

Stonybrook Homes



The Hampton at Lemay Avenue

The new Hampton at Lemay Avenue model is a main floor master, 2-story, 3-car sideload garage, 4-bed, 4-bath home with a main floor office.

Estimated completion: August 2011

\$580,000

Square Footage:

- 2,967 finished
- 2,037 unfinished
- 5,004 total
- 694 garage
- 22,704 lot size

Standards:

- 2 Central air conditioning units
- Master suite soaking tub
- 9 foot ceilings in basement
- 9 - 14 foot ceilings on main floor
- Deco steel-spindled staircase
- Hickory hardwood floors
- Landscape & sprinkler system
- Upgraded appliance package
- 1 garage door opener

Location:

Lemay Avenue Estates offers a convenient southeast Fort Collins location, close to schools, shopping, entertainment and highway access.

Allowances:

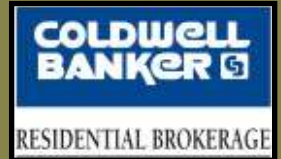
- Slab granite kitchen counter tops
- Wood flooring throughout entry, kitchen, nook and family room
- Designer tile throughout all baths and designer lighting
- Carpet/hard surfaces: TBD
- Lighting: TBD
- All surfaces used are within given allowances

Energy features:

- 2 92 percent energy-efficient gas-forced air furnaces
- Low "E" vinyl windows
- 50 gallon fast recovery hot water heater
- Every Stonybrook Home is Energy Rated and certified
- Appliances are Energy Star certified or equivalent

7110 Diamond
Tail Drive
Lot 52

Lemay Avenue Estates
Fort Collins



2120 Milestone Drive
Fort Collins, CO 80525



Exclusively marketed by:

Susan D. Warren

CRS, CSP, and Eco Broker

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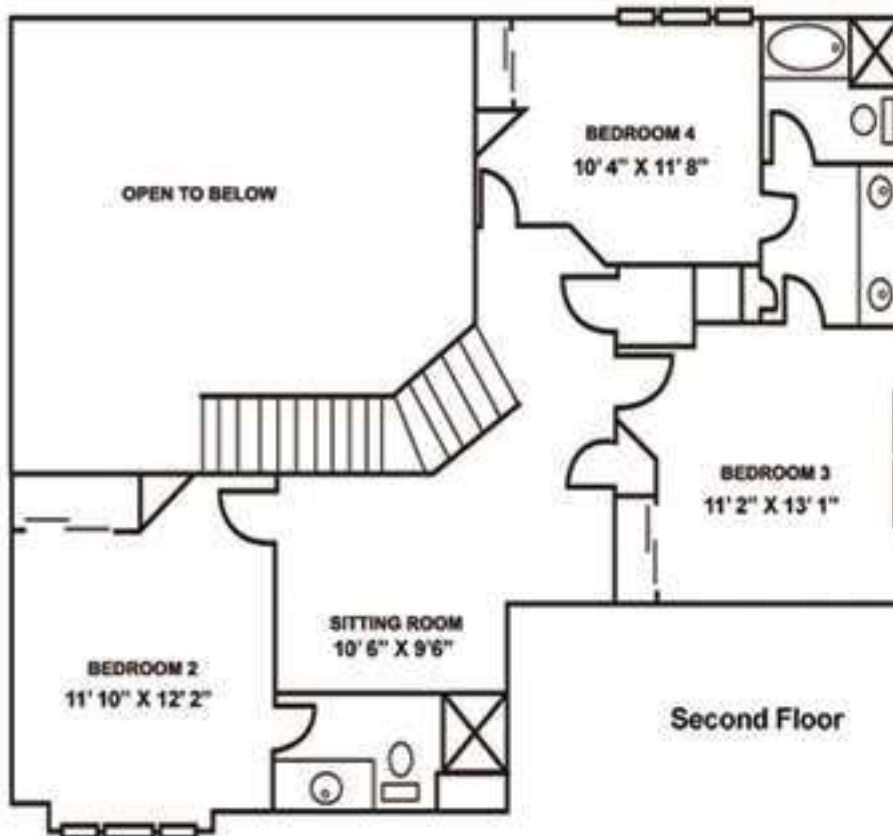
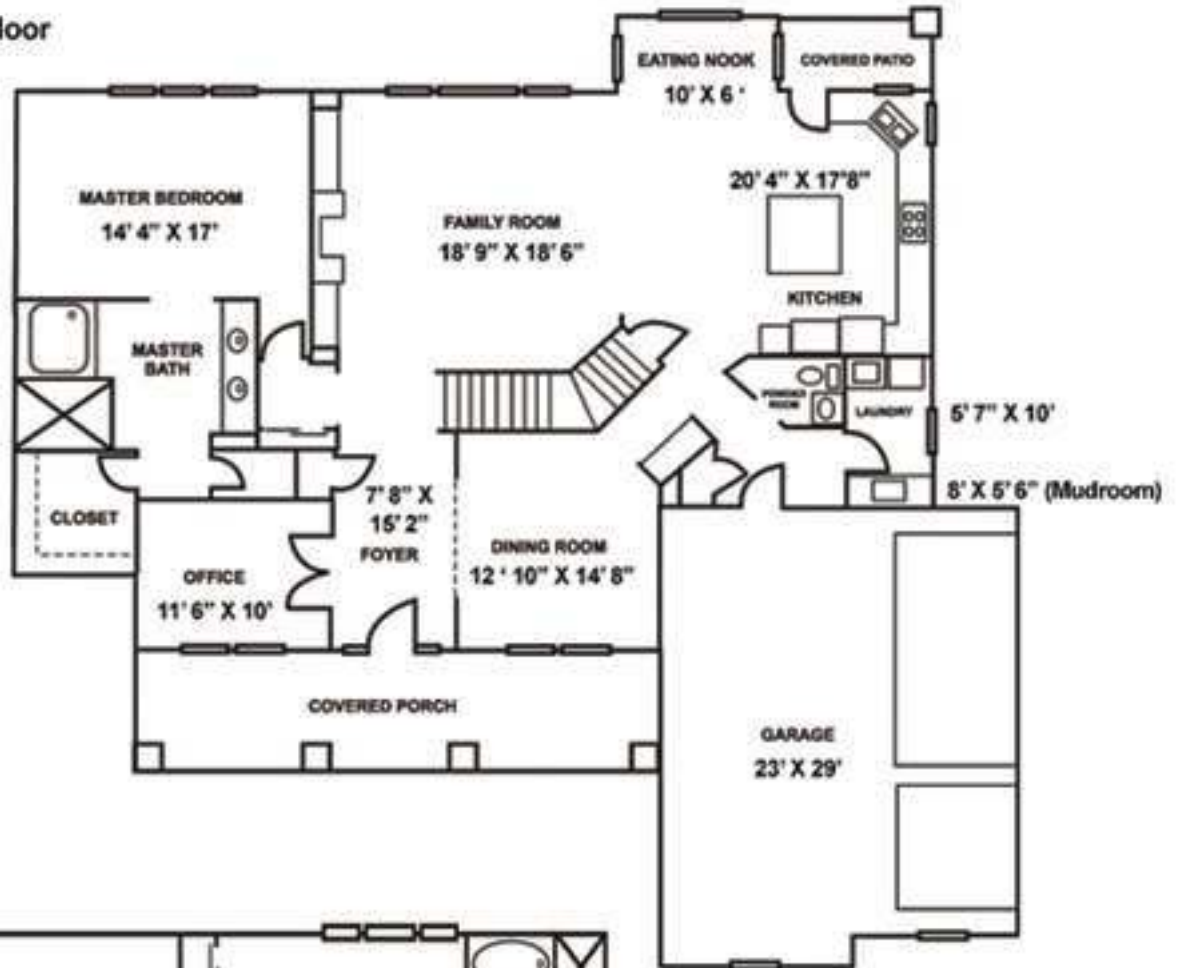
Every Stonybrook Home comes with a one-year home warranty

***Contingent contracts
considered***

www.StonybrookHomesInc.com

Hampton at Lemay Avenue floorplan

Main floor



Second Floor

*All measurements are approximate