







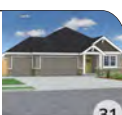




	\$345,900 2014 sf 3 bd 2.5 ba 2-story 2-car SOLD	26 515 SE Cooper St
	\$365,900 2482 sf 4 bd 2.5 ba 2-story 3-car tandem SOLD	25 527 SE Cooper St
	\$364,900 2260 sf 3 bd 2.5 ba Master on Main 2-car ML#17522094	24 539 SE Cooper St
	\$374,900 2096 sf 3 bd 2.5 ba Master on Main SOLD	23 551 SE Cooper St
	\$359,900 1869 sf 4 bd 2 ba Single level, Den/flex ML#18092507	22 563 SE Cooper St
	\$379,900 2383 sf 3 bd 3 ba Mstr on Main, Bonus ML#18078625	21 575 SE Cooper St
	\$389,900 2526 sf 3 bd 2.5 ba Mstr on Main, Bonus PENDING	20 587 SE Cooper St
	\$364,900 2248 sf 3 bd 2.5 ba 2-story, Den, Bonus ML#18483598	19 599 SE Cooper St
	\$354,900 2014 sf 3 bd 2.5 ba 2-story, 3-Car ML#18481742	18 623 SE Cooper St
	\$359,900 1869 sf 4 bd 2 ba Single level, 2-Car ML#18339889	17 657 SE Cooper St

	\$350,900 2014 sf 3 bd 3 ba 2-Story, 3-car SOLD	27 544 SE Cooper St
	\$354,900 1870 sf 3 bd 2 ba Single level, 3-car SOLD	28 556 SE Cooper St
	\$384,900 2383 sf 3 bd 3 ba Mstr on Main, 3-car ML#18165337	29 570 SE Cooper St
	\$345,900 1870 sf 3 bd 2 ba 1 level, 2-car, Den SOLD	30 578 SE Cooper St
	\$354,900 1870 sf 3 bd 2 ba Single level, 3-car SOLD	31 584 SE Cooper St
	\$379,900 2383 sf 3 bd 3 ba Mstr on Main, Bonus ML#18454944	32 473 SE Fowler St
	\$359,900 1869 sf 4 bd 2 ba Single level, 2-Car PENDING	33 481 SE Fowler St

NOTE: Floor plans, specifications, finishes, pricing and materials are subject to change and will change as better or comparable materials are made available.



Orchard Gleanns | Standard Features

Elegant efficiency just for you.

A Healthy Home for you:

- EPA Indoor AirPLUS certified for healthy air quality
- Moisture content certified with certificate from 3rd party testing company
- Air sealing to reduce building air leakage resulting in 2.0-3.0 air changes/hour (ACH)

Energy Efficiency Built-In:

- Energy Trust of Oregon certified home. EPS Energy Performance Score verified by 3rd party.
- Solar-Ready electrical panel
- R-60 ceiling insulation
- R-23 blown in blanket (BIBS) exterior wall
- R-30 floor insulation
- Ultra efficient 65 gal heat pump water heater
- Low flush toilets and water efficient fixtures
- Non-Metallic PEX plumbing throughout
- High-efficiency 96% gas furnace, A/C-ready
- Programmable thermostat
- Energy Star rated windows with a U rating of .28 for 15% savings in heat and cooling loss.
- Efficient LED lamps in fixtures that accommodate them for substantial savings and long operational life spans

Exteriors Finished to endure:

- 2x6 Exterior double wall construction
- Pre-primed HardiePlank® Lap Siding and Hardie Trim® Boards with 30 year warranty
- Cultured stone accents on many plans
- Durable fiberglass Therma-Tru® exterior doors
- Three color paint combination to enhance the home elevation and showcase materials
- 2 Hose bibs, one front, one back
- Front and rear electrical outlets
- Low maintenance front landscaping w-timer controlled irrigation system
- Fully fenced yard
- Exposed aggregate on patios and driveway
- Insulated garage door with (1) opener, (2) remotes included

Interior Living Details:

- 9' ceilings on main floor (per plan)
- Flooring is pre-finished laminate hardwood, carpet and vinyl.
- Oversized master bedroom on most plans.
- Walk in closet in master bedroom (per plan)
- Gas fireplace w-custom mantle and tile surround
- Stylish granite counter tops with designer accents in bathrooms, undermount sinks.
- Brushed nickel door and cabinet hardware
- Soft-close cabinet doors & drawers throughout home
- Brushed nickel plumbing and light fixtures
- Mirrors and bath hardware in all baths
- Glass shower enclosure in master bath
- Quality two-tone interior paint
- Coating on garage floor

Elegant Kitchens:

- Granite slab counter tops with designer deco and full back splash
- Extensive cabinetry with shaker style doors
- Stainless finish gas range and micro hood vent
- Stainless finish Energy Star® dishwasher
- Stainless steel under mount single-bowl sink
- Chrome kitchen faucet w-pull out sprayer
- Many plans with walk-in pantry



staffordhomesandland.com

CCB 204299



Specifications, pricing, finish and designs subject to change without notice. Features, trim, details and elevations will vary from artist rendering and marketing plan. Materials subject to market fluctuations, supplier availability and product cycles; which may require substitution of equal to or better than items solely at the discretion of the builder. REV. 9/7/2018