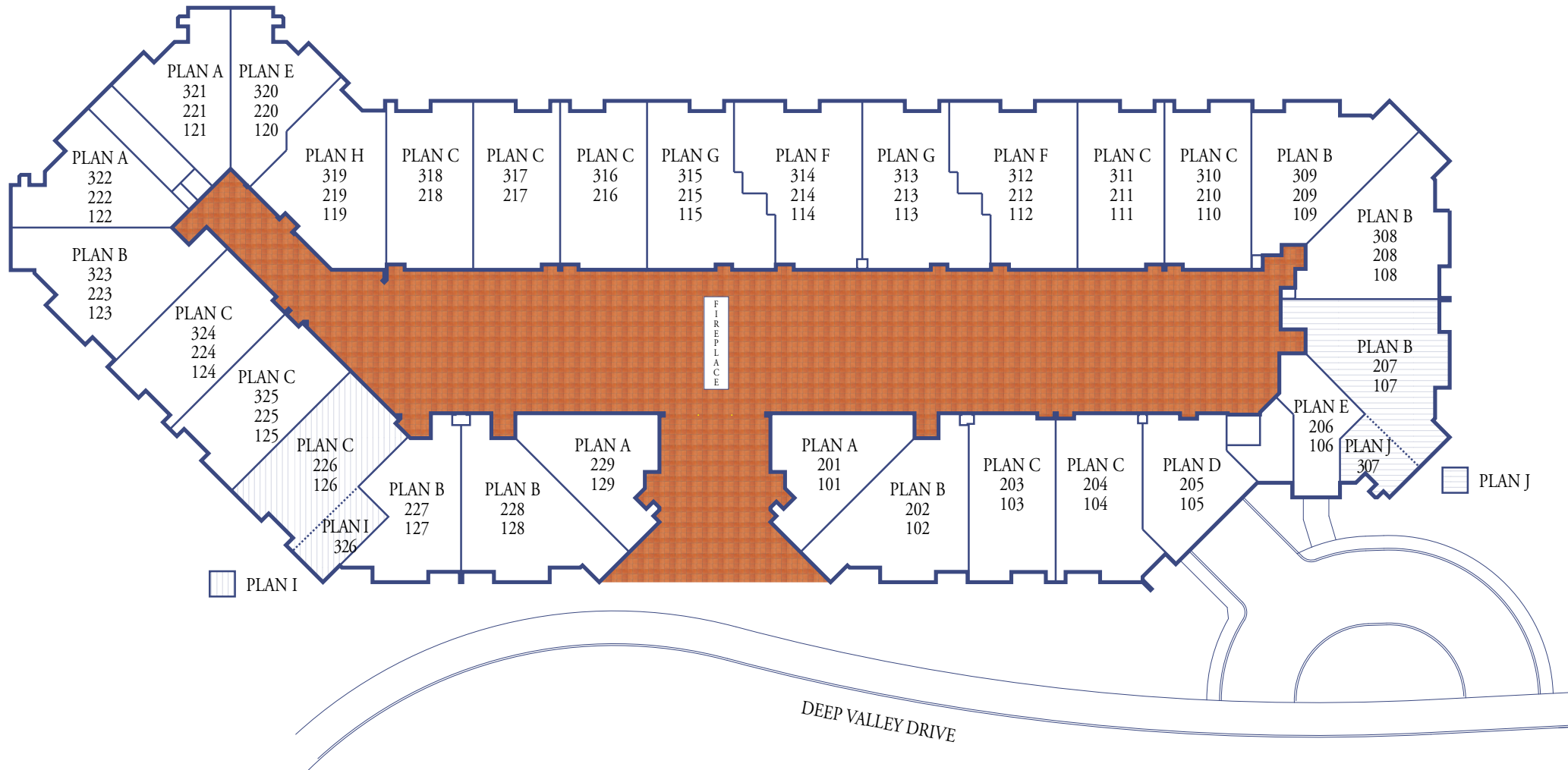




LA SEVILLA

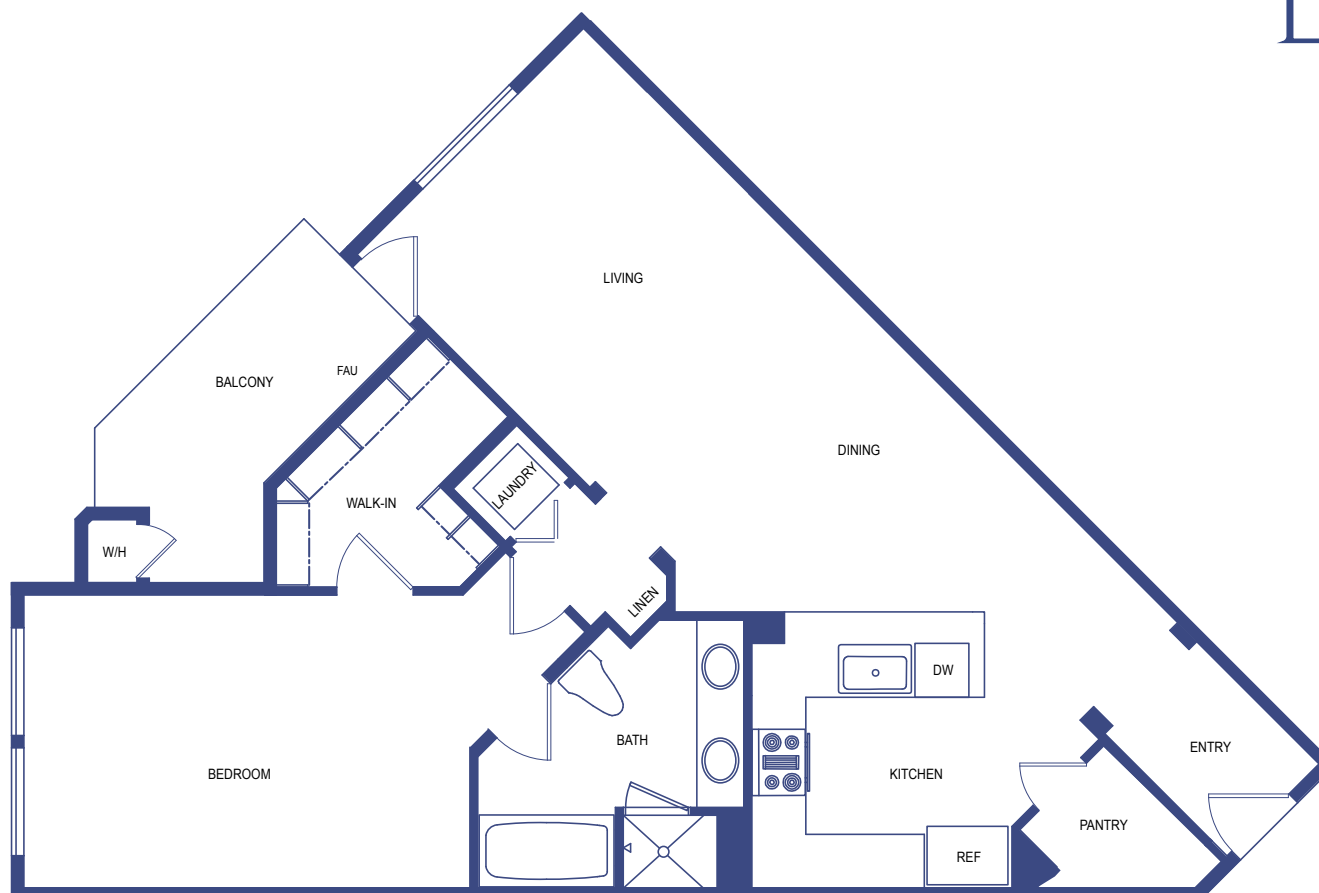


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LA SEVILLA

PLAN A
924-936 SF | 1 BD 1 BA



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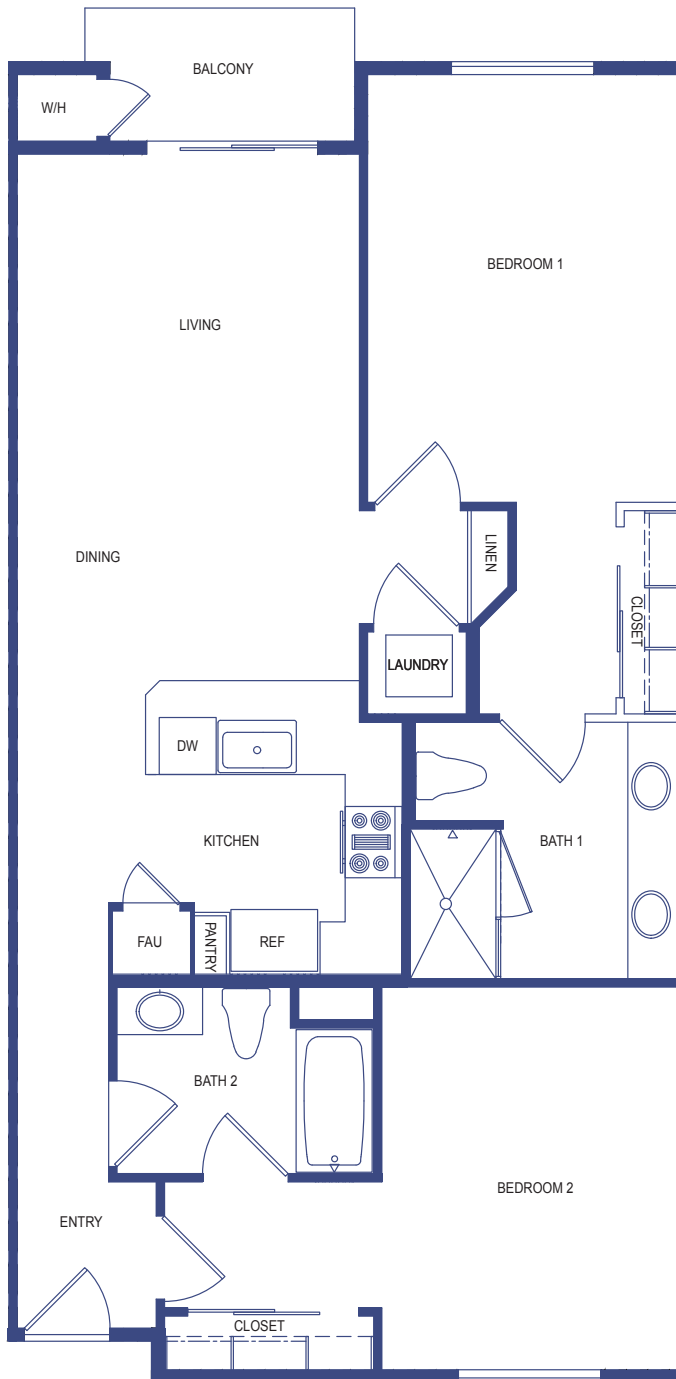
LA SEVILLA

PLAN B

1251-1284 SF | 2 BD 2 BA



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LA SEVILLA

PLAN C
1071-1113 SF | 2 BD 2 BA



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LA SEVILLA

PLAN D
883 SF | 1 BD 1 BA

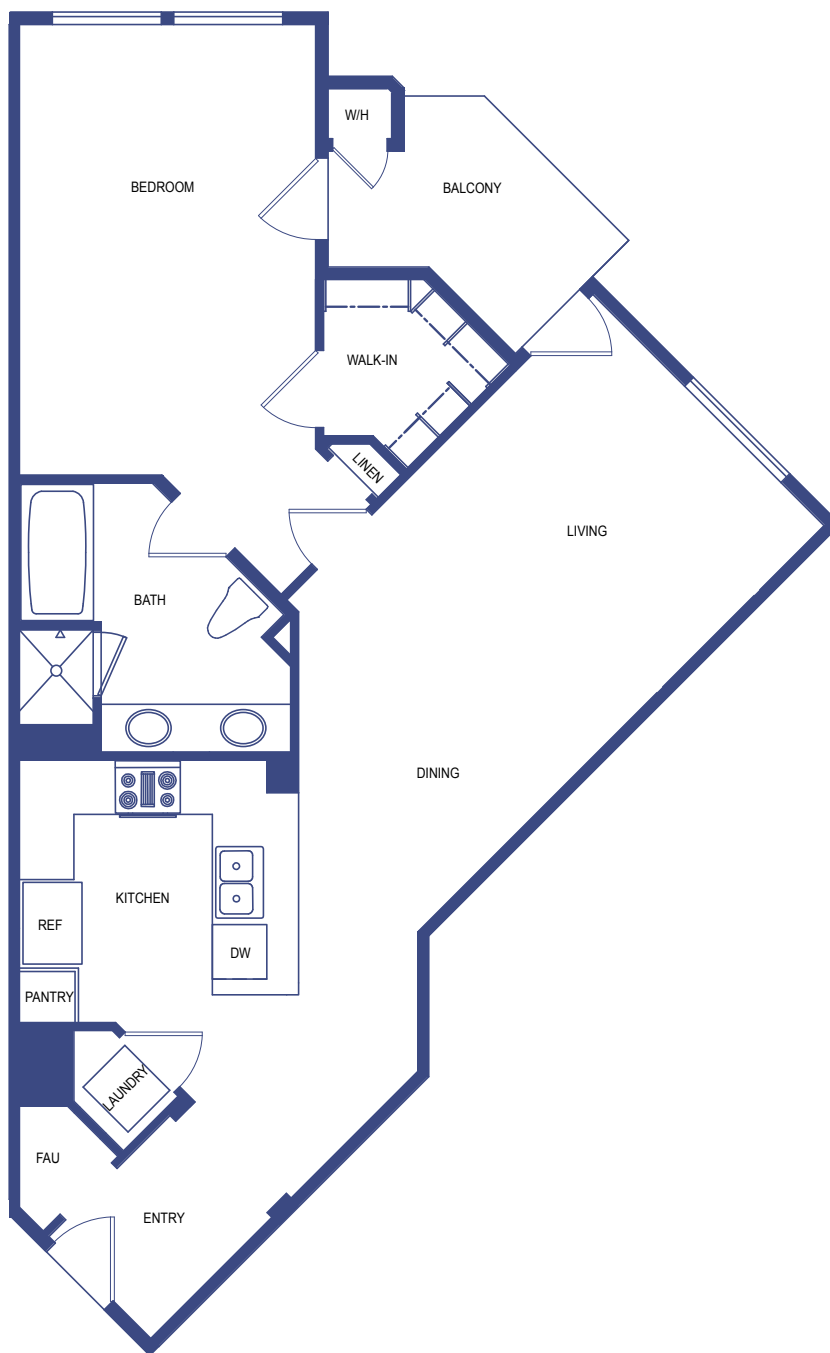


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LA SEVILLA

PLAN E
857-866 SF | 1 BD 1 BA



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This floor plan illustrates a 3-bedroom residence with a central living area. The layout includes:

- Bedrooms:** Three bedrooms are located around the perimeter. Bedroom 2 is on the top left, Bedroom 1 is on the top right, and Bedroom 3 is on the bottom right. Each bedroom includes a walk-in closet (WALK-IN).
- Bathrooms:** There are three bathrooms. Bath 2 is located between Bedroom 2 and the central living area. Bath 1 is located between the central living area and Bedroom 1. Bath 3 is located between Bedroom 3 and the central living area.
- Central Living Area:** A large central living area (LIVING) is connected to a dining area (DINING) and a kitchen (KITCHEN). The kitchen includes a refrigerator (REF), a stove, and a sink. A pantry (PANTRY) is located near the kitchen.
- Entry and Storage:** An entry area (ENTRY) is located at the bottom left. A coat closet (COAT CLOSET) is located near the entry. A linen closet (LINEN) is located near the living area.
- Other Features:** A balcony (BALCONY) is located at the top center. A laundry room (LAUNDRY) is located near the central living area. A utility room (W/H) is located near the balcony.





LA SEVILLA

PLAN G
1309 SF | 3 BD 3 BA



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LA SEVILLA

PLAN H
1260 SF | 3 BD 2 BA



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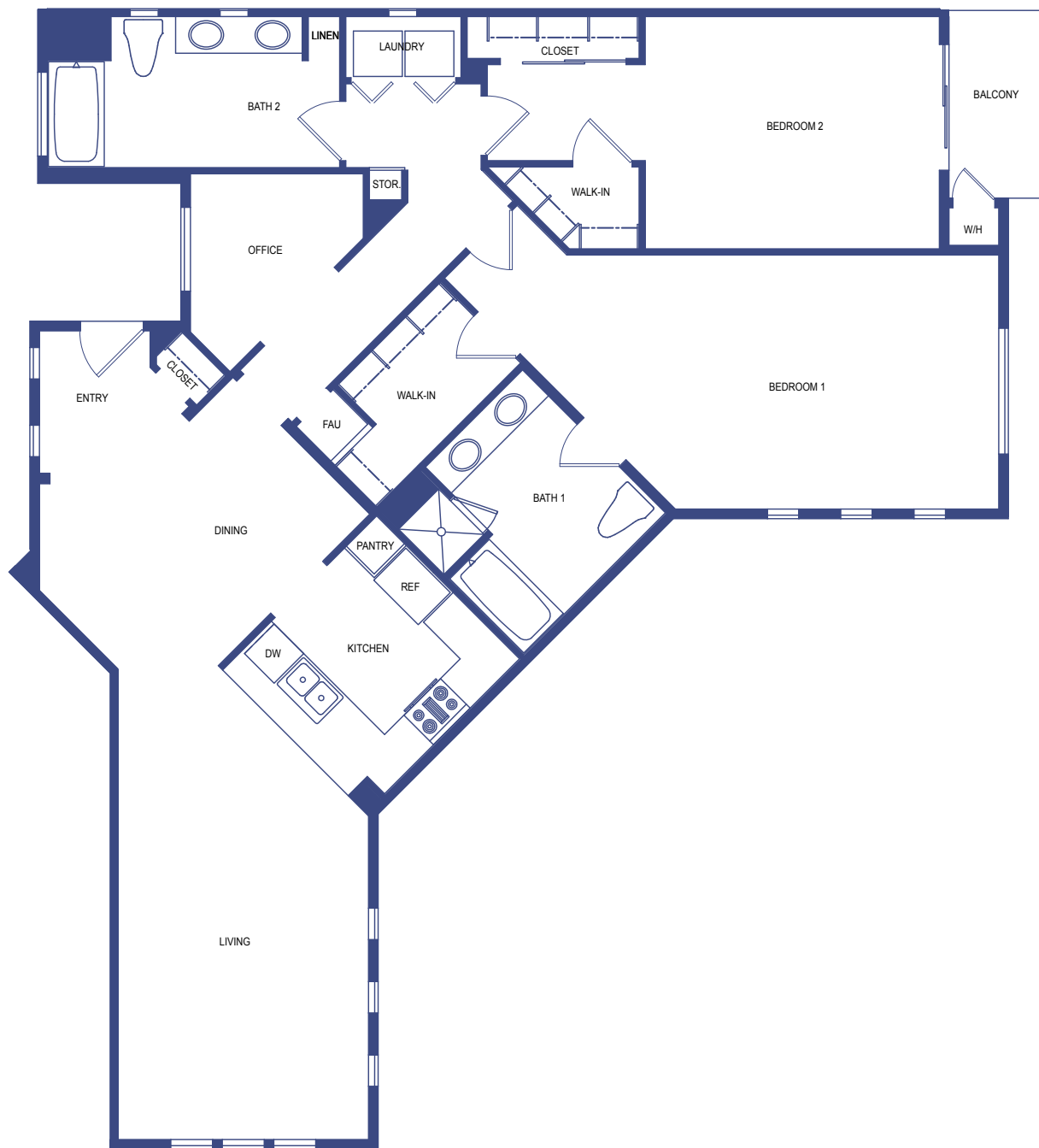


LA SEVILLA

PLAN I
1367 SF | 3 BD 3 BA



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LA SEVILLA

PLAN J
1559 SF | 2 BD 2 BA + OFFICE



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LA SEVILLA

INTERIOR FEATURES

- ♦ **Elegant Flooring:** Wide plank hardwood flooring throughout for a warm and inviting ambiance.
- ♦ **Climate Control:** Energy-efficient air conditioning and central heating for year-round comfort.
- ♦ **Smart Connectivity:** Advanced structured wiring with CAT 6 for phone and data, plus RG6 cable for TV.
- ♦ **Modern Lighting:** Extensive use of LED puck lighting for a bright, contemporary look.
- ♦ **Sophisticated Details:** Decorative white horizontal blinds and two-panel interior doors with sleek black hardware.
- ♦ **Efficient Laundry:** Front-loading washer with NeverRust stainless steel tub and front-load dryer with LoDecibel Quiet Operation for a quiet and dependable laundry experience.

GOURMET KITCHENS

- ♦ **Luxurious Countertops:** Quartz countertops with 1½" square eased edges for a polished finish.
- ♦ **Designer Backsplash:** Full tile backsplash for a refined touch.
- ♦ **Premium Appliances:** Stainless steel suite, including a 3-door French door refrigerator, built-in microwave, slide-in self-cleaning gas range, and dishwasher.
- ♦ **Custom Cabinetry:** White or grey European-style cabinets with shaker-style doors, soft-close drawer glides, and satin nickel or traditional black hardware.
- ♦ **Functional Elegance:** Undermount stainless steel sink with a single-lever faucet and decorative pendant lighting over peninsula in select plans.

SPA-INSPIRED BATHS

- ♦ **Modern Showers:** Full-size master bath shower with glass enclosure and stainless steel trim.
- ♦ **Relaxing Secondary Bath:** Bathtub with classic white subway tile and designer-selected accents.
- ♦ **Coordinated Cabinetry:** White or grey European-style cabinets with shaker-style doors and refined hardware options.
- ♦ **Luxurious Tile:** Designer-selected porcelain tile floors and shower walls.
- ♦ **Sophisticated Touches:** Decorative matte black framed mirrors and Delta plumbing fixtures with satin finishes.
- ♦ **Sleek Countertops:** Quartz countertops with a 4-inch backsplash and white porcelain undermount sinks.

EXTERIOR AND COMMUNITY FEATURES

- ♦ **Expansive Courtyard:** Landscaped spaces with a double-sided fireplace, built-in seating, and deco accent wall tiles for a serene environment.
- ♦ **Recreation Room:** Features a pool table, TV, full kitchen, and tables—perfect for social gatherings.
- ♦ **Sun Deck:** Side deck with sunchairs for lounging and soaking up the California sun.
- ♦ **Back Patio Oasis:** BBQ area with counter and barstools, a cozy firepit with seating, and cloth sails for shade.
- ♦ **Walking Trail:** Scenic trail along the back of the property for peaceful strolls.
- ♦ **Fitness Center:** Fully equipped gym with modern machines and free weights.
- ♦ **Conference Room:** Meeting space for business needs.
- ♦ **Convenient Storage:** Separate storage room and bike racks for added convenience.
- ♦ **Secure Package Handling:** Dedicated parcel delivery room for Amazon, FedEx, and UPS.
- ♦ **Gated Parking:** 2nd level secured parking with automated gate access for peace of mind.
- ♦ **Quiet Spaces:** Benches thoughtfully placed throughout the courtyard for reading or relaxing.



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