



**MAGNOLIA
HOMES**
EST. 1987

Oak Hill

The Chateau

PHASE III BASE PLAN



ELEVATION A



ELEVATION B



ELEVATION C

OAK HILL PHASE III CHATEAU BASE PLAN

APPROX. HEATED SQ. FT. 3560+
APPROX. SQ. FT. UNDER ROOF 4619+

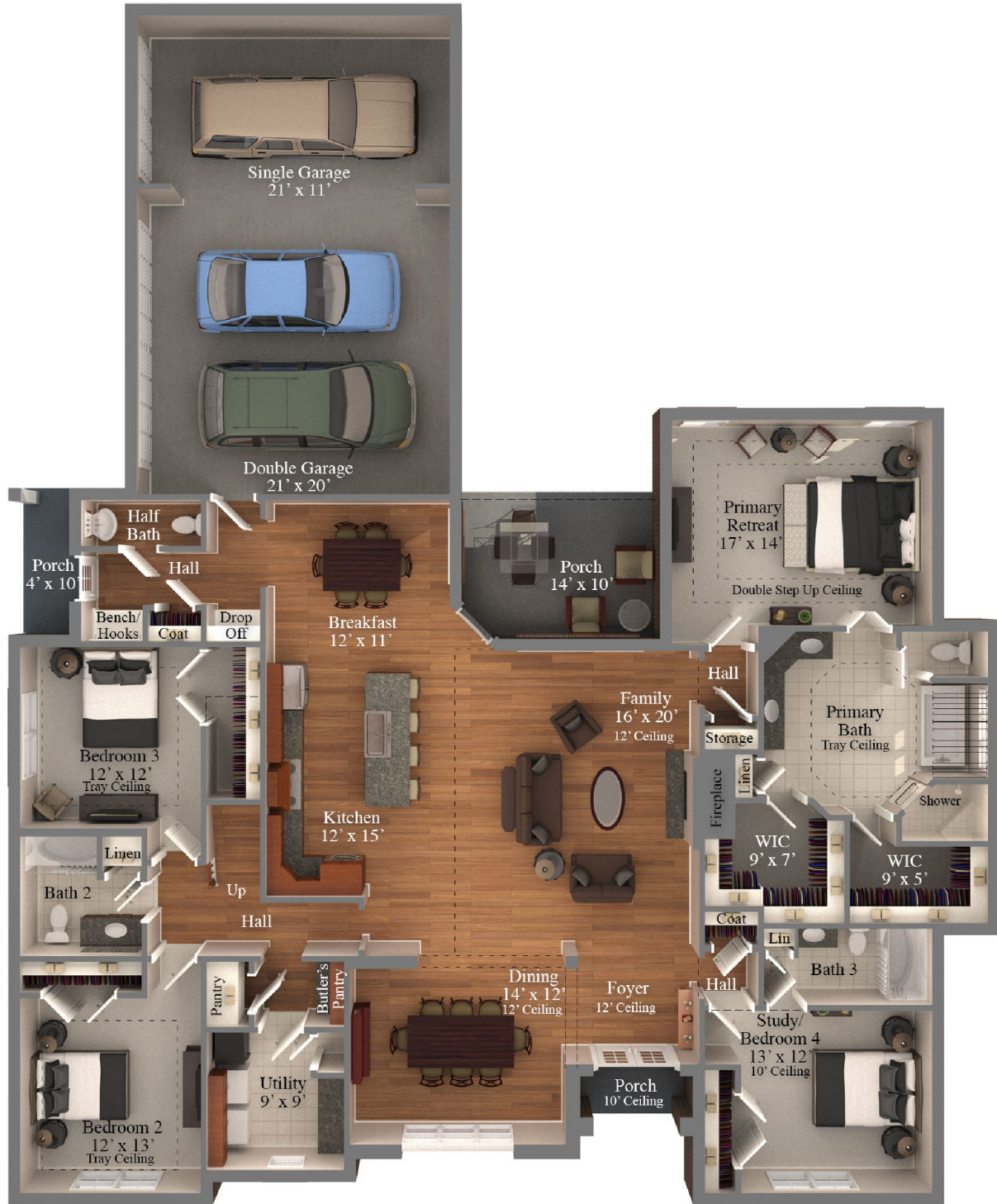
4 BEDROOMS (2 DOWN)+
3.5 BATHS+
3 CAR GARAGE+
REC ROOM UP
JACK & JILL UPSTAIRS
FRIEND'S ENTRY

Included:

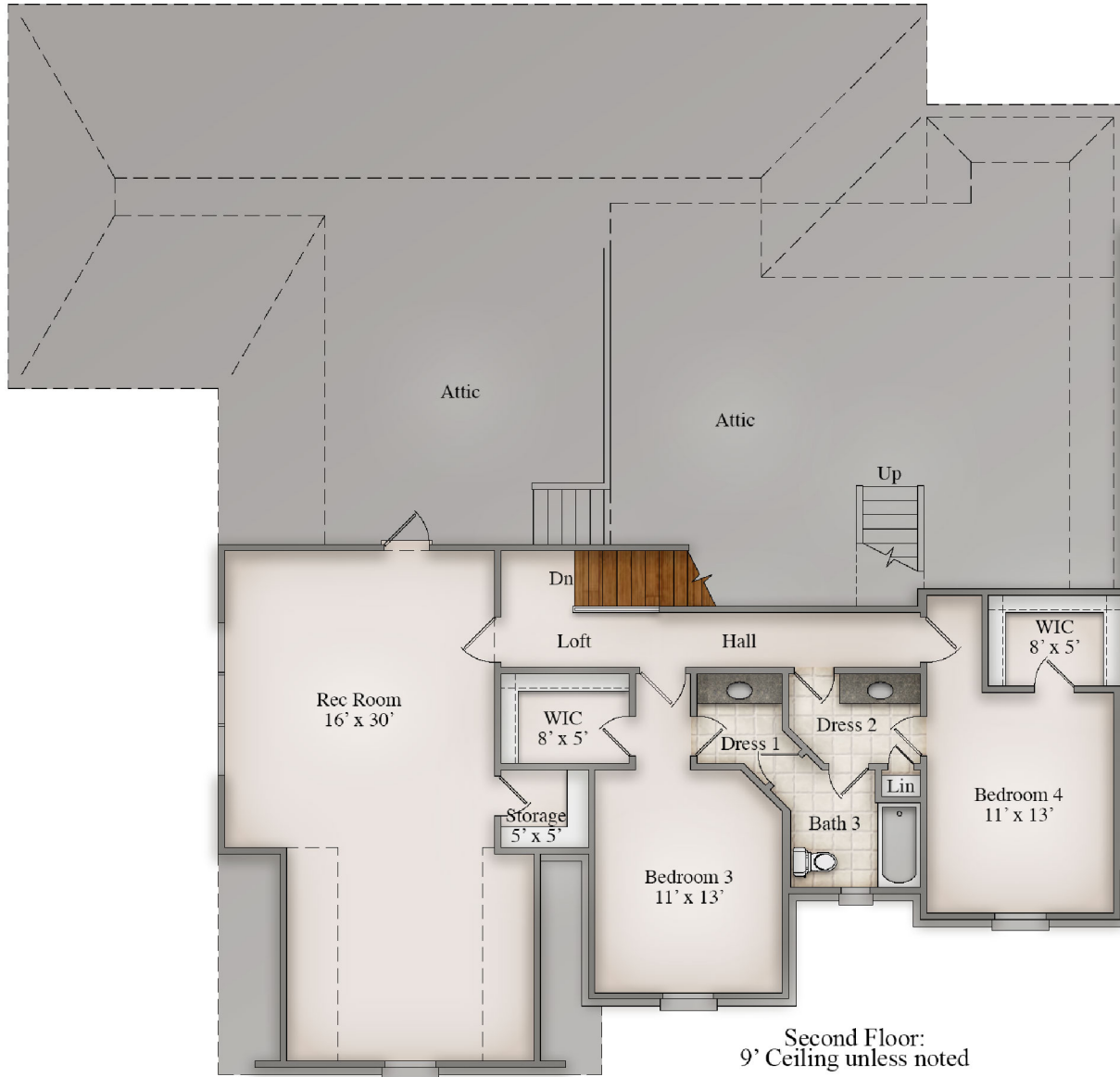
- JAMES HARDIE® (NO ROT) SIDING WITH A 30 YR. MANUFACTURER LIMITED WARRANTY, EXTERIOR TRIM HAS A 15 YR. LIMITED WARRANTY; PER PLAN.
- JELD-WEN® WINDOWS ARE LOW-MAINTENANCE BRICKMOULD VINYL FRAMED WINDOWS! NO MORE PAINTING. LOW-E ADVANCED GLASS & ARGON GAS IN ALL WINDOWS. GBG WINDOWS ON FRONT OF HOME & WINDOWS FACING STREET.
- AMANA® EQUIPMENT USED FOR HVAC, LTD. LIFETIME WARRANTY ON COMPRESSOR AND HEAT EXCHANGE WITH 10 YR. PARTS FOR THE ORIGINAL HOMEOWNER.
- 10 YEAR LIMITED WARRANTY PROVIDED BY Q.B.W.

Examples of Options to Add:

- 2 STORY FAMILY ROOM
- OFFICE DOWNSTAIRS
- SCULLERY WITH SINK OFF KITCHEN
- OPTIONAL BEDROOM #5 + BATHROOM #4
- PRIVATE LAYOUT FOR BATHROOM #2 DOWN
- FRIEND'S ENTRY
- SITTING ROOM OFF OF PRIMARY BEDROOM
- STUDY ROOM
- OUTDOOR LIVING WITH SLIDING GLASS DOORS
- ADDITIONAL GARAGE BAY, MAKING 4 BAYS TOTAL

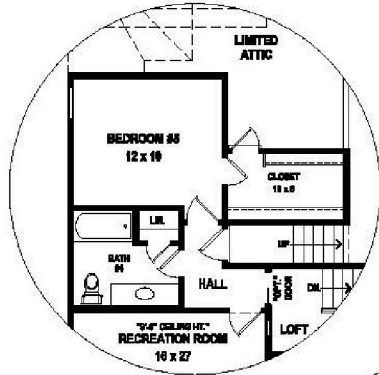


First Floor: 9' Ceilings unless noted

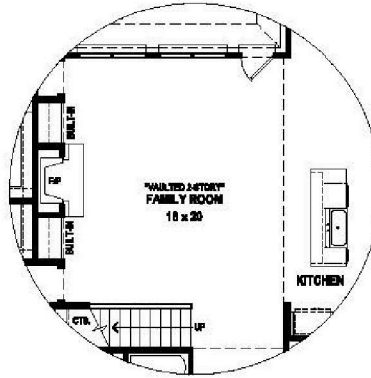




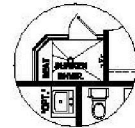
"THE CHATEAU"



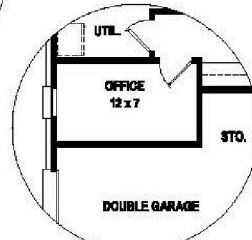
"OPTIONAL" BEDROOM #5 & BATH #4



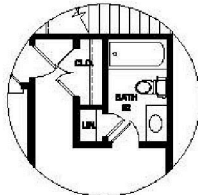
"OPTIONAL" 2-STORY FAMILY ROOM



"OPTIONAL" GLASS SHOWER IN PRIMARY BATH



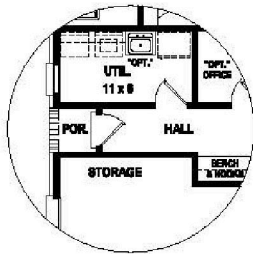
"OPTIONAL" OFFICE



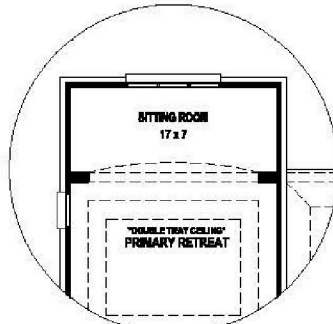
"OPTIONAL" BATH #2



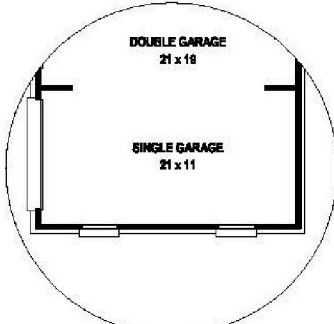
"OPTIONAL" SCULLERY



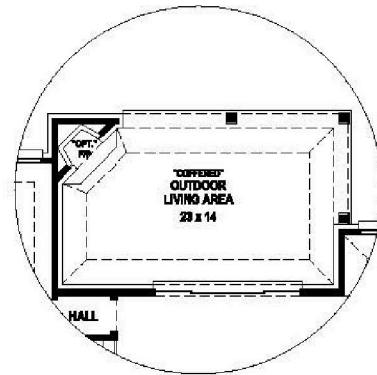
"OPTIONAL" FRIEND'S ENTRY



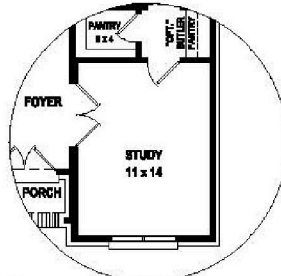
"OPTIONAL" SITTING ROOM



"OPTIONAL" TRIPLE GARAGE *AREA OVER SINGLE GARAGE BAY IS INCLUDED WITH OPTION



"OPTIONAL" OUTDOOR LIVING AREA w/ OPTIONAL SLIDING GLASS DOORS



"OPTIONAL" STUDY

Artist's conceptions, all plans subject to change.

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2-19-2021