



**Develop • Build • Remodel • Design**

## **616 Poinsettia**

### **Buckley Ridge Estates**

Square Feet first floor-2445/1479 (finished in lower level)

**Gorgeous tree lined lot**

**Pleasant Plains Schools, City utilities**

**This beautiful new build home has 3+ bedroom, 2 full and 1/2 bath ranch home with 3 car garage has an open floor plan that is functional for a family or an empty nester! The lower level has 2 bedrooms, finished bathroom, family room and lots of storage space.**

**Under Construction. Ready late summer 2021.**

**\*\*\*Time to choose finishes.\*\*\***

- Drop zone. Large laundry
- Walk in Pantry & wine/coffee bar
- Gorgeous stand-alone soaking tub and walk-in shower in master
- Custom cabinets & solid surface tops in kitchen & bathrooms
- Tile backsplash in kitchen, undercounter lights, vented hood
- Partial covered back porch
- Office on first floor/or Dining Room (time to customize)
- LED can lights, step lights and decorative light fixtures
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**Lower-Level Walk-out features:** Finished area includes family room, 2 bedrooms with day light windows and bathroom

**Windows/doors:** Energy efficient Pella window and ext. doors include screens. Convenient sliding doors to exit onto the porch. Pella offers 20-year warranty!

**HVAC:** HVAC includes Carrier A/C 3.5-ton pure refrigerant and SEER of 13. 95% efficient Carrier furnace with 10-year warranty on all parts, 5-year warranty on labor.

**Ryan Homes and Development difference:** We offer a one-year warranty which is upheld by the "Illinois Quality Assurance Builder Standard." Paula Ryan, designer will help guide you with custom finishes!

Our one-year warranty includes: a walk through with you prior to moving in and another punch generated by you at 11 months after move in date to insure you are satisfied with your home at the year's end!

**Move in ready price: \$550,000**



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