

### Markland Pricing

Sq Ft	Plan Name	Base Price*	Elevations+				Bonus Rm or Guest Suite'	Per Sq ft
			A	B	C	D		
2509	Sawgrass	\$507,000	\$2,500	\$3,500	\$6,000	N/A	\$20,900	\$202.07
2601	Ireland	\$514,000	\$2,500	\$20,000	\$20,000	\$20,000	\$20,000	\$197.62
2736	Santa Rosa	\$507,000	\$2,500	\$2,500	\$4,000	\$7,500	\$37,520	\$185.31
				E \$8,000				
3156	Ortega	\$515,000	\$2,500	\$5,000	\$8,500	N/A		\$163.18
2988	Scottsdale	\$527,000	\$2,500	\$7,000	\$7,000	\$8,000	\$40,950	\$176.37
				E \$11,000				
3074	Bartram	\$547,000	\$2,500	\$9,500	\$11,500	\$10,000	\$43,500	\$177.94
				E \$7,500	F \$15,000			
3246	Castille II	\$534,000	\$3,500	\$6,500	\$9,500	\$11,500	\$8,500 #	\$164.51
				E \$5,500	F \$7,500	G \$11,500		
3318	Bartram II	\$562,000	\$2,500	\$9,500	\$11,500	\$10,000	\$43,500	\$169.38
				E \$7,500	F \$15,000			
3527	St. Augustine	\$569,000	\$2,500	\$9,500	\$11,500	\$10,000	\$39,900	\$161.33
				E \$7,500	F \$15,000	G N/A		
3548	Southaven	\$584,000	\$3,500	\$9,500 (Med)	\$11,250	\$20,000		\$164.60
3704	Southaven II	\$599,000	\$3,500	\$9,500 (Med)	\$11,250	\$20,000	(Southaven II, upstairs rooms at rear)	
3621	Castille III	\$559,000	\$5,000	\$15,000	\$12,500	\$17,000	\$10,000 #	\$154.38
				E Med Tile Roof \$40,000	F (Low Country A with all Lap siding) \$12,000			
4003	Epping	\$594,000	\$5,000	\$8,000	\$9,500	N/A		\$148.39
4619	Senora	\$664,000	\$5,000	\$10,500	\$22,000	\$15,000		\$143.75

\*Prices include lot. #Traditional Bonus Room Option not available with Castille series, pricing presented is available on enclosed loft option only. \*\*Bonus Room sq ft is approximate and incl. bath; no other upgrades/options included outside of "Included Features" List. ++3000 square foot minimum required. St. Johns County impact fees are tiered based on square footage and are included in above pricing, but final sales price will be contingent on county fees at time of permitting.

Ask About our  
**1.25%**  
Closing Cost Contribution  
With CornerStone's  
Preferred Lender Program  
& Land/Home Package



**Homesite Premiums:**

Lot 209 - Water View, SOLD  
 Lot 212 - Water View, SOLD  
 Lot 221 - SOLD  
 Lot 213 - Water View, SOLD  
 Lot 217 - Water View, SOLD  
 Lot 218 - Water View Model SOLD  
 Lot 7 - **SPEC HOME FOR SALE!**  
 Lot 4 - RESERVED  
 LOT 220 MODEL

**PHASE III:**

Lot 341 - SOLD   Lot 342 - SOLD   Lot 345 SOLD   Lot 346 - SOLD  
 Lot 349 - SOLD   Lot 350 - SOLD   Lot 351 - SOLD

**WOLF POINTE:**

Lot 339 SOLD

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CornerStone Homes

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 St. Augustine, FL 32092

Model (904) 342.3390

Mark Downing 904-219-8990

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## MARKLAND INCLUDED FEATURES

### QUALITY CONSTRUCTION FEATURES

- Florida Code Engineered and Inspected Wood Frame Construction
- 2x6 Exterior Wall Construction on First Floor
- Engineered Roof Truss System
- 130 mph Wind (gusts) Resistant Metal-tie Roof Securing System
- 120 mph Wind (gusts) Resistant Garage Door
- One Piece Monolithic Slab (3,000 PSI with fiber mesh)

### ENERGY SAVING FEATURES

- Radiant Barrier Roof Sheathing - Reduces Summertime Attic Temperatures by up to 30 degrees!
- R-38 Ceiling Insulation with R-19 2x6 Exterior Walls, except Garages
- 16 SEER Variable Speed Trane System and Smart Thermostat
- AO Smith Tanked Commercial Gas Water Heater (calculated by home)
- Off Ridge Roof Vents & Vent Soffits for Air Circulation
- Huber Zip Wall System on Exterior Walls
- Double-Insulated Vinyl Windows with Low-E Argon Filled Glass
- 3-Stub Gas Package (WH, Cooktop, Summer Kitchen)

### KITCHEN

- GE Gourmet Stainless Steel Appliance Package: 36" Gas Cooktop, 30" Single Oven, 30" Built-in Microwave, Stainless Steel Chimney Hood vented to outside, 24" Integrated Dishwasher and GE Side by Side Stainless Steel Refrigerator GSS25GSHSS
- Pre-Plumbed for Refrigerator Ice Maker
- Wellborn Cabinets including soft close doors, soft close drawers, wooden box drawers with dove-tail joints (choice of door styles and stains)
- Granite Countertops with a Selection of Included Color Choices
- U/M Stainless Steel Sink with Moen Genta Pull-Out Chrome Faucet
- Walk-in Pantry with Tight Mesh Ventilated Shelving (Per Plan)
- Recessed Lighting (Per Plan)
- Spacious Breakfast Nook (Per Plan)
- Selection of Ceramic Tile Floors

### BATHS

- Owner's Suite 42" x 60" Soaking Tub (UNO, Per Plan)
- Owner's Suite Framed Clear Glass Shower Enclosure (UNO, Per Plan)
- Adult Height Vanities in Owner's Bath
- Granite Countertops or 2cm Hanstone Quartz with U/M Sinks in ALL baths
- 4" Centerset Moen Faucets: Choice of Brantford, Eva or Gibson in Chrome
- Gerber Elongated, Comfort Height Toilets in White
- Wellborn Cabinets (choice door styles) including soft close doors, soft close drawers and wooden box drawers with dove-tail joints. Adult Height.
- Steel Enamled White Tub & Tiled Walls in Secondary Baths, UNO
- DensShield waterproof backing in all shower and tub wet areas
- Full Size Vanity Mirrors in ALL Baths
- Selection of Ceramic Tile Floors

### COMPLETE HOME TECHNOLOGY SYSTEM

- (1) Control4 EA1 Processor
- (1) Luxul Dual Band Gagabit Wifi router with built in controller XWR-3150
- (1) Luxul Wireless Access Point High Power 1900AC Dual Band XAP-1510
- (1) Luxul 8 port ethernet switch XGS-1008
- (2) MyQ Liftmaster Garage Door GDO Drivers
- (1) Trane Thermostat Driver
- (1) Kwikset touchscreen smart lock
- Smoke and CO<sub>2</sub> Detectors
- (4) Control4 lightswitches (single gang)

### INTERIOR

- Shaw Stain & Wear Resistant Carpet with 6 lb. rebond pad
- Ceramic Tile Floors Included in Main Open Living Areas
- 4 5/8" Crown Molding; Your choice of (3) Rooms (Where Possible)
- 5 1/4" Baseboards Throughout Interior of Home
- 3 1/4" LGM Casing 1st Floor Doors; 2 1/4" Casing 2nd Flr (where possible)
- 8' Doors Throughout First Floor only; 6'8" on 2nd Floors, if applicable
- Kwikset Dorian Lever Door Hardware in Nickel or Antique Nickel
- Choice of Masonite Hardboard Doors Styles: Your choice Classique Arched 2-Panel, Cheyenne (beadboard) or Colonist 6-Panel doors
- Sherwin Williams Super Paint Scrubbable Flat (1 Custom Color) T/O
- Sherwin Williams Semi-Gloss Door & Trim Paint in White (Whitewaters)
- Vaulted or Volume Ceilings (Per Plan)
- Smooth Walls and Double Knockdown Ceiling Finish
- Minimum 200 Amps Electrical Service (Per Plan)
- Ceiling Fan Prewires - Choice of (5) Rooms
- Smoke & CO<sub>2</sub> Detectors Per Code
- Ventilated Vinyl Shelving in all Closets
- Decora Light Switches
- Stained Oak Handrail with White Balusters, Your Choice of (3) Included Baluster Styles (at "L" Location on Stairs, per plan)
- Water Softener Loop with Receptacle, water softener not provided
- Quiet Bath Exhaust Fans
- Ventilated Vinyl Shelving in Closets

### EXTERIOR

- Custom-Designed Elevations
- Paver Drive, Front Entry & Leadwalk
- 2-Car Garage
- Courtyard or Side Entry Garages (Per Plan, Per Lot Fit)
- Professionally Designed Landscape Package with Pinestraw Beds
- Fully Sodded Yards with St. Augustine Grass
- Fully Automated Irrigation System (up to 5 zones)
- Masonite Oakcraft Solid Fiberglass Insulated Six-Panel Front Door
- Raised Panel Insulated Metal Overhead Garage Door, Carriage Styles
- Kwikset Dakota Nickel Handleset Door Hardware with Smart Home
- GAF Hi-Def Architectural Shingles with Limited Lifetime Warranty
- Low Maintenance Vinyl Ceilings on porches with choice of color
- Low Maintenance Vinyl Soffits and Fascia with choice of color
- (2) Hose Bibs
- (3) Weatherproof Exterior GFI Outlets
- Termite Pre-treatment + 1-Year \$250,000 Repair Bond
- (2) Double Floodlights, your choice on locations
- Carriage Lights at Garage
- Garage Door Innovators (windows) with Hardware Included
- Frieze Band Stucco Detail on all (4) sides, if applicable

### 7-TIME GOLDEN AWARD WINNING SERVICE

#### What Makes a Great Building Experience?

- Constant Customer Involvement and Communication
- Pre-Construction Architectural Design Review Meetings
- Interior Designer Consultations
- *What's Next!* Project Review Meeting Prior to Ground Breaking
- Customer / Builder Consults at Key Construction Benchmarks
- Pre-Closing & Closing Day Customer Orientation Walks
- Centricity 1, 2, & 10 Year Warranty, *inquire for details*

### SPECIAL INCLUDED FEATURES

- Consultation Session with Professional Interior Designer in a Design Center showroom. Preview Appointments Available.
- Up to 1.25% of Sales Price Paid as Total Closing Costs contribution with Preferred Lender. CornerStone Land & Home purchase required to Building on Your Lot is not eligible for program.

*Photo Gallery, Floorplans and Community Tours*

[www.MyCornerStoneHomes.com](http://www.MyCornerStoneHomes.com)



Please Contact Your CornerStone Homes  
New Home Consultants:

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