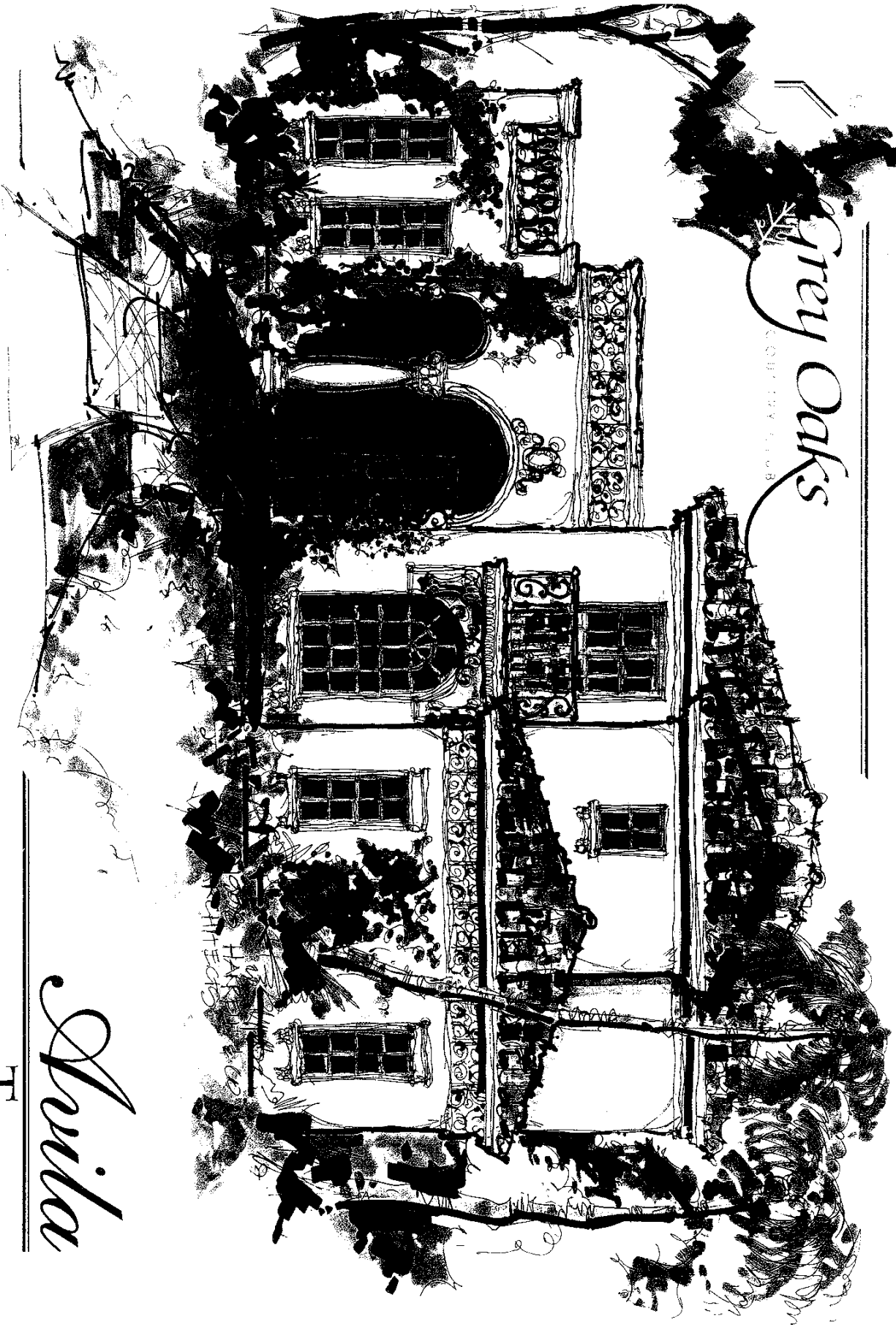


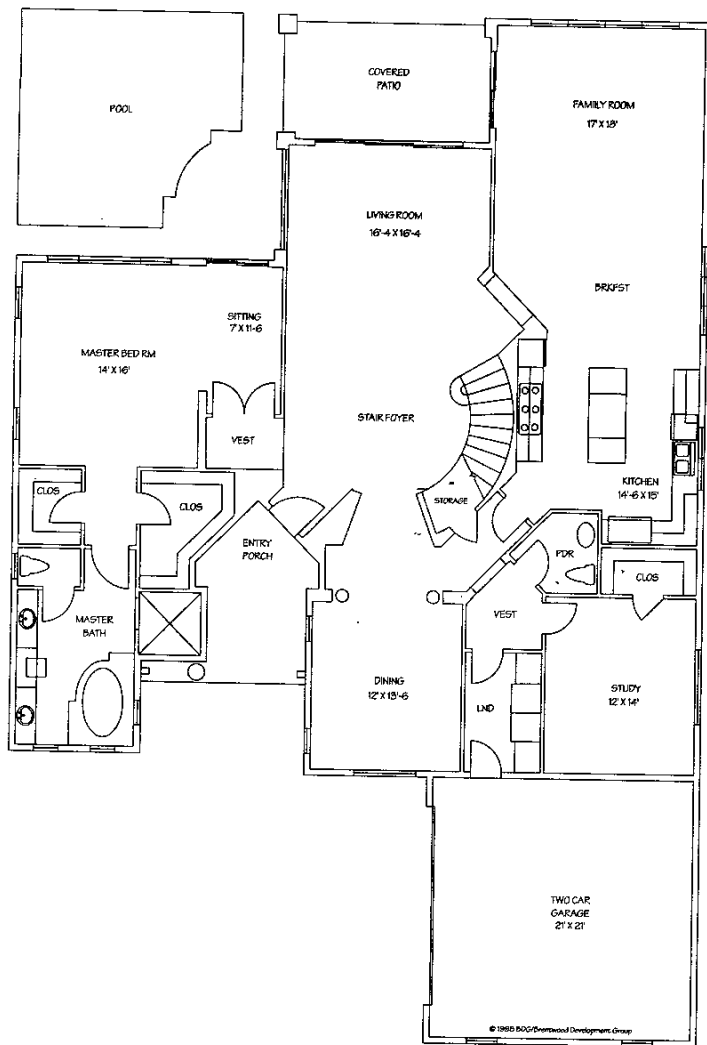
Grey Oaks

CONSTRUCTION



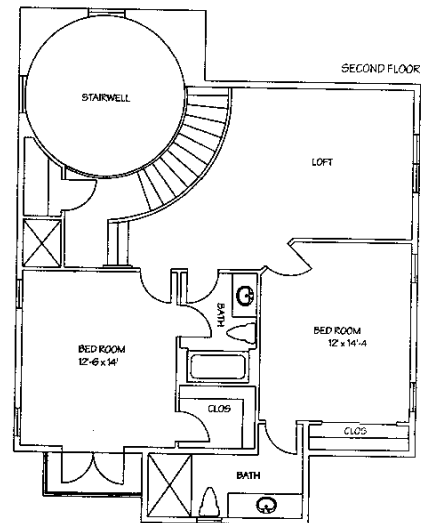
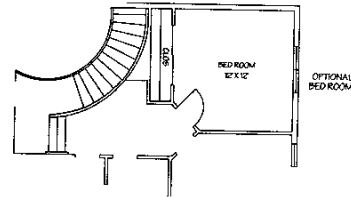
Devila

Tuscany



Square Footage	
Overall	3,300'
Living Area	473'
Bedroom Area	289'
Total	4,062'

Dimensions approximate. Information herein intended to be accurate but not warranted.
Developed by RUDG/Brinkwood Development Group
Illustrated architecturally by Gray Cube Realty, Inc.



TUSCANY

INTERIOR FEATURES

- Three bedrooms (optional fourth bedroom or loft) and three-and-a-half bath villa.
- The elegant entry leads to a two-story foyer with dramatic staircase and view through to the living room.
- The formal living room features 14' ceilings and expansive glass.
- An arched opening under stairs leads to large formal dining room enhanced by columns.
- Elegant study enters from rear vestibule and includes a large walk-in closet.
- A charming breakfast room adjoins the large kitchen featuring granite countertops, large center island, designer appliances and custom wood cabinetry.
- Sliding glass doors and expansive windows provide sweeping views and easy access from the large family room and living room to the pool, patio and rear garden area.
- Tile and stone flooring, designer carpet in specified areas.
- The secluded master suite is entered from a private vestibule with double doors leading to a sitting area overlooking the patio.
- A foyer leads from the master bedroom to his-and-her closets and the master bath.
- The master bath features his-and-her marble vanities, dressing area, custom wood cabinetry, an elevated tub, separate water closet and large walk-in shower.
- The guest bedrooms feature large closets and full private baths.
- Eight-foot solid core raised panel doors with detailed moldings and elegant brass hardware are found throughout the home.

- Designer hardware and fixtures are standard throughout.
- Prewired for security, telephone, and cable television.
- Hardcoat plaster on all interior walls and ceilings.
- Crown moldings in main rooms.
- All openings cased and jammed.
- High efficiency HVAC.

EXTERIOR FEATURES

- Home of Mediterranean architecture features paned glass windows, cast stone columns and details, tile roof, cobblestone walkway and rich Mahogany front door.
- Quality construction of galvanized steel framing.
- Icynene expanded foam insulation.
- Architectural low-e thermal pane wood windows.
- Cobblestone brick paved driveways, walkways and verandas.
- Verandas offer optional outdoor kitchens, heated pools and spas.
- Professional architectural landscape design.