-wire at gameroom per plan
- Security pre-wire with 3 keypad pre-wire locations, 1 motion detector pre-wire location, contacts at first-floor doors, and 3 additional motion or glass break pre-wire locations
- Lighted front entry doorbell
- Windstorm certified

### LANDSCAPING PACKAGE

- Eight 5-gallon shrubs in front yard
- Two 2" caliper oak trees
- Fully sodded front and side yards to fence
- Gutters at front of home with 2-foot returns per plan
- Two exterior hose bibbs with anti-siphoning devices
- 6-foot privacy fence at rear yard with one gate

### CUSTOMER SERVICE HIGHLIGHTS

- Two-year warranty for materials and workmanship (see warranty)
- Ten-year structural component warranty (see warranty)
- Pre-start meeting with our team
- Pre-sheetrock meeting with our team
- Pre-move in orientation meeting with construction manager





## Martha's Vineyard 65's

Gold Series Homes

### EXTERIOR DETAILS

- Beautifully designed elevations
- Brick on front, side, and rear elevations to 10' per plan
- Covered rear patio sized per plan with wood column(s)
- 30-year dimensional Black Shadow shingles
- Custom address block
- Energy Efficient 9800 Series Vinyl Windows with LoE366 Cardinal glass
- Divided light windows on front elevation
- Cementitious fiber cement siding, fascia, soffit & trim
- James Hardie window trim
- Stained mahogany front door with leaded glass insert
- Windstorm enhanced 9100 Sonoma Series insulated steel garage door with opener and two remotes
- 16-foot driveway with 3-foot privacy walk to entry
- Wrought iron railing on exterior balconies per plan

### ELEGANT INTERIORS

- Art niches and archways per plan
- Raised-panel interior doors with decorative casing
- Rounded sheetrock corners at all impact areas
- Nickel finish door hardware and light fixtures
- Dragged Monterey texture at ceilings and walls
- Choice of one-color interior with PPG paint
- PPG white ceiling and trim paint
- Wood shelving and hanging rods in closets per plan
- 42" direct vent fireplace with ceramic tile surround and MDF mantle
- Decorative wood base throughout home
- Nickel finish ceiling fan with light kit and oak-colored blades in family room and master suite
- Two-story homes have traditional stained oak handrails and wrought iron balusters per plan
- Crown molding at entry, master suite and dining room
- Insulated glass panel door at rear entry
- Kichler designer light fixtures

### CHEF'S KITCHEN

- High ceilings per plan
- Birch cabinets with 42-inch uppers, pot & pan drawers beneath cooktop in a choice of colors
- Granite countertops with ceramic tile backsplash
- Stainless steel dual bowl undermount sink with Delta faucet, vegetable sprayer and garbage disposal
- GE built-in appliance package including 36" gas cooktop, microwave external venting hood, oven and dishwasher
- Flush-mounted LED down lighting at kitchen per plan
- Well-designed workspace with island at kitchen per plan

### LUXURIOUS BATHS

- Elongated water saver commodes at all baths
- Bath cabinetry will match kitchen selection
- Cultured marble countertops with square edge and integral rectangular sinks (his and hers vanities at master per plan)
- Oversized acrylic soaker tub with marble tub skirt, tile splash and deck-mounted stainless Delta faucet at master bath
- Master has separate tub and shower with garden window and choice of 12X12 ceramic tile shower surround over hardibacker
- Nickel finish accessories in master and powder baths
- Choice of 12X12 ceramic tile over hardibacker at secondary baths
- Chrome finish accessories at secondary baths
- White pedestal sink and decorative mirror at powder per plan

### DESIGNER FLOORING

- Ceramic tile choice at entry, kitchen, breakfast, all baths and utility
- Wide selection of carpet over 1/2-inch pad
- Five hours of Professional decorator assistance

### ENERGY EFFICIENCY FEATURES

- Energy efficient Energy Plus program by CastleRock
- 16 SEER Lennox HVAC system with environmentally friendly 410A refrigerant, fresh air intake and media filter
- Gas-fired tankless water heater sized per plan
- High efficiency central gas heating
- Ridge vent, soffit vent and air hawk attic ventilation per plan
- On-site weather-stripped exterior doors
- Poly seal on all base plate and wood penetrations to exterior
- Dual-pane LowE366 windows with double locks
- Radiant barrier roof decking
- Honeywell programmable thermostat
- Minimum of 80% high efficiency lighting
- Third party insulation inspections
- Electric washer/dryer connections \*gas connections are an available option

### ENGINEERING & ADVANCED COMFORT TECHNOLOGY

- Professionally engineered/designed post-tension foundations
- Engineered subfloor I beam systems on all two-story homes
- Engineered framing and windstorm designs
- Coach lights at front, rear and garage door per plan
- Smoke detectors in bedrooms and halls with battery back-up
- PEX water distribution system and main water shut-off access
- Copper wiring with protective housing at exterior GFCI outlets
- Media outlet (data line & cable TV) at family, master, study, and media room per plan
- Cable TV pre-wire at gameroom per plan
- Security system with control panel, battery backup, 1 interior siren, 3 keypad pre-wire locations, 1 finished keypad, 1 finished motion detector at family, contacts at first-floor doors and 3 additional motion or glass break pre-wire locations
- Lighted front entry doorbell

### LANDSCAPING PACKAGE

- Ten 5-gallon, fifteen 1-gallon and two 15-gallon shrubs in front yard
- Two 2" caliper oak trees
- Fully sodded front, side and rear yards with full sprinkler system
- Gutters at front of home with 2-foot returns per plan
- Two exterior hose bibbs with anti-siphoning devices
- 6-foot privacy fence at rear yard with one gate

### CUSTOMER SERVICE HIGHLIGHTS

- Two-year warranty for materials and workmanship (see warranty)
- Ten-year structural component warranty (see warranty)
- Pre-start meeting with our team
- Pre-sheetrock meeting with our team
- Pre-move in orientation meeting with construction manager







# MARTHA'S VINEYARD



● INVENTORY    
 ● AVAILABLE    
 ● SOLD    
 ● CLOSED







# MARTHA'S VINEYARD



● INVENTORY    
 ● AVAILABLE    
 ● SOLD    
 ● CLOSED





## Martha's Vineyard

Silver Series

12/14/21

One-Story Homes			Base Price
Greeley	1801	3 bedrooms, 2 bathrooms, open concept kitchen, dining, and family room area, spacious pantry and walk-in closets, covered patio option	\$293,990
Whitman	1857	3 bedrooms, 2 bathrooms, open concept kitchen, large family room and formal dining area combination. Optional features: kitchen island, fireplace and covered patio	\$299,990
Creede	2009	3 bedrooms, 2 bathrooms, study, large family room, integrated kitchen with dining area. Optional features: bedroom #4 and covered patio	\$304,990
Hemingway	2099	3 bedrooms, 2.5 bathrooms, study, open concept kitchen, dining, and family room area. Optional features: covered patio, fireplace and super shower.	\$308,990
Glenwood	2264	3 bedrooms, 2 bathrooms, open concept kitchen, dining, and family room area, covered patio option, study or optional bedroom #4, optional 2nd floor bonus room	\$321,990
Frost	2418	3 bedrooms, 2.5 bathrooms, open concept kitchen, formal dining, and living room area. Optional Features: fireplace, covered patio and 2nd floor bonus room with bath #3.	\$322,990
Two-Story Homes			
Emerson	2452	4 bedrooms, 3 bathrooms, integrated kitchen and breakfast area, formal dining, large family room. Optional features: covered patio, study, media room or gameroom.	\$328,990
Yuma	2575	4 bedrooms, 3 bathrooms, open concept kitchen, dining and 2-story family room area. Optional features: fireplace and covered patio	\$337,990
Fitzgerald Model	2637	4 bedrooms, 3 bathrooms, study, large family room, integrated kitchen with dining area, game room. Optional features: bedroom #5 and covered patio	\$346,990
Dickinson	2696	3 bedrooms, 2.5 bathrooms, large kitchen-breakfast area with optional island, formal dining, huge family room, study, game room. Optional features: bedroom #4, covered patio, covered balcony and fireplace	\$347,990
San Marcos	2697	4 bedrooms, 2.5 bathrooms, integrated kitchen and dining, 2-story family room, spiral staircase, game room, optional covered patio	\$348,990
Hayden	2809	4 bedrooms, 2.5 bathrooms, large kitchen and dining area that opens into the family room, study, game room, media room. Optional features: bedroom #5 and bath #3 in lieu of media, bedroom #6 and bath #4 in lieu of study	\$351,990
Silverthorne	2959	4 bedrooms, 2.5 bathrooms, 2-story formal dining, open to family room, kitchen with optional island, study, game room, media room, covered patio	\$360,990
Snowmass	3313	4 bedrooms, 3.5 bathrooms, open concept layout, 2-story formal dining and family room, kitchen with island, study, game room, media room, optional covered patio	\$375,990

\*\*Available with 3 Car Garage Option on most homesites\*\*







## Martha's Vineyard 65's

Silver Series

12/14/21

One-Story Homes			Base Price
Greeley	1801	3 bedrooms, 2 bathrooms, open concept kitchen, dining, and family room area, spacious pantry and walk-in closets, covered patio option	\$331,990
Whitman	1857	3 bedrooms, 2 bathrooms, open concept kitchen, large family room and formal dining area combination. Optional features: kitchen island, fireplace and covered patio	\$335,990
Creede	2009	3 bedrooms, 2 bathrooms, study, large family room, integrated kitchen with dining area. Optional features: bedroom #4 and covered patio	\$342,990
Hemingway	2099	3 bedrooms, 2.5 bathrooms, study, open concept kitchen, dining, and family room area. Optional features: covered patio, fireplace and super shower.	\$345,990
Glenwood	2264	3 bedrooms, 2 bathrooms, open concept kitchen, dining, and family room area, covered patio option, study or optional bedroom #4, optional 2nd floor bonus room	\$359,990
Frost	2418	3 bedrooms, 2.5 bathrooms, open concept kitchen, formal dining, and living room area. Optional Features: fireplace, covered patio and 2nd floor bonus room with bath #3.	\$361,990
Two-Story Homes			
Emerson	2452	4 bedrooms, 3 bathrooms, integrated kitchen and breakfast area, formal dining, large family room. Optional features: covered patio, study, media room or gameroom.	\$368,990
Yuma	2575	4 bedrooms, 3 bathrooms, open concept kitchen, dining and 2-story family room area. Optional features: fireplace and covered patio	\$388,990
Fitzgerald Model	2637	4 bedrooms, 3 bathrooms, study, large family room, integrated kitchen with dining area, game room. Optional features: bedroom #5 and covered patio	\$391,990
Dickinson	2696	3 bedrooms, 2.5 bathrooms, large kitchen-breakfast area with optional island, formal dining, huge family room, study, game room. Optional features: bedroom #4, covered patio, covered balcony and fireplace	\$394,990
San Marcos	2697	4 bedrooms, 2.5 bathrooms, integrated kitchen and dining, 2-story family room, spiral staircase, game room, optional covered patio	\$402,990
Hayden	2809	4 bedrooms, 2.5 bathrooms, large kitchen and dining area that opens into the family room, study, game room, media room. Optional features: bedroom #5 and bath #3 in lieu of media, bedroom #6 and bath #4 in lieu of study	\$404,990
Silverthorne	2959	4 bedrooms, 2.5 bathrooms, 2-story formal dining, open to family room, kitchen with optional island, study, game room, media room, covered patio	\$409,990
Snowmass	3313	4 bedrooms, 3.5 bathrooms, open concept layout, 2-story formal dining and family room, kitchen with island, study, game room, media room, optional covered patio	\$435,990

\*\*All Homes Include a 3-Car Garage\*\*





## Martha's Vineyard 65's

Gold Series

12/14/21

One-Story Homes			Base Price
Capitola	2453	3 bedrooms, 2.5 bathrooms, open concept kitchen, dining, and family room area, study, covered patio. Optional Features: 2nd floor game room or Bedroom #4 with bath #3	\$382,990
Atascadero	2578	3 bedrooms, 2 bathrooms, open concept kitchen, dining, and family room area, covered patio, study, optional 2nd floor Gameroom with bedroom #4 and optional media room	\$390,990
Ventura	2585	3 bedrooms, 2 bathrooms, 3 car tandem garage, open concept kitchen, dining, and family room area, covered patio, study, optional bedroom #4 and bathroom #3.	\$391,990
Malibu	2799	3 bedrooms, 2.5 bathrooms, large kitchen and breakfast area that opens into the massive family room, study or optional bedroom #4 and covered patio.	\$395,990
Two-Story Homes			
Sonora	2971	4 bedrooms, 3 bathrooms, 3 car tandem garage, 2-story family room open to kitchen and dining area, covered patio, 2nd floor game room, and optional bedroom#5 with bathroom #4 in lieu of tandem garage. <i>*Includes 3-car tandem garage</i>	\$419,990
Fremont	3005	4 bedrooms, 3.5 bathrooms, open concept layout, large kitchen, formal dining, 2-story family room, sweeping staircase, game room, covered patio, study	\$429,990
Catalina	3195	4 bedrooms, 3 bathrooms, 3 car front-load garage, open concept layout, large kitchen and breakfast combination, formal dining, 2-story family room, game room, large covered patio. Optional features: study with powder, bath #4 and media room	\$437,990
Artesia	3254	4 bedrooms, 3.5 bathrooms, open concept layout, integrated kitchen, dining and 2-story family room, 2 bedrooms downstairs, study and cover patio, 2nd floor game room	\$442,990
Eureka	3409	4 bedrooms, 3 bathrooms, 3 car front-load garage, combined kitchen-breakfast area, formal dining, 2-story family room, game room, covered patio and optional study with powder bathroom or bedroom#5 with bathroom #4 in lieu of 3rd car garage. <i>*Includes 3-car garage</i>	\$450,990
Frisco	3688	5 bedrooms, 4 bathrooms, 3 car tandem garage, large open concept kitchen, formal dining and 2-story family room combination, study and large covered patio, sweeping staircase, 2nd floor game room and media room. Optional Bedroom #6 and Bath #5 in lieu of tandem garage	\$464,990
Sausalito	3712	4 bedrooms, 3.5 bathrooms, rounded breakfast area, spiral staircase, and two story dining, his and hers walk-in closets, covered patio, study, game room, media room	\$469,990
Laguna II	4052	5 bedrooms, 3.5 bathrooms, open concept layout, breakfast area, formal living and dining, 2-story family room, sweeping staircase, game room, media, covered patio	\$480,990

