



Features

~ EXTERIOR

- Distinctive "Old World" influenced exterior detailing, architecturally enhanced by elegant turrets, decorative shutters, balconies (per plan)
- Long-lasting fire resistant color blended concrete tile roof
- Attached 2- or 3-car garage with roll-up doors
- Grand 8' handcrafted ThermaTru entry door with Schlage hardware
- Covered front porch or entry (per plan)
- Block wall fencing
- Gas stub at rear of house for homeowner installed barbecue
- Front yard landscape with automatic irrigation system

~ SPLENDID INTERIOR

- Impressive volume ceilings in selected areas
- Charming french doors opening to private rear yard
- Artfully crafted staircase with decorative newell posts and turned ballisters
- Colonist smooth skinned doors with decorative casing and pewter-finish lever hardware
- Upscale coffered ceilings (per plan, select areas only)
- Custom rounded bullnose corners throughout
- Art niches and plant shelves (per plan)
- Dramatic window architecture
- Decorator selected light fixtures throughout
- Designer selected wall-to-wall carpeting in a variety of colors
- 3-inch high profile baseboards
- Spacious family room with entertainment/media area and wood-burning fireplace with detailed drywall mantel/ceramic tile face and hearth
- Convenient interior laundry room
- Pre-wired in select areas for telephone and cable

~ GOURMET KITCHEN

- Cozy breakfast nook
- Gourmet food preparation island
- Ample kitchen pantry
- Furniture quality cabinets in mocha birch finish with laminated interiors and adjustable shelves, and crown moulding
- Upgraded Whirlpool appliance package including 36" wide five-burner cooktop, built-in self-cleaning single oven and microwave combo, and multicycle microcomputer dishwasher
- Hand-set ceramic tile countertops with gloss finish
- Euro-style pullout Delta faucet
- Built-in desk (per plan)
- Refrigerator area plumbed for icemaker

Continued . . .

~ SUITE DREAMS

- Generous walk-in closets
- Spacious master bath with luxurious oval soaking tub
- Separate shower with ceramic tile surrounds, pressure balanced shower valve, and clear glass doors
- His and Hers sinks with ceramic pullmans in gloss finish and widespread chrome faucets
- Furniture quality cabinets in mocha birch finish
- Compartmental water closet with water-saving commode

~ BUILT-IN ENERGY EFFICIENCY

As the first builder to adopt California Green Builder Guidelines published by the Building Industry Institute, Premier is proud to promote energy savings, air quality improvements, reduced waste and water conservation. A part of this commitment includes designing and constructing homes that are 30% more energy efficient than the national standard. By participating in Southern California Edison's home energy efficiency program, ComfortWiseSM, Belcourt Estates at Eagle Glen also qualifies for the Environmental Protection Agency (EPA) and the Department of Energy's ENERGY STAR[®] Homes program. Homeowners will enjoy lower utility bills, added comfort, increased buying power, reduced maintenance, and they are doing something good for the environment. A Home Energy Rating documents that third-party testers have inspected the ComfortWiseSM energy features and their proper installation, which may lead to higher resale values.

- Dual central air-conditioning and forced-air heating with night set-back for year-round comfort is mechanically engineered for optimum efficiency
- Vinyl dual-glazed windows with spectrally selective glass keep homes cooler in summer, warmer in winter and reduces fabric fade
- Water-saving features on toilets and spray shower heads
- Gas hook-up in laundry area
- Fireplace with energy-saving glass door and gas key
- Two 50-gallon water heaters (plans 2 & 3)
- One 50-gallon water heater (plans 1 & 4)
- R-13 exterior wall and R-30 attic insulation (R-38 attic insulation, plan 3)
- Weather stripping on all exterior doors

~ CUSTOMIZING OPTIONS

Premier Homes invites you to tailor your new home in an exciting variety of ways. Please see your sales representative to discover how to personalize your residence with exciting room options, granite countertops, appliance packages, specialized cabinetry, upgraded stair rail packages, security system, and crown moulding packages.



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In an effort to continuously improve its product, Premier Homes reserves the right to change floorplans, specifications and prices without notice. Special wall and window treatments, custom paint colors, upgraded floor coverings, landscaping, custom designed walks and patio treatments, and many other items featured in and around the model homes are decorator suggested and not included in the purchase price. See our sales representative should you have any questions.

