



OLD WORLD FRENCH DESIGN IN STONEBRIAR PARK

TABULATIONS

Per Plans: •5059 sq. ft. Living •845 sq. ft. Garages •395 sq. ft. Covered Exterior •6299 sq. ft. Under Roof •.20 Acre Lot.

SALES INFORMATION

•Four Bedrooms •Four Full & Two Half Baths •Formal Dining Room •Living Room •Study •Game Room w/ Bar •Computer Room •Veranda •Two Fireplaces •Three Car Garage •Courtyard •Homeowners dues \$95/mo. •Legal Description: Lot 21, Block 1E, The Villages of Stonebriar Park, City of Frisco, Collin County

STRUCTURAL SPECIFICATIONS

•Engineered Pier & Slab Post Tensioned Foundation •DuPont Tyvek Exterior Housewrap •Solid Panel Roof Decking •Engineered Open Web Floor Truss System with 1" Glued Down Plywood Decking

FINISHES

•Custom Iron Entry Doors •Beautiful Patterned Marble and Tile Flooring •Extensive Handscraped Wood Flooring •Special Finish Kitchen Cabinetry •All Eight Foot Solid Core Doors with Unique Custom Plaquing and Designer Hardware •Extensive Granite Throughout •Patterned Marble Flooring and Tub Surround In Master Bath •Elaborate Master Closets with Extensive Shelving and Built Ins

EXTERIOR SPECIFICATIONS

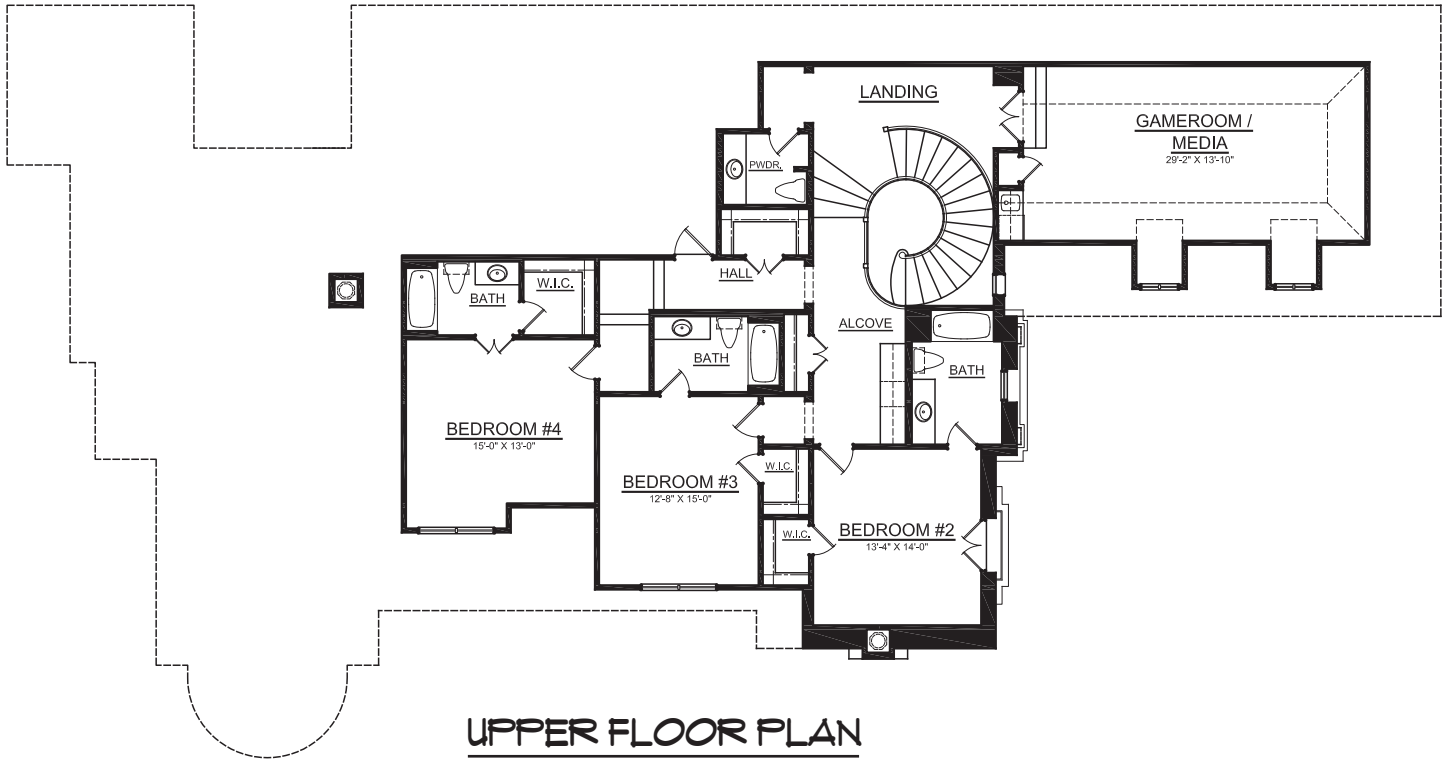
•Old World French Design •Brick Exterior With Cast Stone Architectural Elements •R-38 Insulated Ceilings R-13 Insulated Walls and Polycell Sealant •40 Year Composition Roof •Double Pane Insulated Wood and Vinyl Windows •Heavy Duty Wood Garage Doors •Fully Landscaped and Sprinklered

EQUIPMENT SPECIFICATIONS

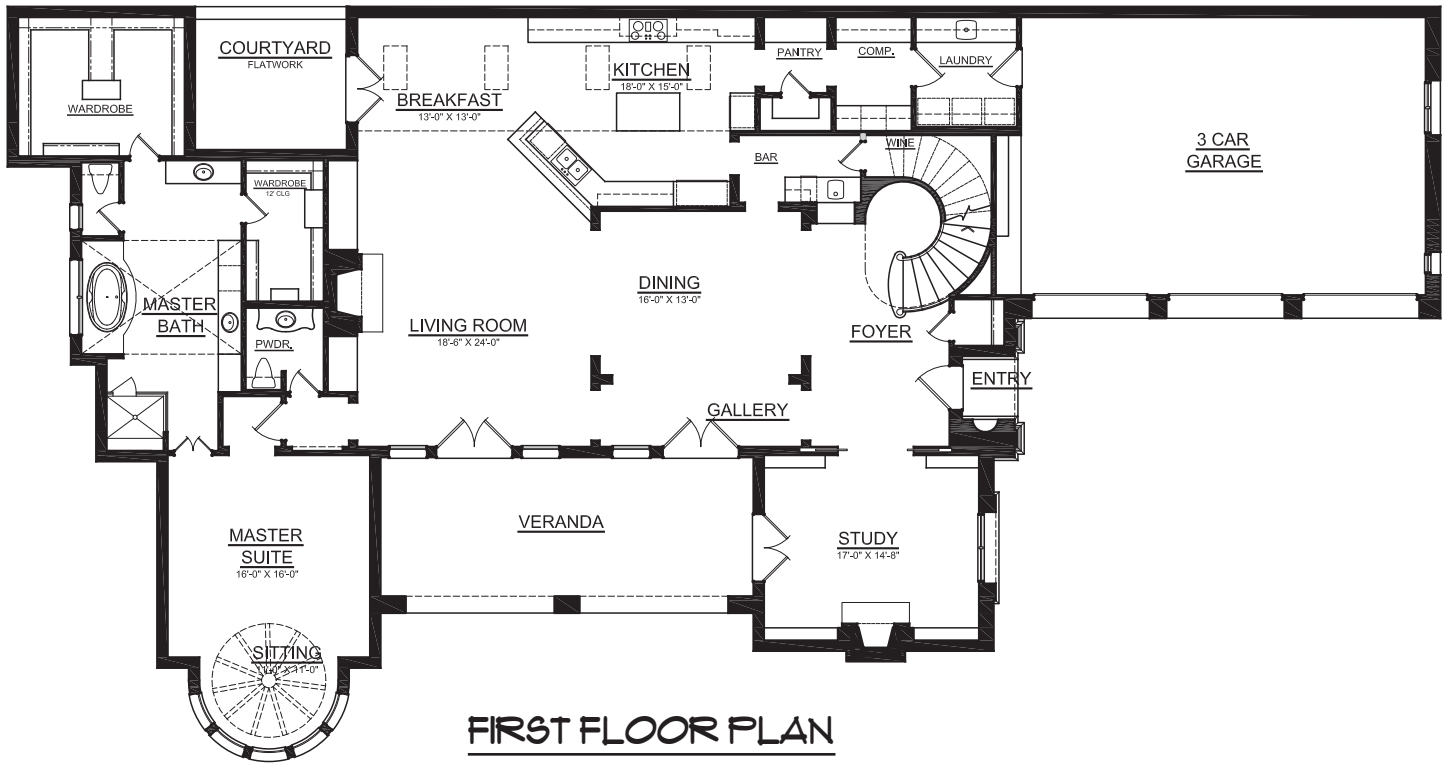
•High Efficiency 100% Lennox Three Zone Air Conditioning with Programmable Thermostats and Master Zone Humidifier Unit Gas Heating and Electric Cooling •Gemini Zoned Security System with Smoke and Fire Alarm. Alpha Readout. •Recirculating Water Heating System for Fast Hot Water. •Category 5 Wiring Throughout •Radio Intercom with Integral Door Bell •Zoned Interior Fire Sprinkler System •Lift Master Garage Door Openers •Decora Rocker Switches Throughout •Recessed Can Lighting Throughout •48" Sub Zero Refrigerator •Whirlpool Icemaker in Wet Bar •Six Burner Wolf Range •GE Dishwasher •Single Bosch Oven •GE Microwave Oven •High Quality Plumbing Fixtures Throughout

Prices and Specifications subject to change without notice.

6389 MEMORIAL DRIVE



UPPER FLOOR PLAN
NOT TO SCALE



FIRST FLOOR PLAN
NOT TO SCALE