









### PRICE SHEET

	Model	Description	Elevation - Sq. Ft.	Pricing
	CATRINA	3 Bedrooms, 2 Baths, 2 Car Garage, Great Room Plan	Elev. A - 1,464 sq. ft. Elev. B - 1,447 sq. ft. Elev. C - 1,447 sq. ft.	\$219,990 \$217,990 \$218,990
	BELLA	3 Bedrooms, 2 Baths, 2 Car Garage, Great Room Plan <b>MODEL #2</b>	Elev. A - 1,632 sq. ft. Elev. B - 1,632 sq. ft. Elev. C - 1,632 sq. ft. Elev. D - 1,632 sq. ft.	\$238,900 \$244,900 \$240,900 \$239,900
	SOPHIA	3 Bedrooms, 2 Baths, 2 Car Garage, Great Room Plan	Elev. A - 1,660 sq. ft. Elev. B - 1,653 sq. ft. Elev. C - 1,638 sq. ft.	\$231,990 \$231,990 \$231,990
	FRANCESCA	4 Bedrooms, 2 Baths, 2 Car Garage, Great Room Plan	Elev. A - 1,729 sq. ft. Elev. B - 1,739 sq. ft. Elev. C - 1,734 sq. ft.	\$236,990 \$235,990 \$236,990
	VERONA	4 Bedrooms, 2 Baths, 2 Car Garage, Great Room Plan	Elev. A - 1,916 sq. ft. Elev. B - 1,917 sq. ft. Elev. C - 1,908 sq. ft.	\$243,990 \$244,990 \$243,990
	MONTEREY	3 Bedrooms, Loft, 2 Baths, 2 Car Garage, Great Room Plan	Elev. A - 1,990 sq. ft. Elev. B - 1,983 sq. ft. Elev. C - 2,002 sq. ft.	\$248,990 \$247,990 \$248,990
	VENICE	3 Bedrooms, Loft, 2 Baths, 2 Car Garage, Great Room Plan <b>MODEL #1</b>	Elev. A - 2,152 sq. ft. Elev. B - 2,123 sq. ft. Elev. C - 2,124 sq. ft.	\$263,990 \$274,990 \$266,990
	CAPRI	3 Bedrooms, Loft, 2 Baths, 2 Car Garage, Great Room Plan	Elev. A - 2,224sq. ft. Elev. B - 2,230 sq. ft. Elev. C - 2,224 sq. ft.	\$270,990 \$269,990 \$270,990

Contact Sales Representative for current incentive availability:

*\*Pricing does not include optional upgrades or lot premiums if any.*

**Rebecca Hidalgo Rains, Managing Broker** - Servicios disponibles en Español  
**(480) 378-3800 • 14753 W. Alexandria Way • Surprise, Arizona 85379 • Sales@BellagoHomes.com**

## Included Features

### Kitchen & Bath

- ◆ Laminate countertops
- ◆ Custom cabinetry with thermofused melamine interiors, dovetailed drawers, and handles
- ◆ Dramatic designer kitchen with pantry
- ◆ Stainless steel standard appliances with natural gas range, dishwasher and built-in microwave
- ◆ Pre-plumbed for ice maker in kitchen
- ◆ Wood framed master bathroom mirror
- ◆ Custom 35" raised vanity in baths
- ◆ Laminate countertops in bathrooms
- ◆ Oversized 42" wide tub in master bathroom

### Interior & Electrical

- ◆ Generous upgraded lighting package in choice of brushed nickel/ chrome or oil rubbed bronze (includes pendants in kitchen)
- ◆ Structured wiring system w/2 cable and 2 phone outlets
- ◆ 200 Amp service with #14 AWG copper wire
- ◆ Ceiling fans pre-wired in master bedroom and family room
- ◆ Rocker decorator light switches
- ◆ Extra large custom exterior coach lights
- ◆ High durability PEX plumbing
- ◆ Brushed nickel round doorknob hardware
- ◆ 9' ceilings 1st floor (8' ceilings on 1447 plan), 8' ceilings 2nd floor (9' ceilings 2nd floor - 2124 & 2224 plans)
- ◆ Ceramic 18" tile in kitchen, baths, laundry room and entry
- ◆ Drywall walls and ceilings screwed off
- ◆ Skip trowel upgraded drywall texture
- ◆ Mirror door master closets (per plan)
- ◆ Premium eggshell enamel interior paint
- ◆ Wood stair railing (paint grade, per plan)
- ◆ Smooth raised panel 6'8" interior doors (8'0" optional per plan)

### Elevation & Exterior

- ◆ Custom hand carved Mexican Cantera stone accents - per elevation
- ◆ Custom sand finished stucco front/rear elevations with lace stucco sides
- ◆ Post tension footing/foundation system
- ◆ Painted block enclosed side yards
- ◆ Fascia with vented eaves
- ◆ Iron and Trex side yard gates
- ◆ Professionally designed floor plans and elevations
- ◆ Rustic Spanish boosted tile roofs or flat tile per elevation
- ◆ Desert front landscaping
- ◆ 2 car garage with 8' tall door (7' on Catrina Plan)
- ◆ Stucco popouts on side windows
- ◆ Custom wrought iron accents and railings (per elevation)
- ◆ Oversized windows

### Energy Saving Features

- ◆ Energy Star rated and value engineered
- ◆ Energy saving blown-in cellulose insulation livable areas: R-30 ceilings, R-19 over garages, and R-13 exterior walls
- ◆ 16 SEER high efficiency air conditioning and natural gas furnace
- ◆ High efficiency natural gas tankless water heater
- ◆ Trane (brand) A/C and natural gas
- ◆ Custom upgraded dual pane Low-E vinyl windows
- ◆ Energy efficient CFL light bulbs (except dining)
- ◆ HVAC system air flow tested and balanced on each home
- ◆ HVAC systems engineered for high efficiency and energy savings
- ◆ Tech-Shield aluminum foil roof sheathing plywood over livable areas (rated at R-8 for cooling attics)

Ask about our  
extremely low  
HERS ratings that  
provide super  
energy efficiency!!



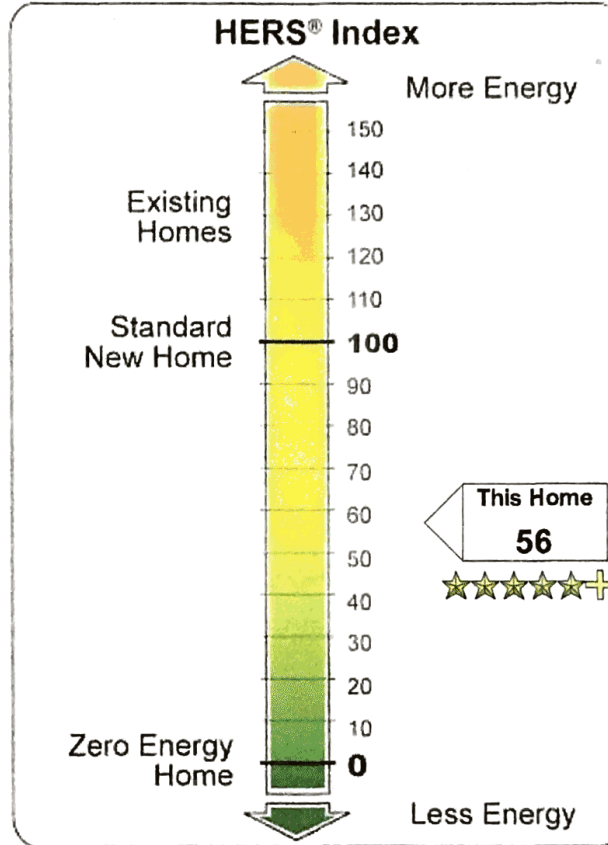
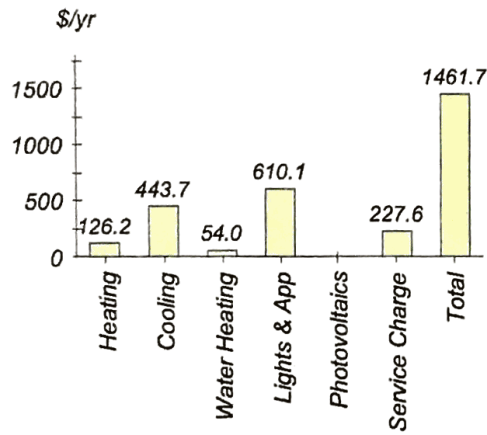


# HERS PERFORMANCE ENERGY RATING CERTIFICATE

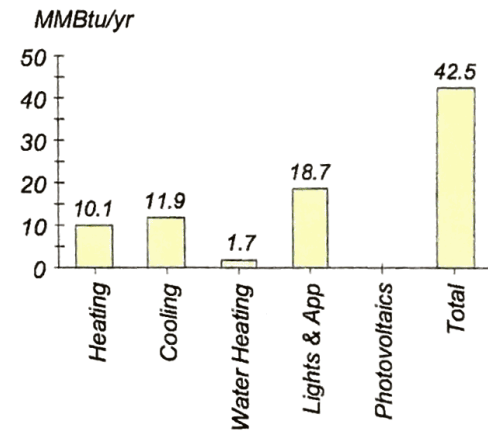
Projected Rating: Based on Plans - Field Confirmation Required.



Estimated Annual Energy Cost



Estimated Annual Energy Consumption



Address: Plan 1653  
Surprise, AZ

House Type: Single-family detached  
Cond. Area: 1653 sq. ft.  
Rating No.:  
Issue Date: March 30, 2017  
Certification: Verified

Annual Estimates\*:  
Electric(kWh): 9645  
Natural gas(Therms): 95  
CO2 emissions(Tons): 6  
Annual Savings\*\*: \$1670

\* Based on standard operating condition.  
\*\* Based on a HERS 130 Index Home

**TITLE**  
**Company**  
**Address**  
Certified Rater: Glen Welton/Scott Haugen  
Rater ID: 5374144  
Registry ID:  
Rating Date: 3/2016

REM/Rate - Residential Energy Analysis and Rating Software v15.3

This information does not constitute any warranty of energy cost or savings. © 1985-2016 Noresco, Boulder, Colorado.  
The Home Energy Rating Standard Disclosure for this home is available from the rating provider.



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the Details*

*Bella*

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**Elevation A**



**Elevation B**

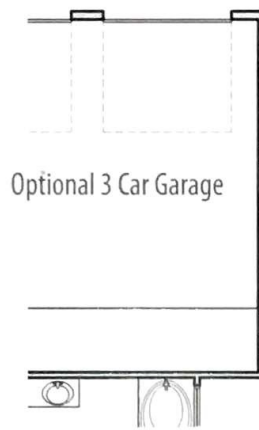
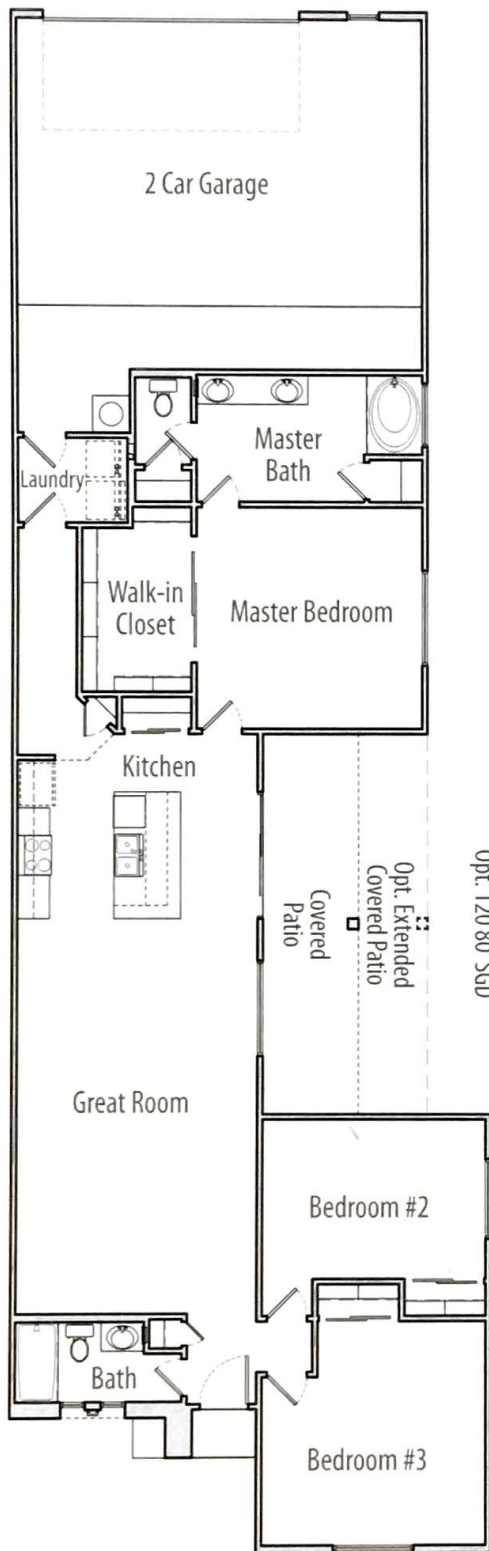


**Elevation C**

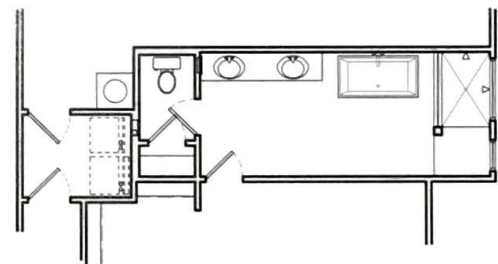


**Elevation D**

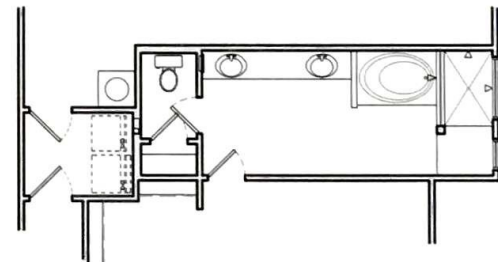




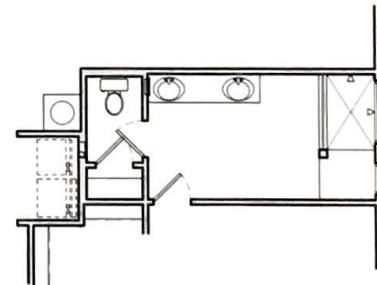
- Approx. 1,632sq. ft.
- 3 Bedroom
- 2 Bath
- Great Room Plan
- 2 Car Garage
- Opt. 3 Car Garage
- Opt. Grand Master Bath
- Opt. Expanded Master Bath
- Opt. Grand Shower



Optional Grand Master Bath  
W/3 Car Garage  
(+34 sf livable)



Optional Expanded Master Bath  
W/3 Car Garage



Optional Grand Shower

**Lower Floor Plan**