

Your Great Escape

Residence 1

Approximately
1,578 Sq. Ft.

- Two Story
- Three Bedrooms
- Two and One-Half Bathrooms
- 2-Car Garage
- Great Room
- Spacious Kitchen
- Upstairs Laundry Room

Options:

- Two Gourmet Kitchen Island Choices
- Trellis at Backyard

From: \$ High \$500's

Residence 2

Approximately
1,631 Sq. Ft.

- Two Story
- Three Bedrooms
- Two and One-Half Bathrooms
- 2-Car Garage
- Great Room
- Casual Dining
- Stylish Kitchen with Gourmet Island
- Office
- Upstairs Laundry Room

Options:

- Trellis at Backyard
- Loft at Bedroom 3

From: \$ High \$500's to Low \$600's

Residence 3

Approximately
1,671 Sq. Ft.

- Two Story
- Four Bedrooms
- Three Bathrooms
- 2-Car Garage
- Great Room
- Stylish Kitchen with Gourmet Island
- Upstairs Laundry Room

Options:

- Trellis at Backyard
- Loft at Bedroom 3

From: \$ Low-Mid \$600's



In a continuous effort to improve product, Shea Homes® reserves the right to change floor plan specifications, exterior elevations, materials and pricing without prior notice. Window locations, sizes and styles, ceiling heights, entry and room dimensions vary per plan and elevation. Square footages are approximate. All options/upgrades require additional charges, may require ordering at predetermined stages of construction and are subject to change/discontinuation anytime. Optional features may be predetermined and included at additional cost on select home sites. Baker Ranch is a community by Shea/Baker Ranch Associates LLC. Construction by Shea Homes Limited Partnership (#855368) and Toll CA VII Limited Partnership (#8683543). Sales by Shea Homes Marketing Company (BRE #01378646) and Toll Brothers Real Estate, Inc. (BRE #01206770). Products, plans and amenities are artist's renderings and are subject to change. This is not an offering where prohibited by law. Trademarks are the properties of their respective owners. 01/14

THE KNOLLS
BAKER RANCH

PRELIMINARY

SheaHomes.com®

50 MORNING GLORY, LAKE FOREST 92630 • (949) 916-4100

Included Features

EXCEPTIONAL EXTERIORS

- Richly detailed Santa Barbara, Tuscan and Hacienda innovative architectural exterior styles
- Durable three-coat stucco on outside walls
- Fire-resistant concrete tile roofing in attractive Flat or S-Tile design
- Quality smooth finish entry doors with Kwikset® chrome hardware and deadbolt
- Attached two-car garage, fully dry walled and painted interior
- Roll-up insulated garage doors with automatic door opener and two remote transmitters
- Decorative exterior lighting
- Fire sprinkler system for your safety
- Rear-yard gas stub for barbecue grill
- Full rain gutter system with 3" round downspouts

IMPRESSIVE INTERIORS

- Quality smooth finish two-panel interior doors throughout with Kwikset® lever-style polished chrome hardware
- Decorative baseboards and coordinated door casings
- Graceful stair system with open rail balusters and brushed nickel hand rails per plan
- Quality Shaker Thermofoil® white cabinets with white interiors, concealed hinges and stainless steel pulls
- Stylish Decora® light switches and electrical outlets, 3-way dimmer switches per plan

- Advanced Category 5e wiring for high-speed computer and telephone connections
- Ceramic 6" x 6" tile shower walls in secondary baths with cultured marble countertops
- Convenient downstairs powder room (Plans 1 and 2), full downstairs bath (Plan 3)
- Upstairs laundry room with cultured marble countertops

CONTEMPORARY KITCHENS

- Granite countertops with 6" backsplash full at cooktop
- Convenient kitchen island with granite countertop for food preparation and serving per plan
- Quality stainless steel Whirlpool® built-in appliances including:
 - 30" gas cooktop with four burners
 - Microwave/hood combination
 - Built-in oven with steam clean
 - Tall-tub fully-integrated dishwasher
- Insinkerator® Badger 5 stainless steel waste disposal with air switch
- Pre-plumbed space for refrigerator
- Quality Shaker Thermofoil® white cabinets with white interiors, concealed hinges and stainless steel pulls
- Designer Delta® Trinsic faucet with chrome finish and large single basin undermount sink
- Adjustable shelves in upper kitchen cabinets and pantry for custom storage
- Under-cabinet and recessed ceiling lighting

SUMPTUOUS MASTER SUITES

- Spacious walk-in closet with smooth finish, two-panel Craftsman® wardrobe doors
- 6" x 6" ceramic tile showers
- E-Stone countertops with 4" backsplash
- Quality Shaker Thermofoil® white cabinets with white interiors, concealed hinges and stainless steel pulls
- Designer Delta® Lahara faucets with chrome finish
- Quality Kohler® elongated sinks and toilets

WHOLE-HOUSE ENERGY SAVINGS

- Central heating and air-conditioning system with programmable thermostat to maintain year-round comfort and reduce utility bills
- Rinnai® tankless water heater
- Tan dual-paned vinyl windows with low-E glass throughout to provide improved insulation and energy savings with a limited manufacture lifetime warranty to original homeowner
- State-of-the-art exterior insulation and weather stripping for energy efficiency
- Pre-wired for future photovoltaic solar



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