THE CHALET XP

By KC Builders and Design, Inc.

PROPERTY DETAILS

Stories: Reverse

Bedrooms: 4
Baths: 3

Garage: 3
(Now available with 4 or 5 tandem garage)

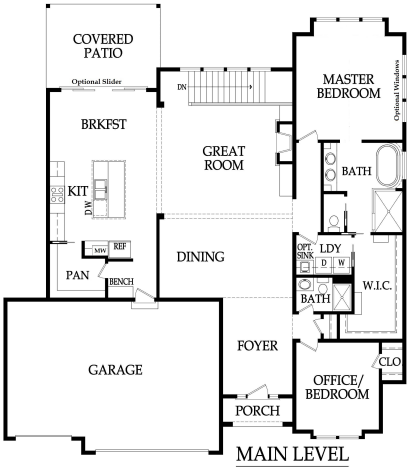
Square Footage: Approx. 3,828
Base Price Starts at: $595,000

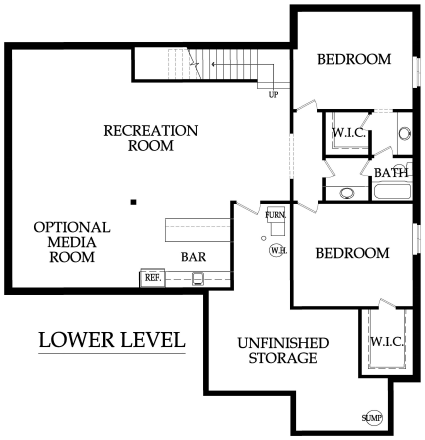
*Base price may fluctuate depending on city & neighborhood requirements



Optional Elevation Upgrade Shown Above

FLOOR PLAN





www.kcbuildersanddesign.com

*All renderings are artist impressions of home. The drawings are square-footage notations are approximate and are only used for reference. They should not be relied upon as representations, expressed or implied as final detail of residence. *Plans copyrighted by KC Builders and Design, Inc.
*Pricing is subject to change at any time.

The Chalet XP Reverse

Base Price Starting at $595,000 – Lot Not Included

Approx. 3,828 (Main: 2,141 Lower: 1,687) 4 Bedrooms, 3 Baths, 3 Car Garage

Interior Features

* 10 to 12 Ft. Ceilings on First Floor
* Main Floor Living and Dining Room
* Office or Second Bedroom on Main level with 3/4 bath.
* Mud Room with Boot Bench
* Great Room with Direct Vent Fireplace or Electric includes:
  Stone up to Mantle, Built in Lower Cabinets with Floating Shelves above
* Trim Pkg Includes: Paint Grade Trim around Windows in Eat- In & Great Room
* Wrought Iron Spindles
* Prefinished Hardwood Floors in Great Room, Entry and Kitchen
* Custom Birch Cabinets with Hidden Hinges
* Delta Fixtures Oil Rub Bronze or Brushed Nickle throughout

Kitchen

* Cabinetry to Ceiling
* Soft Close Drawers *Kitchen only*
* Oversized Island (4'6" x 8') with under mount Blanco sink
* Granite Countertops *Kitchen only*
* Ceramic Tile Backsplash
* Large Walk in Pantry
* Electric Range and Space Savor Microwave

Master Bedroom/Bathroom

* Large Walk in Shower w/2 Shower heads, Built in Seat and 1/2 wall glass enclosure
* Cultured Marble Vanity
* Free Standing Tub w/Tub Mount Faucet
* Large Walk in Master Closet

* Laundry Room Includes Upper, Lower Cabinet and Hanging Bar
* Semi Frameless Shower Door w/Clear Glass included in Main Level, 3/4 bath ONLY
* Tiled Floors & Shower/Tub Walls only in Secondary Baths
* Cultured Marble Vanity Tops in all Bathrooms
* Interior Flat Paint: Two Wall Colors & One Trim Color
* 6 lb Carpet Pad
* 6 Cable or Phone Outlets Pre-wired
* Pre-wire Ceiling Fans in all Bedrooms & Great Room
* Knock Down Ceilings Does Not Include Garage

Exterior Features

* 12x16 Covered Patio
* 9 Ft Foundation Walls
* LP Siding with some stucco on front elevation only
* 40 Year Tamko Heritage Roof
* Silver Line 2900 Windows by Anderson (Lo-E Vinyl Insulate
* Masonite Exterior Doors
* Two Waterproof Electrical Outlets
* Two Exterior Water Spigots
* Energy Efficency Audit "HERS" Rating
* 8’ Steel Insulated Garage Doors
* Pre-wired for Garage Door Openers (openers not included

Energy Features

* Energy Saving Foam & Caulk Package
* Energy Efficient Fireplaces - Prewired
* R-13 Wall Insulation
* R-19 Attic Insulation
* R-49 Attic Insulation
* Vapor Membrane Home Wrap System

Mechanical Systems Features

* 50 Gallon Electric Water Heater
* Passive Radon System
* American Standard 92% Furnace/Air Conditioner
* Humidifier
* Sump Pump (excludes walk-out)
* Programmable Digital Thermostat
* 200 AMP Service Panel

Services Included with KC Builders and Design, Inc

* 1-year Home Buyer Limited Warranty
* Meeting with Interior Designer & Landscape Designer

Allowances:

Appliances	$2,900.00
Light Fixtures	$2,800.00
Landscape	$1,500.00
Trees	Up to 2, included per code requirements
Sod	$3,000 (standard size yard on 9,000 sq ft lot)
Sprinkler System	$3,500.00 (standard size yard on 9,000 sq ft lot)
Excavation/Dig	$6,800

** Prices effective 10/2026, subject to change without notice

***Interior finishes often change during the build process, this is only a general guideline for this plan, not the specific home, refer to the price sheet for a more accurate description of each specific house