

**AN EYE FOR DRAMATIC EXTERIORS**

- Distinctive architecture
- Designer-selected exterior color palette
- Concrete "s" or "flat" tile roofs (per elevation)
- Rear- and side-yard fencing with gates at both sideyards
- Front yard landscaping with automatic sprinkler system
- Gas stub-out for homeowner-installed BBQ
- Aluminum rain gutters at entry and all house accessible doors
- Attached 3-car garage with metal roll up doors including one automatic opener with two transmitters
- Finished garage interiors that include drywall, texture and paint

**A FLAIR FOR ELEGANT INTERIORS**

- Elegant arches throughout the home
- Frazee Paint in "Impressive Ivory"
- Dramatic entry doors
- Antique brass finish lever door hardware
- Textured walls and bull nose corners throughout
- Designer cabinets in Almond or Ginger finish with semi-concealed hinges
- Gas/wood-burning fireplace in Family/Great Room
- Recessed can lighting
- Framed mirror above a Kohler® pedestal sink in all powder baths
- Family/Great Room pre-wired for ceiling fan
- Stair rail system stained to coordinate with cabinet color
- Silent touch Decora™ light switches
- Raised panel wardrobe doors in all secondary bedrooms
- Extra built-in shelving in all closets
- Corian® countertops with Moen® chrome fixtures in all secondary bathrooms
- Kohler® suites in all bathrooms that include sink, toilet and tub
- Easy care one-piece tub/shower combination or ceramic tile in secondary bathrooms
- Interior laundry room with white melamine cabinets, Corian® countertops and utility sink

**A TASTE FOR A SUMPTUOUS KITCHEN**

- GE® appliances in choice of white or black:
  - 30" gas cook top with sealed burners
  - Built-in 30" self-cleaning, single electric oven
  - Built-in 30" microwave oven with turntable
  - Built-in Energy Star 5-cycle dishwasher
- Corian® countertops with 6" back splash & full splash at cook top in Glacier White or Bisque
- Designer cabinets in Almond or Ginger finish with semi-concealed hinges
- Kohler® Executive Chef cast iron sink with disposal system and chrome Moen® faucet with pull-out spray
- Pot-and-pan drawers near cook top, mounted on dual roller guides, for extra storage
- Gourmet kitchen islands with breakfast bar

**A HEARTH FOR SPACIOUS MASTER SUITES**

- Dramatic coffered ceiling
- Large walk-in closets with mirrored wardrobe doors and built-in shelving
- Adult height designer cabinets in Almond or Ginger finish with semi-concealed hinges
- Corian® countertops with Moen® widespread faucets and dual china sinks
- 60" oval tub with white ceramic tile surround
- Shower with white 6"-by-6" ceramic tile and clear glass enclosure
- Kohler® suites that includes sink, toilet and oval tub
- Master bedroom pre-wired for ceiling fan
- Master Retreat (Plan 3)

**A FOCUS ON QUALITY, COMFORT AND COMMUNICATION**

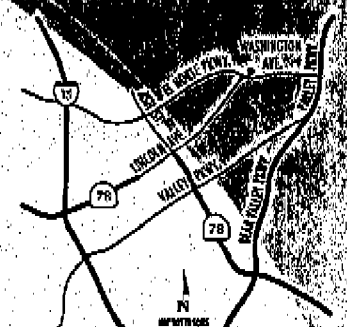
- Dual-glazed Almond vinyl windows
- High-efficiency air conditioning and gas heating with digitally programmable night set-back thermostat
- High-speed data wiring, including CAT-5 phone & RG6-Q4 cable outlets throughout
- Conduit provided to receive fiber optics

CHAPARRAL  
GLEN

**FEATURES LIST**

Over 10,000 sq. ft. of living space with a large open floor plan, a gourmet kitchen with granite countertops, a built-in island with breakfast bar, a large master suite with a walk-in closet, a master retreat, a family/great room with a fireplace, a formal dining room, a living room with a coffered ceiling, a rear and side yard with a 3-car garage, a finished garage with drywall, texture and paint, a front yard with landscaping and an automatic sprinkler system.

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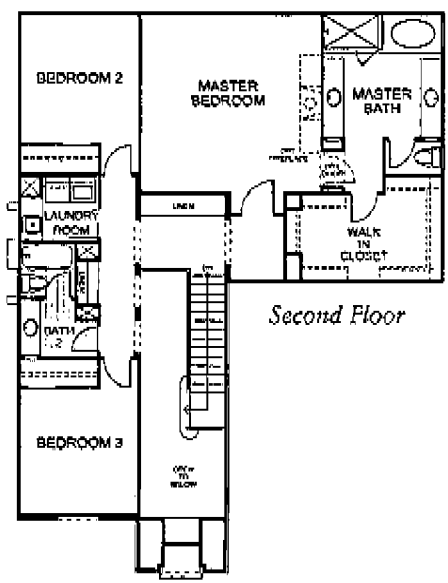
Shea Homes  
California's Finest Homes

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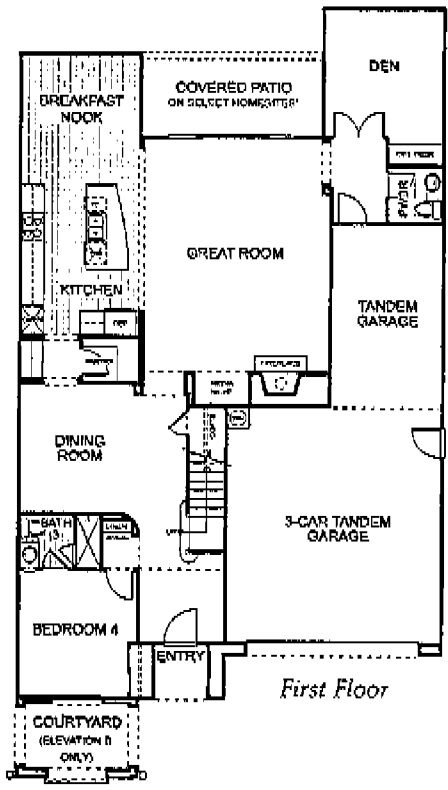




# PLAN 1-R



Second Floor



First Floor

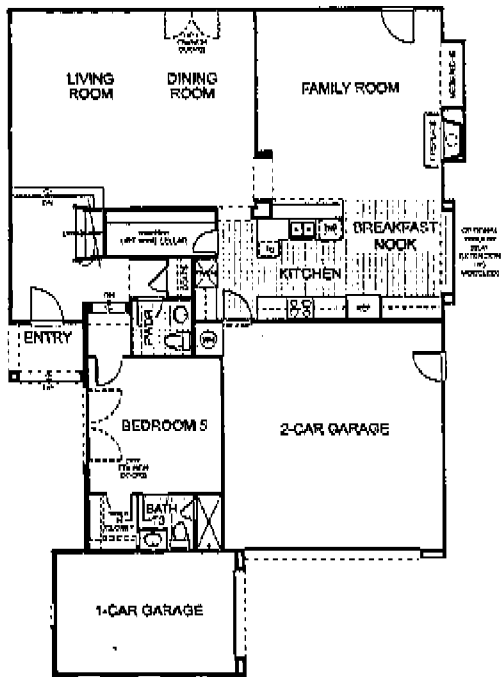
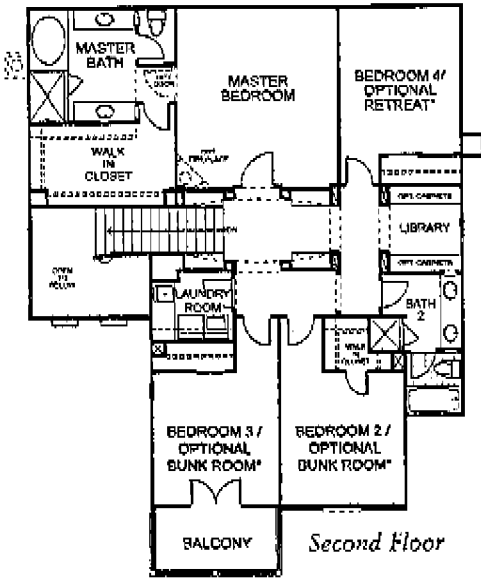
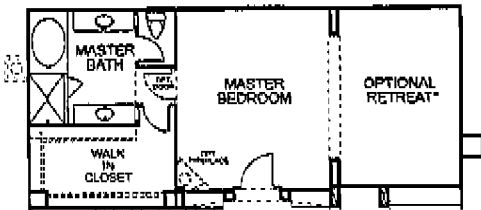
Window location, styles, sizes, courtyard, ceiling heights and room dimensions may vary per elevation.

- Great Room with fireplace and walk-in closet
- Den with fireplace
- Kitchen with breakfast bar, island and walk-in pantry
- Breakfast Nook
- Master Bedroom with Walk-in Closet
- Dual Sink and Separate Tub and Shower
- 3 Secondary Bedrooms
- 3.5 Bathrooms
- Upstairs Laundry Room with Sink
- 3-Car Tandem Garage

\* Available on Select Homesites Only

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First Floor

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### PLAN 2-R

Approx. 2,589 sq. ft.

- Master Bath
- Master Bedroom
- Optional Retreat\*
- Bedroom 4/Optional Retreat\*
- Library
- Bath 2
- Laundry Room
- Bedroom 3/Optional Bunk Room\*
- Bedroom 2/Optional Bunk Room\*
- Balcony
- Second Floor
- Optional Bunk Room\* (AS MODELED)
- Balcony
- Living Room
- Dining Room
- Family Room
- Kitchen
- Breakfast Nook
- Entry
- Bedroom 5
- Bath
- 2-CAR GARAGE
- 1-CAR GARAGE

- Room Options\*
- Retreat at Master Bedroom
- Bunk Room at Bedroom 2 & Bedroom 3

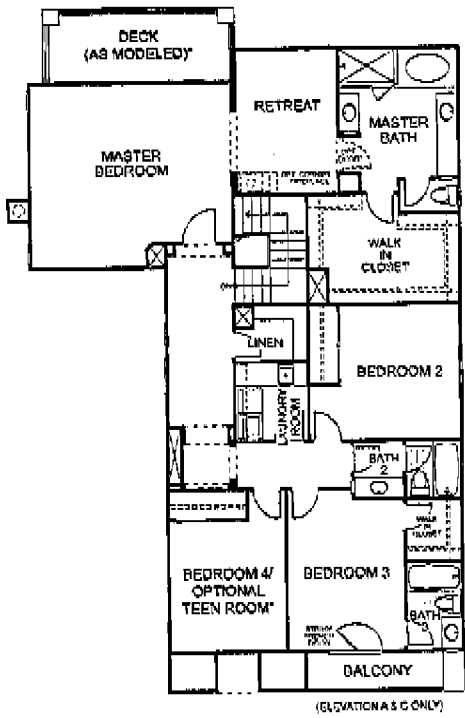
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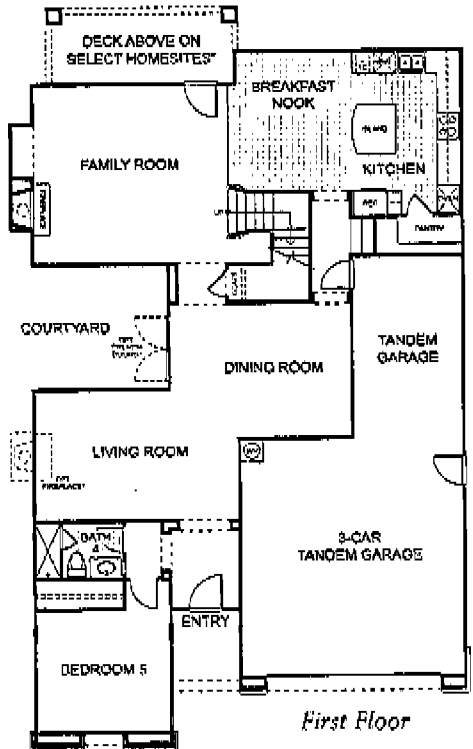


# PLAN 3-R

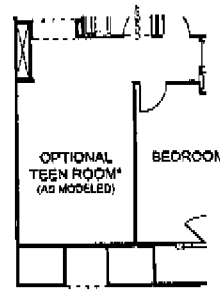
Approx. 3,058 sq. ft.



Second Floor



First Floor



Window location, styles, sizes, courtyard, patio, ceiling heights and room dimensions may vary per elevation.

\* Available on Select Homesites Only

- 1 1/2-Story
- Living Room
- Formal Dining Room
- Family Room with Fireplace and Media Niche
- Kitchen with Walk-in Pantry and Island
- Breakfast Nook
- Master Bedroom with Retreat, Walk-in Closet, Dual Sinks and Separate Tub and Shower
- Secondary Bedroom
- Bathrooms
- Walk-in Linen Closet
- Upstairs Laundry Room with Sink
- 3-Car Tandem Garage

Room Option:  
Teen Room at Bedroom 4

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