

Experience the Elegance of

The Providence

*351 Windsor Avenue
Glen Ellyn, IL*



Elevation F

Exceptional two-story home ideal for everyday living and entertaining. Home features convenient flex rooms, spacious gourmet kitchen with casual dining area, family room with fireplace, 4 bedrooms, 4-1/2 baths and 2-car garage. Master bedroom features walk-in closet and luxury master bath.

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Agreement Addendum A; Page 1 of 5
14-jf-B-12

Plan: 0613-3030-30



Providence - F

351 Windsor Drive, Glen Ellyn, IL

Options & Upgrades Included With This Beautiful Home:

- 9' High Concrete Basement Walls with Exterior Perimeter Framing, Insulation, Electrical, and Drywall
- Foundation Waterproofing Membrane
(10-Year Material Limited Manufacturer Warranty)
- CertainTeed® Landmark™ Architectural Roofing Shingles
(Lifetime, Limited Manufacturer Warranty)
- James Hardie® Hardie Plank® Exterior Siding
- Finished Basement
- Fireplace with Stone Surround, Raised Hearth and Wood Mantle
- Hardwood Flooring throughout First Floor Living Area (excluding Family Living Center), Stairway Landing and Second Floor Hallway
- Ceramic Flooring in Family Living Center, Master Bath, Secondary Baths and Second Floor Laundry
- Tray Ceiling in Flex Room B and Master Bedroom
- Chair Rail and Crown Molding in Flex Room B
- Oak Stairs with Painted Risers and Oak Rails with Painted Spindles
- Granite Countertops Throughout
- Gourmet Kitchen with two Built-In Ovens, Built-In Microwave, Gas Cooktop, Dishwasher and Exhaust Hood
- GE® Stainless Steel Kitchen Appliances
- Concrete Driveway

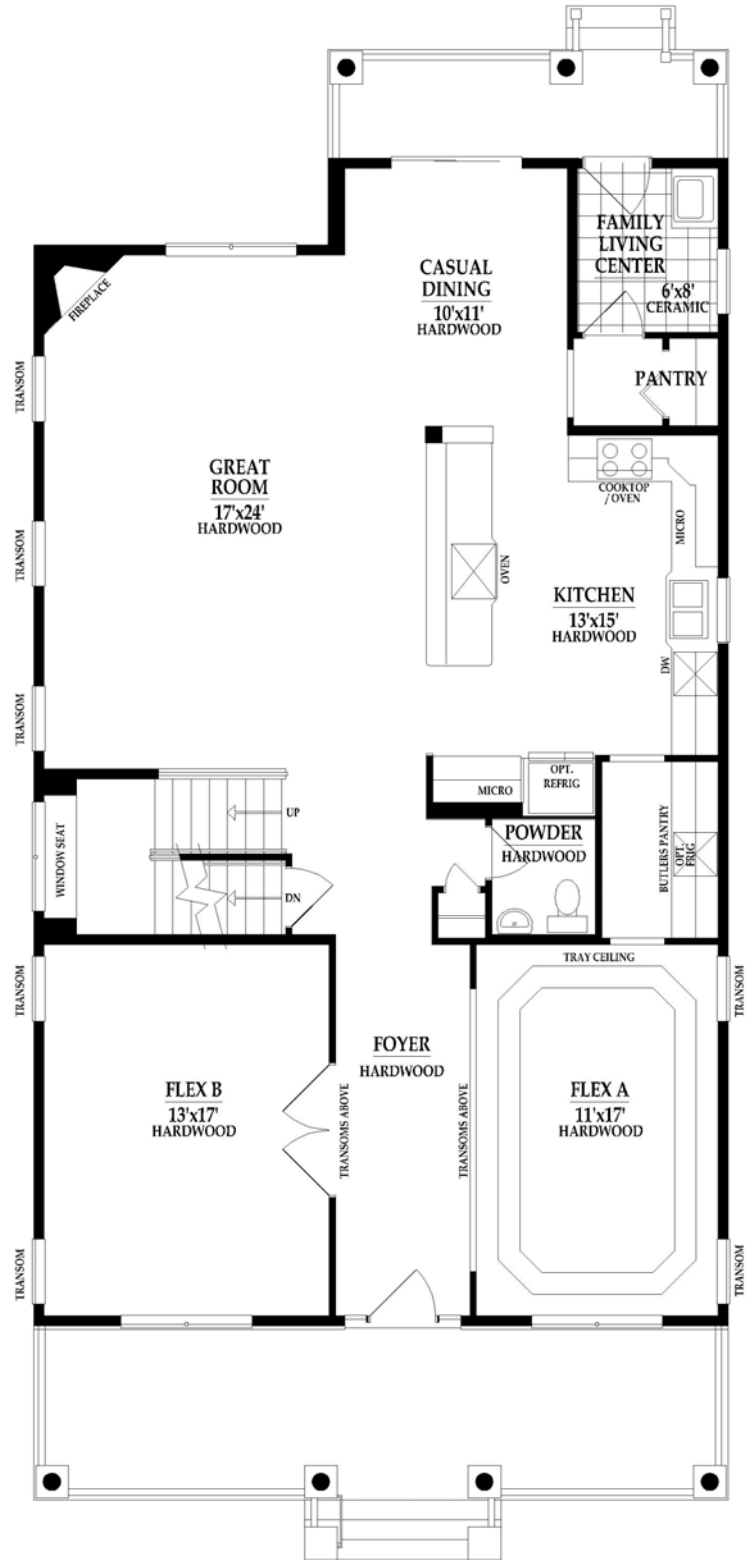
**FOR A LIMITED TIME ONLY
THIS BRAND NEW HOME
CAN BE YOURS FOR
JUST \$849,900!**

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Buyer's Initials: _____
Agreement Addendum C; Page 1 of 1
13-jf-L-16

First Floor Plan



Total Living Space*	4,610 sf **
First and Second Floors	3,340 sf
Finished Basement	1,270 sf
Unfinished Basement	260 sf
Garage	454 sf

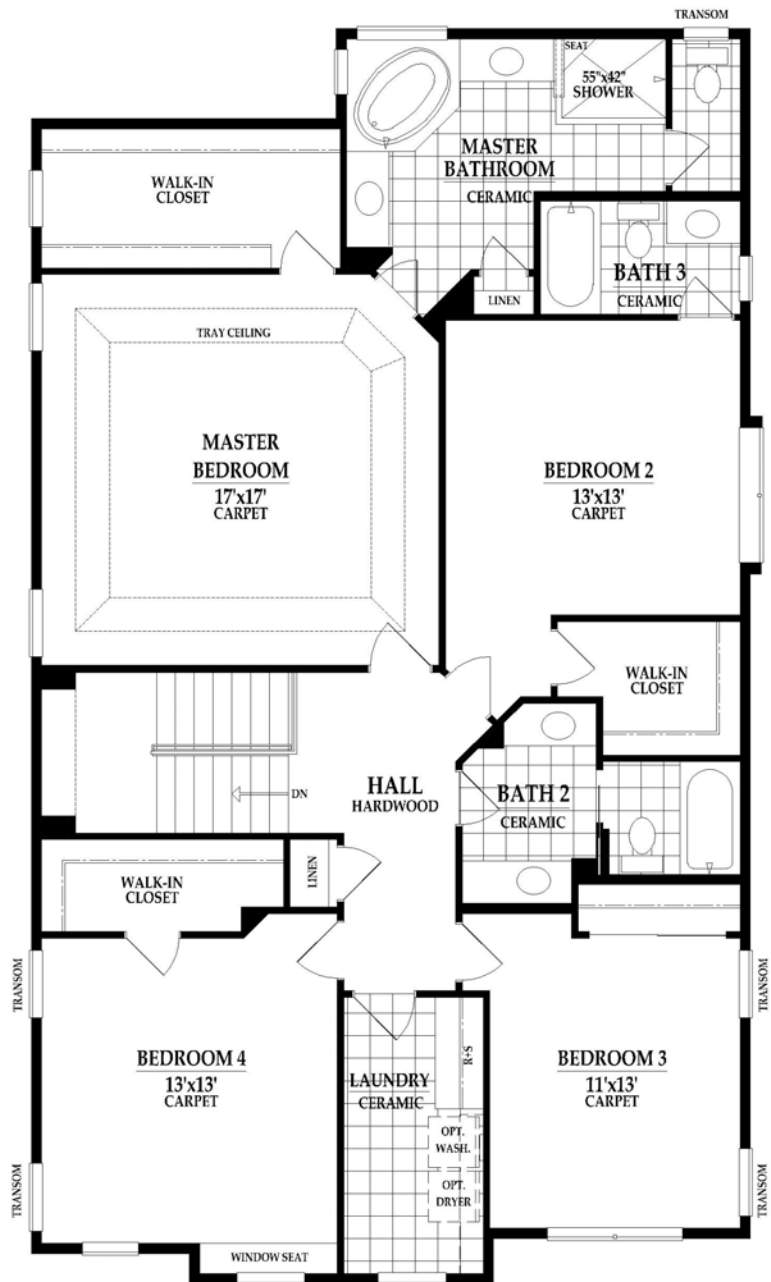
* Total living space includes first floor, second floor & finished basement
 ** Actual square footage varies with elevation of home

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 Agreement Addendum A; Page 2 of 5
 14-jf-B-12

Second Floor Plan



Total Living Space*	4,610 sf **
First and Second Floors	3,340 sf
Finished Basement	1,270 sf
Unfinished Basement	260 sf
Garage	454 sf

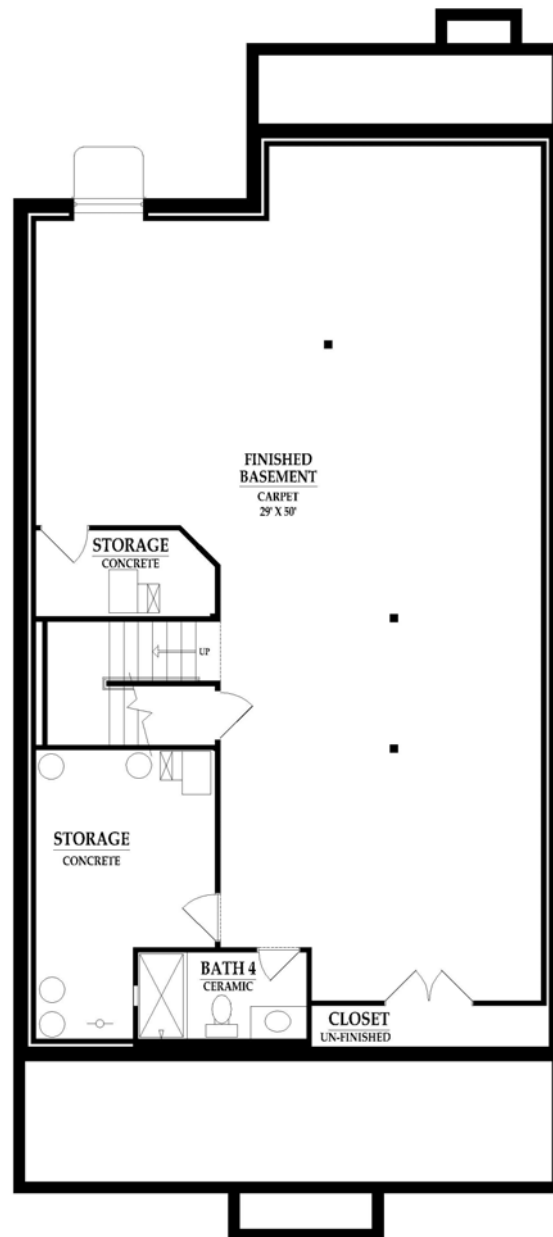
* Total living space includes first floor, second floor & finished basement
 ** Actual square footage varies with elevation of home

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 Agreement Addendum A; Page 3 of 5
 14-jf-B-12

Foundation Plan



Superior Construction Quality

At Greenscape Homes, our construction standards go above and beyond the industry standards. Our homebuyers enjoy the peace of mind that comes from knowing every new home we build meets our strictest requirements for workmanship and structural integrity. Greenscape Homes are built by professionals that have constructed in excess of 12,000 homes nationwide.

Our homes are also healthier, safer, and more durable than a comparable home built to standard code. And, they're better for the environment, too!

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Buyer's Initials: _____
Agreement Addendum A; Page 4 of 5
14-jf-B-12

Features Included In All Greenscape Homes

BATH FEATURES

- KOHLER® Faucets
- Brushed Nickel bath accessories and lighting
- Posi-temp shower control
- Walk-in shower in Master Bath
- Shower niche
- Ceramic tub and shower walls
- Furniture-quality vanities
- Granite Countertops in all Baths
- Plate-glass decorator mirrors
- Ceramic flooring in Baths

ENERGY SAVINGS FEATURES

- ENERGY STAR® rated appliances (except cooktop, microwave/oven)
- 92% High Efficiency gas furnace
- ENERGY STAR® Andersen's Silver Line® Low-E Argon Gas Fill windows
- Water-saver shower heads
- Andersen's Silver Line® insulated patio door
- Power Vent energy saver water heater (50 gal)
- House wrap air infiltration barrier
- R-21 rated exterior wall insulation
- R-49 rated ceiling insulation
- R-19 basement perimeter wall insulation
- Sill sealer at exterior foundation plates to prevent air infiltration
- Sealed ducting for entire HVAC system
- Insulated overhead garage door (per plan)
- Digital programmable thermostat
- Sealed recessed lighting on second level
- Energy sealing throughout

EXTERIOR FEATURES

- Foundation waterproofing system
- 2x6 wall construction
- Architectural-style shingles
- Brick or Stone Accented exterior (per plan)
- Low maintenance premium .044 vinyl siding (per plan)
- Low-maintenance aluminum fascia, soffit, gutters and downspouts
- Insulated fiberglass front entry door with sidelight (per plan)
- Asphalt driveway
- Concrete front service walk
- Fine graded yard with seed blanket
- Frost-proof hose bibs (2)
- Ground-fault protected exterior electrical outlets (2)

INTERIOR FEATURES

- High Efficiency central air conditioner (min. 13 SEER)
- Whole house humidifier
- 200 amp service
- Energy Efficient basement windows (per plan)
- Glued and screwed gypsum board
- 9' ceilings throughout first floor
- Decorative ceilings (per plan)
- Recessed lighting package
- Decorative lighting fixture package
- Site finished 2-1/4" Red Oak hardwood floor in Foyer, Powder Room, Kitchen and Casual Dining (per plan)
- Plush wall-to-wall carpeting with 1/2" pad (per plan)
- 3/4" tongue and groove subflooring, glued and nailed
- Ceramic flooring in Family Living Center, Master Bath, secondary Baths, and Laundry Room (per plan)
- 3/8" underlayment in all ceramic areas
- Oak stairs and rails with painted risers and spindles
- Arched 2-panel painted interior doors and trim (options available)
- Brushed Nickel interior door hardware
- Furniture-quality cabinetry
- Window sills with aprons
- Direct vent gas fireplace with granite surround and wood mantle in Family Room
- 7 TV and 2 telephone outlets (per plan)
- Closet lighting (per plan)
- Shelving in closets (per plan)
- Smoke detectors on each floor
- Carbon monoxide detectors with battery back-up
- Garage door opener & transmitter (per plan)

Buyer's Initials: _____
Agreement Addendum B; Page 1 of 1
13-jf-J-01

KITCHEN FEATURES

- Granite Countertops
- Furniture-quality cabinetry, featuring 42" upper cabinets per plan with soft close
- Kitchen cabinets include crown molding
- Under mount, stainless steel double bowl sink
- KOHLER® Faucet with spray
- Garbage disposal
- Stainless steel appliances
- Built-in dishwasher and microwave oven
- Pendant lights over island (per plan)
- Built-in pantry (per plan)

UTILITY AND STORAGE

- Heightened, full basement with perimeter walls framed, insulated, wired, dry walled, and painted for easy build out
- Rough in plumbing for future bath in basement, including ejector pump
- Battery back-up sump pump
- Under slab active radon mitigation components with fan
- Attached garage (per plan)
- Convenient Family Living Center with Granite Countertop
- Drop-in utility sink with Granite Countertop
- Gas line provided for future connection to clothes dryer
- Linen closet (per plan)

For more information on this and other homes, please contact one of our Greenscape Realty agents:

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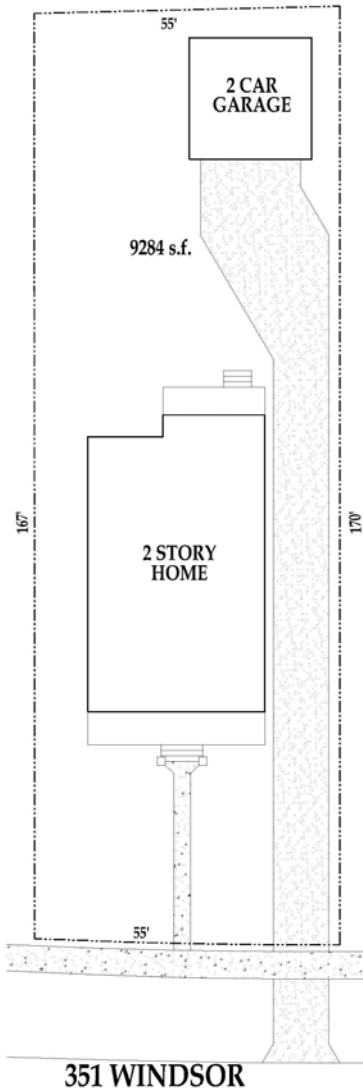
Liz.Kozar@greenscaperealty.com

For a complete listing of our homes, please visit www.GreenscapeHomes.com

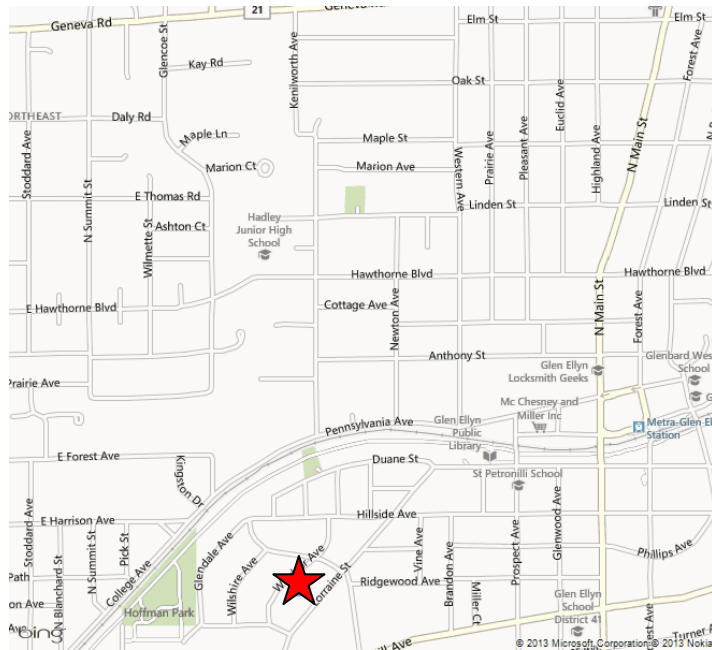
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Glen Ellyn Community

Glen Ellyn, often referred to as the “Village of Volunteers,” welcomes you and invites you to explore the premier community that Greenscape Homes has selected to build our **Providence**. With a population of approximately 27,000, this western suburb offers big city amenities, with a small town feel. Located just 23 miles from Chicago, Metra rail service makes commuting to the city a breeze. Glen Ellyn offers a superior school district, providing area youth with the best possible start in their educational careers. With over 29 parks, the Willowbrook Wildlife Preserve and the Illinois Prairie Path to offer, Glen Ellyn invites you to explore this lovely suburb and discover why so many people are proud to call it “home.”



Site Plan



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 Agreement Addendum A; Page 5 of 5
 14-jf-B-12