



# *Bijou Creek*

HISTORIC DEER TRAIL, COLORADO  
BY KCI GENERAL CONTRACTORS

## Standard Features

### Exterior Specifications:

- 30-Year Dimensional Asphalt Shingle Roofing
- Double Pane Insulated Vinyl Windows
- 8" Exterior Cement Board Siding
- Premium Exterior Paint
- 5" Seamless Gutters and Down Spouts
- Covered Front Porches (per plan)
- Raised Panel Steel Garage Door with Opener
- Front Yard Landscaping Package (developer provided amenity)
- Concrete Driveway

### Interior Specifications:

- 42" Soft-Closing Cabinetry In Kitchen/Baths
- 3CM Slab Granite Countertops – 3 Colors To Choose From
- Ceramic Tile Flooring In Baths/Laundry/Entry
- Plush Carpet with 1/2" Rebond Pad in Various Color Selections Electric
- Black Range, Dishwasher, Microwave, and Disposal
- Medium Knockdown Textured Walls and Ceilings
- Premium Eggshell Latex Paint
- Carbon Monoxide/Smoke Detectors with Battery Backup System
- Premium Plumbing Fixture Package
- Satin Nickel Interior Door Hardware
- Deadbolt Locks on All Exterior Doors

### Utilities & Energy Efficiency Features:

- 150 Amp Electrical Service
- 220V Wiring for Dryer
- Pre-wired For Telephone and Cable Television
- Gas Forced Air Furnace
- 40-Gallon Gas Hot Water Heater
- R-38 Batt/Blown Insulation in Ceilings
- R-22 BIBB Insulation in Walls
- Energy Efficient Insulated Exterior Doors
- Double-Pane Insulated Vinyl Windows



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## Townhouse Plan

**Bijou Creek Townhome..... Starting At \$254,000**

*1218 Square Feet Finished*

*2 Bedrooms/1.5 Bath, Loft Area, Open Concept, Covered Front Porch, 2-Car Garage*

## Additional Options & Unit Premiums:

**Stainless Steel Kitchen Package..... \$650**

*Range, dishwasher, microwave*

**Central Air Conditioning..... \$3,200**

**Garage Storage Cabinet.....\$450**

## End Unit Premium:

**\$5,000**

*Prices and Specifications are subject to change without prior notice*



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