

MAJORCA- CON-202201



FRONT ELEVATION

ABOUT THE PROPERTY

Introducing the impeccable Majorca, 2,138 square feet of luxurious living space. Boasting 4 bedrooms and 2.5 bathrooms, this meticulously designed property features an inviting entry that leads into an open floor plan that seamlessly connects the spacious kitchen, dining room, and living room.

Enjoy the convenience of the manabloc water system, along with the elegance of beautiful granite countertops throughout. With plush carpet in the bedrooms and tile flooring in the main living areas, this home exudes both comfort and style.

The primary suite offers a walk-in closet, while a separate laundry room and insulated two-car garage add practicality. Discover your dream home with the Majorca today!

* Photos are for illustration purposes only. Features and details are subject to change without notice.





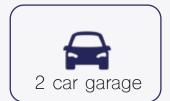
4 bedrooms



FOR MORE INFORMATION VISIT OUR OFFICE OR CALL US!

11440 MONTWOOD DR, EL PASO, TX 79936





915.246.8796

SCAN THE BARCODE TO VISIT OUR WEBSITE

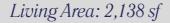






MAJORCA-CONTEMPORARY 202201

Home Features List



Structure & Warranty

Engineered foundation design with monolithic post tension slab 2"x4" @ 16" o.c. load bearing walls with engineered trusses Flat roof (low-slope roofing) with concrete roof tile on the front 1 Year Builder Warranty + 2-10 "Homes of Texas" Warranty

Energy Efficiency

Energy Star Certified Home

Windows

Roofing

Warranty

Heating and Cooling A/C Duct system

Foundation - Concrete Slab Walls and Roof Structure

Manabloc Plumbing System Water Heater Insulation- Home Insulation- Garage

Ceilings Height

Texture- Interior Walls and Ceilings

Fireplace

Faux wood beams Window coverings

Trim, molding and doors casing

Front Door Back Patio Door Tile on Floors

Tile on Bathtubs/ Shower Walls Master Bath- Tub Style

Master bathroom shower **Shower Doors**

Bath vanity tops Mirrors

Carpet

Appliances

Light Fixtures

Pantry door switch

Plumbing Faucets

Exterior Flood Lamp

Ceiling Fans

Mop Sinks

Toilets

Under cabinet lights

Exterior Outlets for Christmas Lights

Laundry Room Cabinets Theater room cabinets

Included

Double pane low E glass Vinyl windows, edges wrapped and sealed

14 seer A/C unit, 80% efficiency heater unit

Highly efficient duct system

Home run line to each outlet from Manabloc control panel Tankless Water Heater. Capacity of 0.5 to 8.3 gal/min Blown in blanket insulation. Walls R15, Ceilings R38 Garage door insulated, batt insulation walls R11, Ceiling R19

Home Interior

9' high ceilings (lower furdowns for A/C ducts and/or water lines) Rounded Corners main walls, Brocade Texture on walls & ceilings

Energy efficient electric fireplace with tile Surround

Faux wood beams included in Living room and master bedroom

Custom Wood Plantation Shutters on major windows

3 1/4" base molding & door casing

Fiberglass faux wood solid core 8' door, or door with full glass decorative insert

3 panel single sliding door 8' tall

Upgraded level 2 ceramic tile throughout living area except for bedrooms & closets

Upgraded level 2 ceramic tile with optional decorative trim

Free standing tub Separate shower

Frameless tempered Glass Shower Door (only in master shower)

3 cm Granite level 2 or 2 cm Quartz with undermount white bowl

Framed mirrors

Upgraded Carpet (Level 2) Included wall upper cabinets Included with mini fridge

Kitchen

Kitchen and Bath Cabinets Taller Upper Cabinets with Crown Molding, adjustable shelves, Glass & Wine Rack Kitchen cabinets hardware Included Kitchen counter tops 3 cm Granite level 2 or 2 cm Quartz Kitchen Backsplash Upgraded level 2 deco with tile or glass Kitchen Sink Stainless Steel Farm sink Pantry Door

Pantry door with decorative glass insert

Package 2. Stainless Steel 36" Cooktop, Glass Hood vented, Built in Oven/Microwave & dishwasher

Lighting under upper wall kitchen cabinets

Plumbing & Electrical

Prewire Package D. Pre-wire included for phone, alarm, 5 channel surround sound in living room, 2 speakers in

rear patio, 5 data ports internet ready, TV + DSS + Smart Box. Flex/Theater room surround sound prewire

ORB or Satin Nickel with LED disk recessed lights per plan level 2

All bedrooms- family/living room

2 outlets included

Included

1 double spot lamp included in rear of home

Oil Rubbed Bronze or Satin Nickel

Included in laundry room with cabinet base

Elongated toilets

Exterior & Garage

Built-in Shelves in Garage Included Garage Door Opener Included Epoxy Paint on Garage Floor Included

Driveaway Acid stained color on driveway

Front Elevation rock veneer Included decorative Rock veneer highlights designed by plan. Up to 40 sqft

Front courtyard gate Included Tile on front and back porch floors Included

Exterior walls covering Total wall synthetic colored stucco application

Landscape Rockscape from side gates to front property line and parkway, 10' decorative accent pony wall, 4

plants/shrubs plus minimum two trees

Rockwall Rock wall height and length determined by area and site