

STERLING

SANCTUARY AT HUNTINGTON TRAILS



EURO COTTAGE



LODGE



This Home is “Built
Green” and Built Better!

Better Windows

All windows are double pane, superior casement with Low-E coatings providing superb comfort and reducing the size of furnaces and air conditioners to optimize energy efficiency.

Tighter Construction

We give priority attention to sealing traditional problem areas such as cantilevered floors, house and garage connections, attic passageways and bathtubs, fireplace and exterior walls. Prior to closing, every home is “tightness tested” to Sopris’ – and your – high standards.

High-Efficiency Equipment

The furnaces we install exceed 90 percent efficiency and air conditioners are 13 SEER minimum. Heating and cooling equipment are right-sized according to detailed energy calculations to maximize efficiency, performance and comfort.

Better-Insulated Shell

Every exterior wall is sprayed with high-tech insulation (no fiberglass insulation batts here!). Floors above garage ceilings are dense-packed with blown insulation to ensure full coverage, eliminating the chance for outdoor air to bypass insulation as well as reducing outside noise.

Combustion Safety

To improve the quality of indoor air, all water heaters, furnaces and fireplaces are sealed-combustion, eliminating the risk of pulling dangerous combustion gases down flues and into your home.

Multi-Zone Heating and Cooling

To achieve optimum comfort and temperature consistency, Sopris installs separately controlled heating and cooling equipment on every floor of conditioned living space.

Guaranteeing Your Comfort

By setting tough standards for the way we build your home inside and out, you’ll benefit from environmental efficiencies and lower energy bills. In addition, we’ll guarantee that no room in your home will have a temperature variation of more than three degrees. Ask your sales representative about the Sopris Homes difference and for more information about our comfort and energy use guarantee.

Sterling

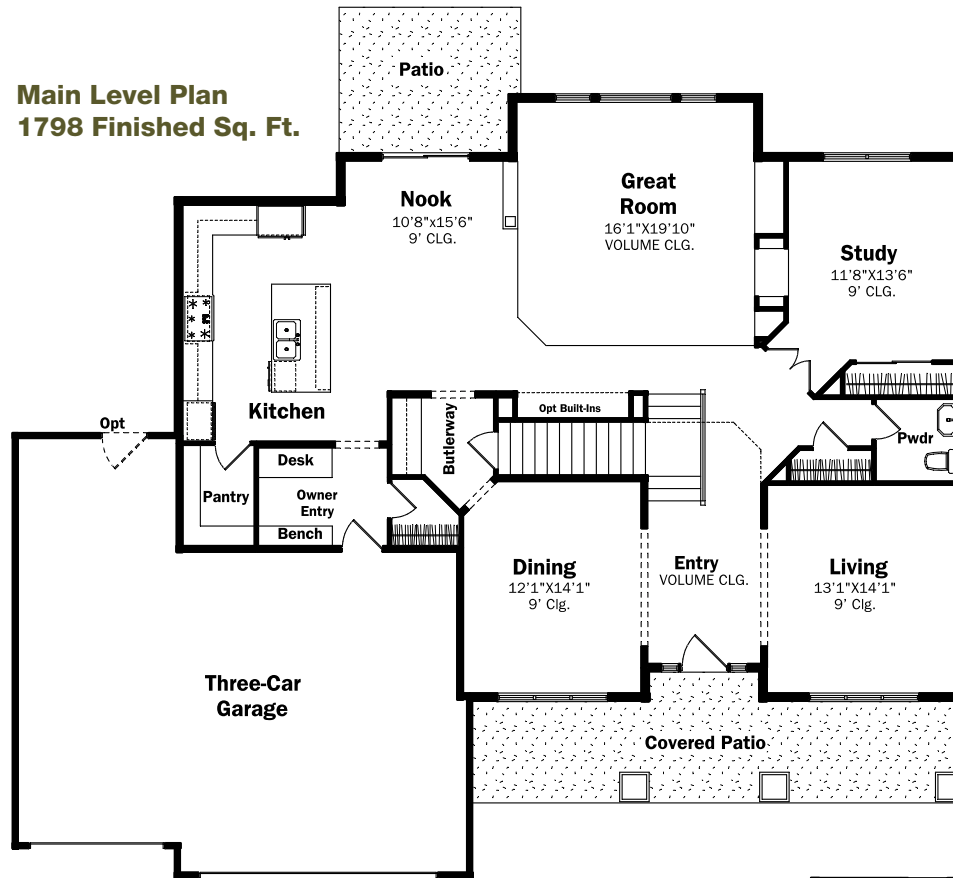
3484 finished square feet, unfinished basement, 4 bedroom, 3.5 bath, covered patio, 3.5 car garage.

The Sterling is all about spacious living without compromise. It all begins with a 3 1/2 car garage, providing space for everything an active family needs from bicycles to extra long vehicles and tools. The owners entry includes a large walk-in coat closet (one of two coat closets in this home) and an owners entry bench with hooks and cubbies. Perfect for backpacks or sports bags. If there is anything a busy family can't live without, it is the extra cabinet space and enormous walk-in pantry provided in the Sterling. Complete with a large island with seating to gather around and a nook that is large enough to extend your table size for special occasions. All open to the big great room and connected to the formal dining room with a built in butler pantry. The great room shares a two sided fireplace with the adjacent main floor study which can also be built as a main floor guest suite. The formal living room can also be converted to a second study. This 4 bedroom home boasts a private vanity for each bedroom and either two story ceilings above the great room or a large bonus room or second family room. The large second floor laundry room includes a linen closet and oversized storage area. A master suite with coffered ceilings becomes a retreat with the optional fireplace. Separate his & her vanities, shower seat & large walk in closet complete this home.

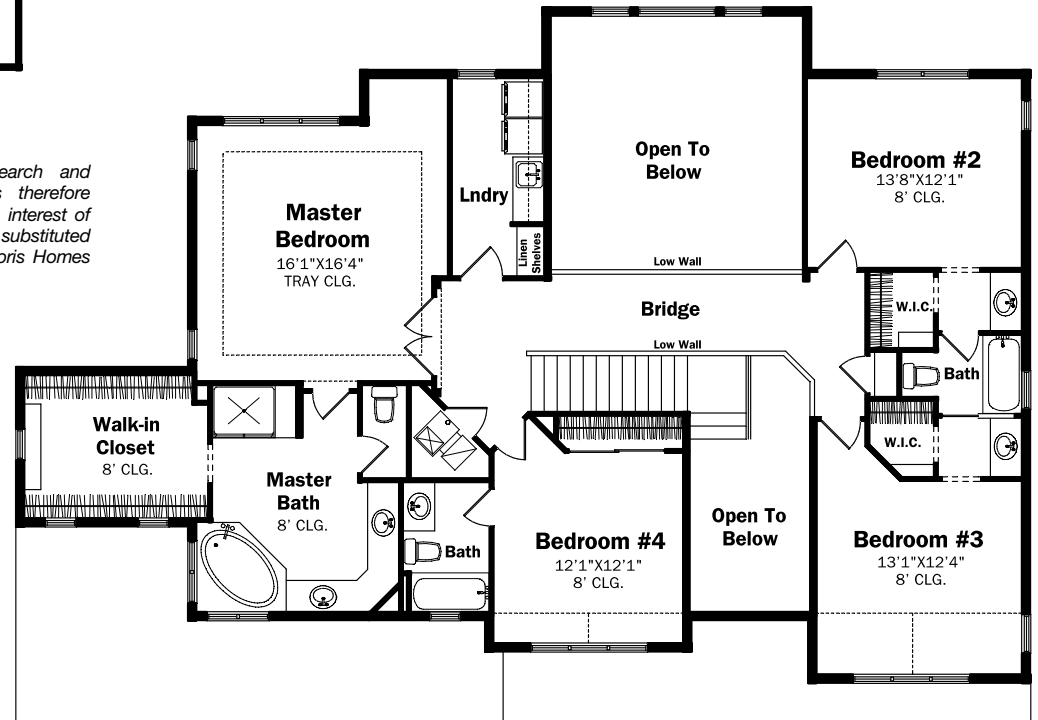
For more information contact:

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**Main Level Plan
1798 Finished Sq. Ft.**



**Upper Level Plan
1686 Finished Sq. Ft.**



Sopris Home's policy is of continual research and improvement. Dimensions and specifications therefore are subject to change from time to time in the interest of the purchaser. Comparable equipment may be substituted based on availability. Please consult with a Sopris Homes representative or sales associate for details.