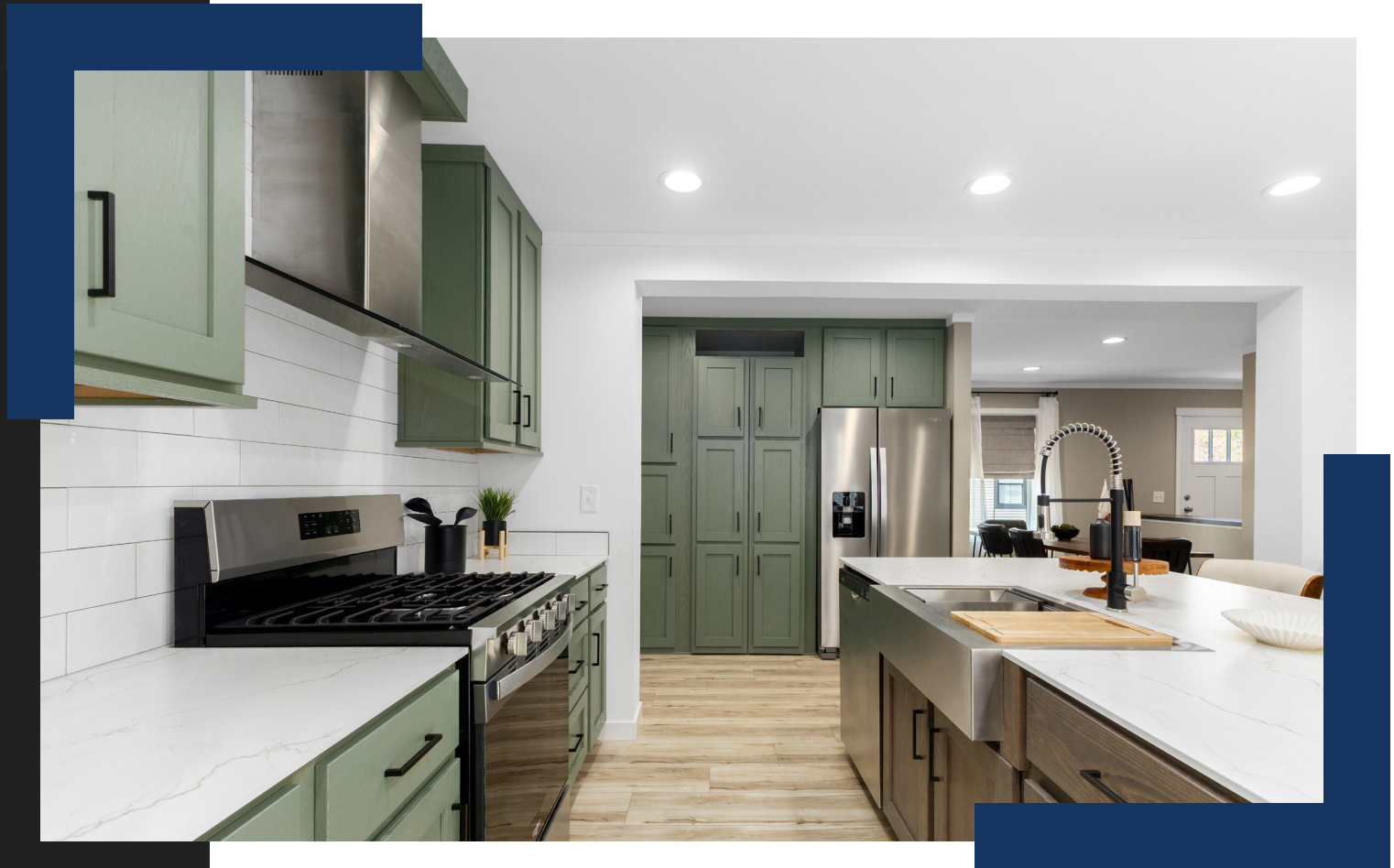




ALLURE

Colony Deercreek



Floorplan *Literature*



Introduction

ABOUT DEERCREEK ALLURE

This limited offering includes open, family friendly floorplans, pre-selected beautiful home decors and our most popular features as standard.

These High Value Homes allow our home building process to be highly efficient.

High efficiency means we can provide you more house for your money.

Table of Contents

Pg	Name	Model	Size	Sq. Ft.
4	Moose	DA28523A	2852	1387
5	Elk	DA28563B	2856	1493
6	White Tail	DA28563A	2856	1493
7	White Tail Photos			
8	Reindeer	DA28603A	2860	1600
9	Mule Deer	DA28643A	2864	1707
10	Sika	DA28643E	2864	1707
11	Sika Photos			
12	Pronghorn	DA28683A	2868	1680
13	Pronghorn Photos			
14	Photos			
15	Standard Features			



3



2



Moose - DA28523A

(DE3020P)

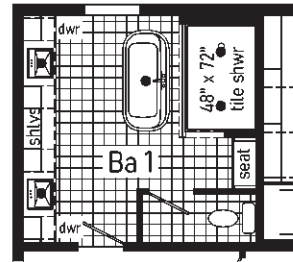
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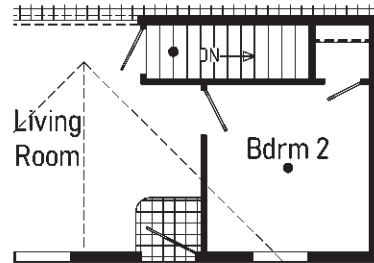
28' X 52'

APPROX. 1387 SQ. FT.

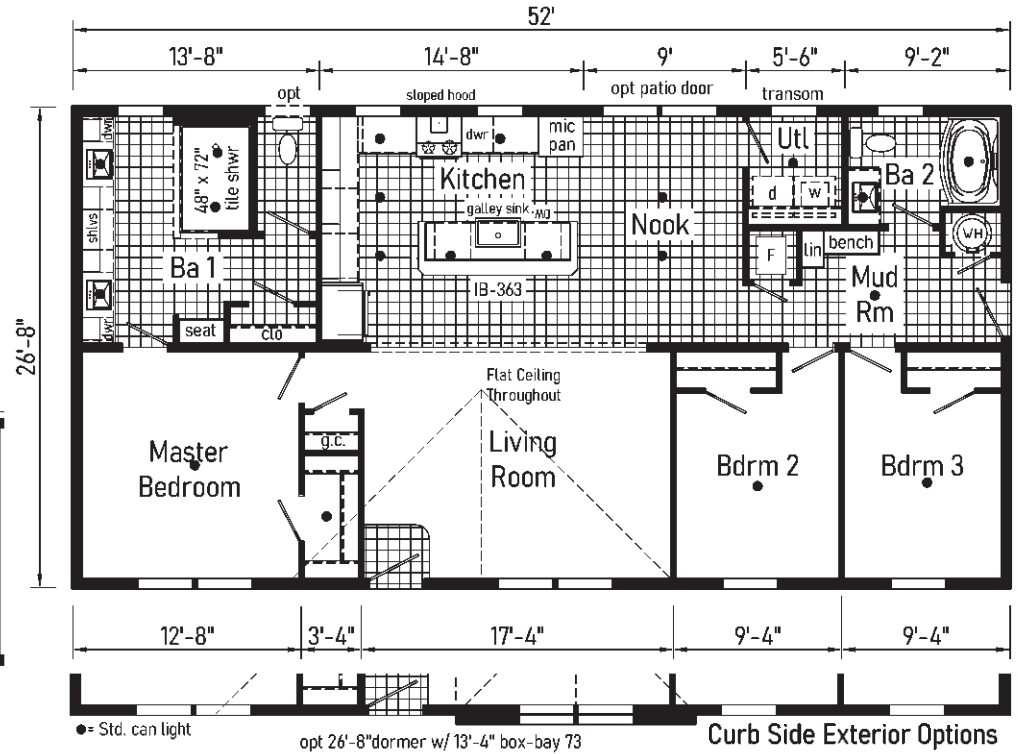
ALLURE



Optional Freestanding Tub
Omits Closet



Optional Stairwell
Relocated Exterior Door & Windows



● = Std. can light

opt 26'-8" dormer w/ 13'-4" box-bay 73

Curb Side Exterior Options

3



2



Elk - DA28563B

(DE3031P)

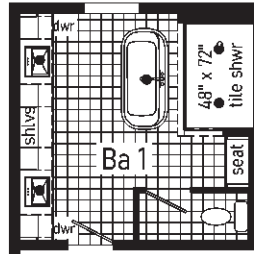
05



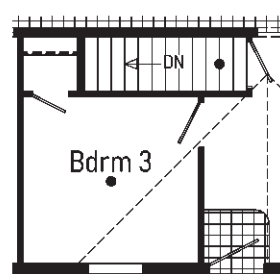
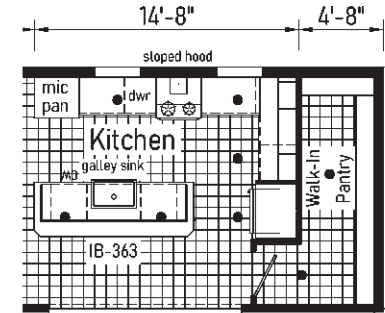
28' X 56'

APPROX. 1493 SQ. FT.

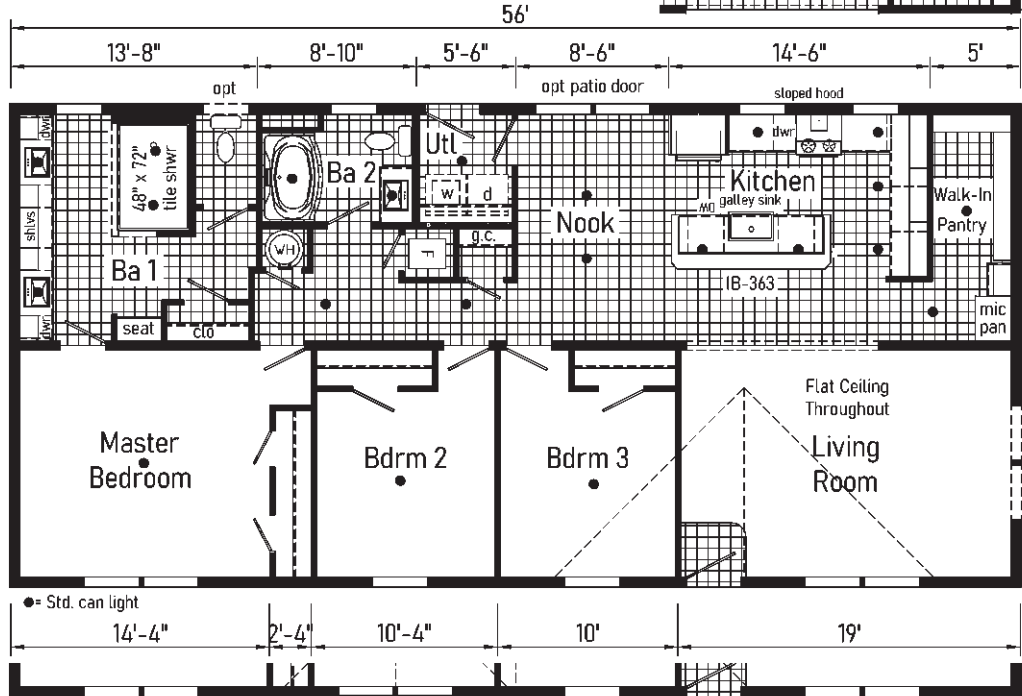
Optional Freestanding Tub
Omits Closet



Alternate Kitchen



Optional Stairwell



opt 26'-8" dormer w/ 13'-4" box-bay 73

Curb Side Exterior Options

ALLURE

3



2



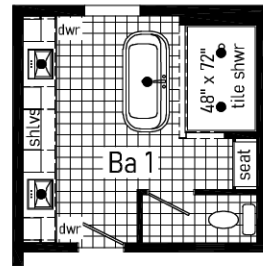
White Tail - DA28563A

(DE3030P)

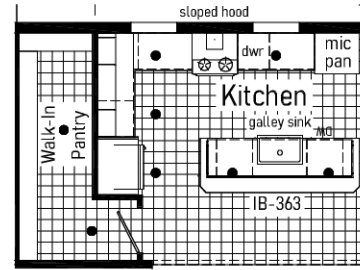


28' X 56'

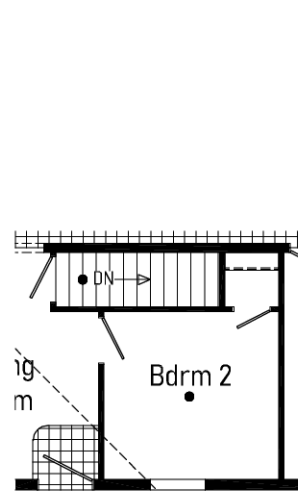
APPROX. 1493 SQ. FT.



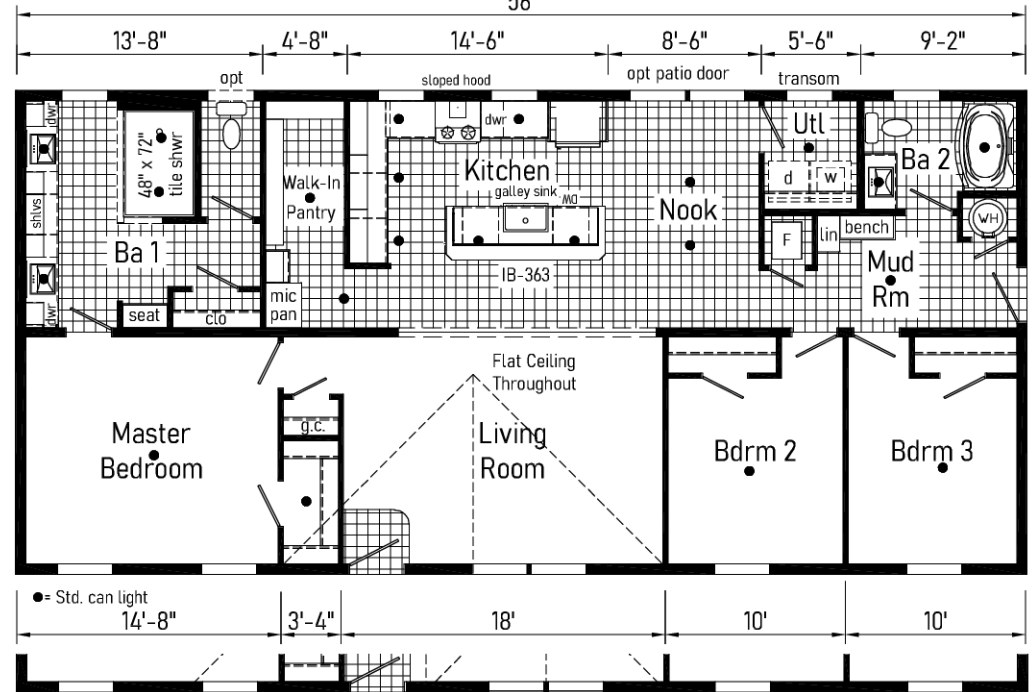
Optional Freestanding Tub
Omits Closet



Alternate Kitchen



Optional Stairwell
Relocated Exterior Door & Windows



● = Std. can light
14'-8" 3'-4" 18' 10' 10'

opt 26'-8" dormer w/ 13'-4" box-bay 73

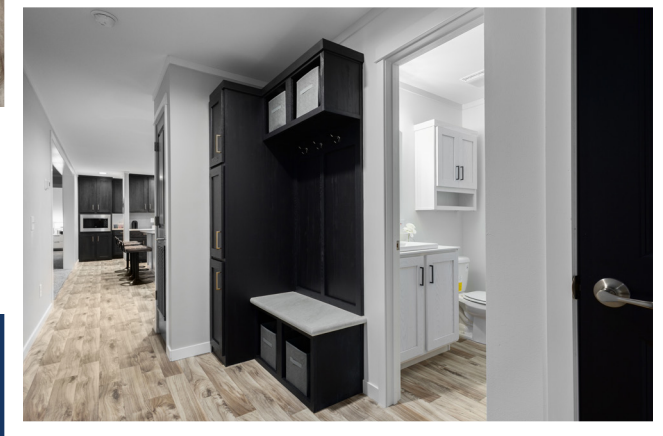
Curb Side Exterior Options

ALLURE



Scan to Watch Video!

07



WHITE TAIL PHOTOS



*Please use pictures for floorplan vision only. Decors and materials used are constantly changed and improved.

3



2



Reindeer - DA28603A

(DE3024P)

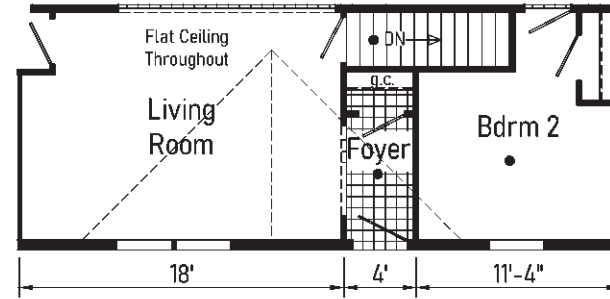
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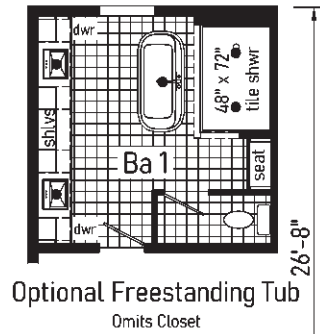
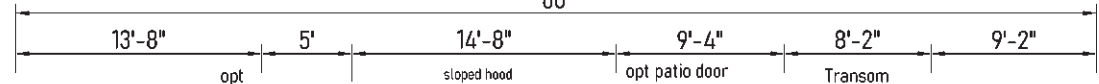
28' X 60'

APPROX. 1600 SQ. FT.

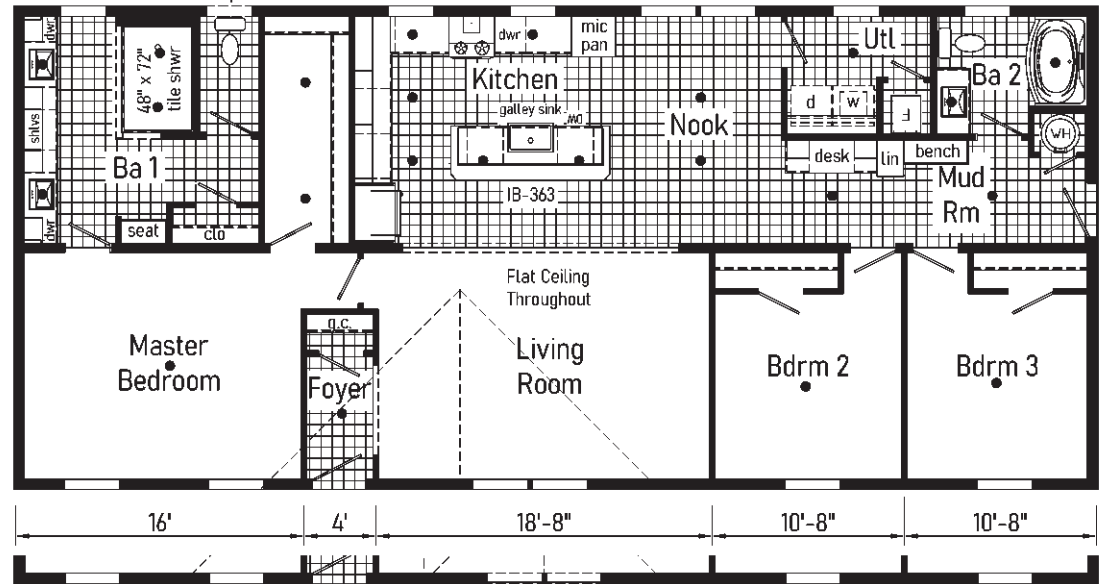
Optional Stairwell



60'



Optional Freestanding Tub
Omits Closet



● = Std. can light

opt 26'-8\"/>

Curb Side Exterior Options

ALLURE

3



2



Mule Deer - DA28643A

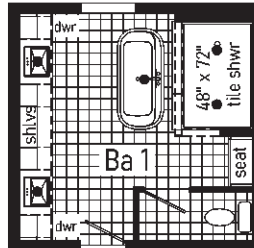
(DE3034P)

09



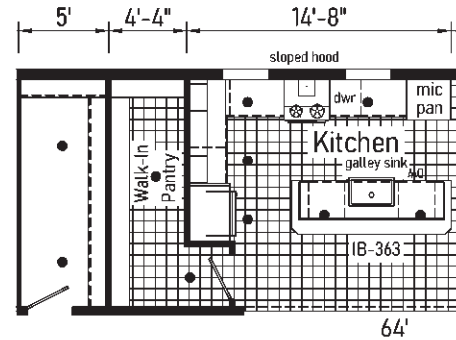
28' X 64'

APPROX. 1707 SQ. FT.

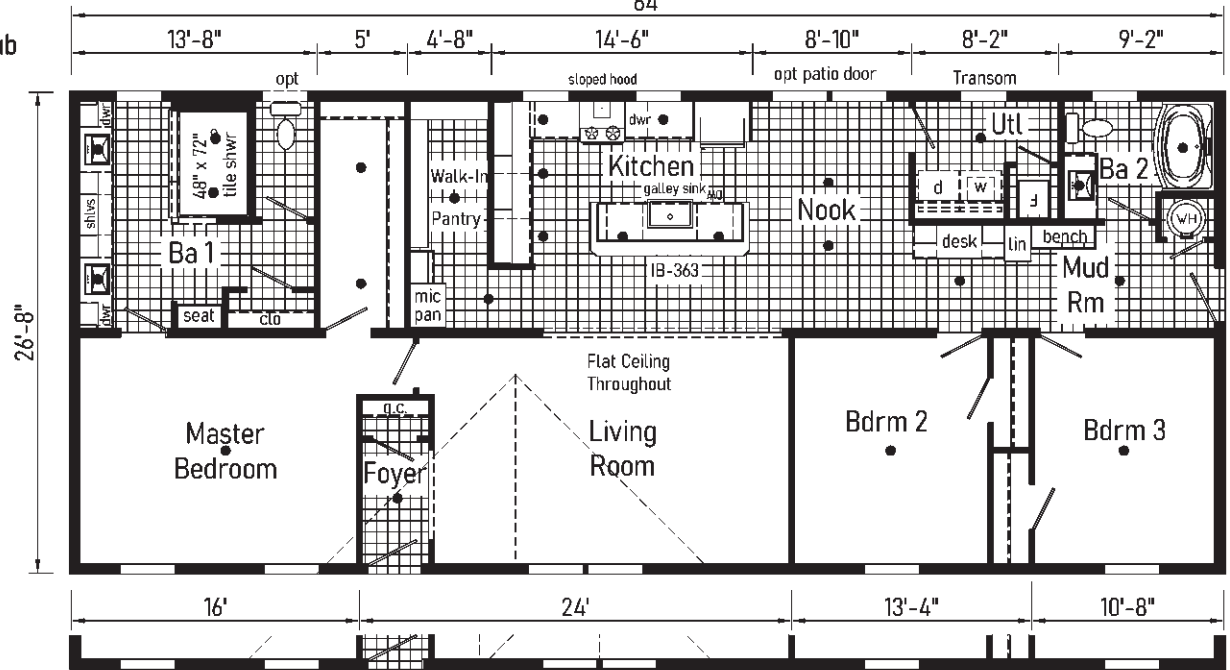
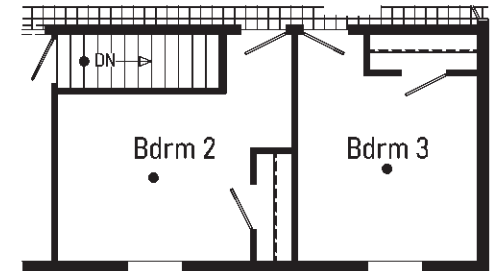


Optional Freestanding Tub
Omits Closet

Alternate Kitchen



Optional Stairwell



● = Std. can light

opt 26'-8\"/>

Curb Side Exterior Options

ALLURE

3



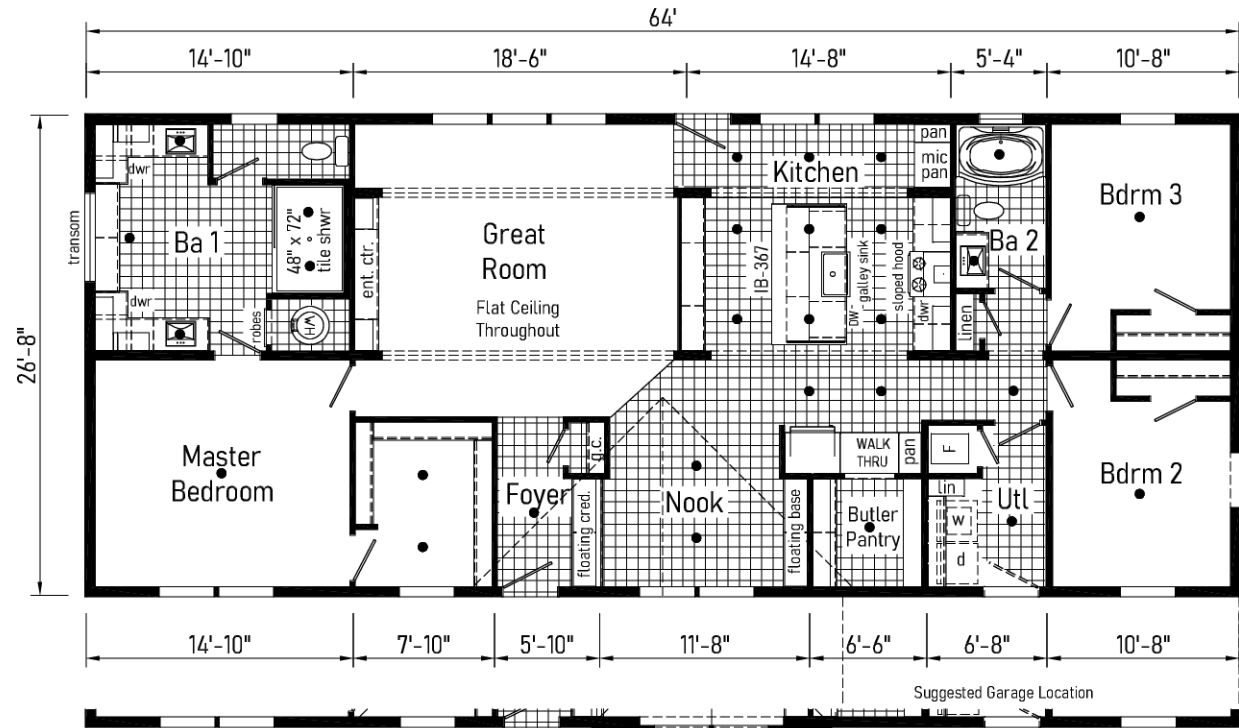
2



28' X 64'

APPROX. 1707 SQ. FT.

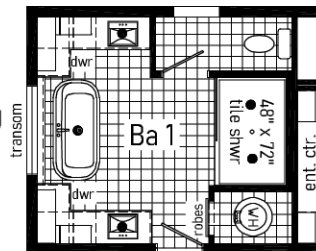
Sika - DA28643E



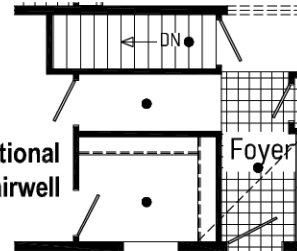
Curb Side Exterior Options

opt 26'-8" dormer w/13'-4" box-bay 73

Optional Freestanding Tub



Optional Stairwell



ALLURE



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3



2



Pronghorn - DA28683A

(DE3040P)



28' X 68'

APPROX. 1680 SQ. FT.

ALLURE

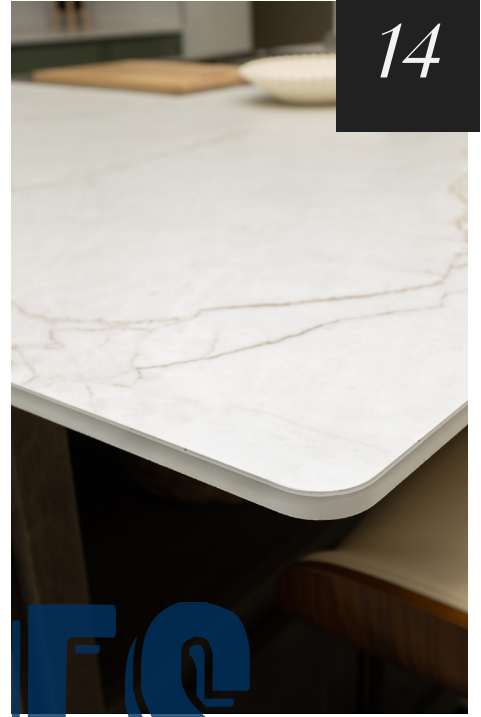




Scan to Watch Video!



ALLURE



FEATURES



INTERIOR

Flat Ceiling Throughout
 Smooth Ceiling w/ Cove Moulding
 8' Sidewall Height
 Primed Smooth Drywall Throughout
 LED Flush Mount Ceiling Lights
 Pre-Hung Door Jambs
 Mortise Hinges
 Lever Interior Passage Sets
 Floor Mount Door Stops
 Smoke Detectors With Battery Back-Up
 Wire Shelving in Guest Closet
 2" Mini Blinds
 Designer Window Treatments
 White 2-Panel Passage Doors
 Craftsman Moulding Package

EXTERIOR

Gatsby Light - Front & Rear Door
 GFI-Protected Exterior Receptacles
 (Front & Back)
 Vinyl Dutch Lap Siding
 OSB with Wind Wrap
 Architectural Shingles
 2/12 Roof Pitch with 10" Eaves
 12" Gable End Overhang
 Ridgevent Roof Ventilation System
 38x82 Fiberglass 6-Panel Front Door
 38x82 Fiberglass 6-Panel Rear Door
 Schlage Exterior Locksets Keyed Alike
 Vinyl Insulated Windows w/Grids
 Window Lineals on Front Door Side

CONSTRUCTION

2x6 Transverse Floor, 16" centers**
 2x6 Exterior Walls on 16" Centers**
 ¾" T&G OSB Floor Decking
 30# Roof Load
 Recessed Frame Design

***NOTE: Spacing for Framing Members may vary due to Design Requirements*

KITCHEN

Stainless Steel SxS Refrigerator
 Stainless Steel Self Cleaning Range
 Stainless Steel Dishwasher
 Galley Sink w/ Coil Spring Faucet
 Full Ceramic Backsplash
 Refrigerator Surround
 1 USB Receptacle

BATHS

Curved Front Garden Tub/Shower - Bath 2
 4x6 Ceramic Walk-in Shower - Bath 1
 1.6 Gallon Per Flush Elongated Toilets
 China Stool, Tank and Lid
 Square China Lav Sinks
 Lighted Vent Fan in Each Bath
 Structured Flow Brushed Nickel Faucets
 Anti-Scald Faucets in Tub/Shower
 Shower Drain with Removable Strainer
 Double Lav Sinks in Master Bath

CABINETRY

Evermore Custom Cabinetry
 (KCMA Certified)
 Premium Cabinetry - Stained Hardwood
 Mission Style Cabinet Doors
 Euro Cabinet Pulls
 Contemporary Moulding on Cabinets
 Lined Overhead Cabinets
 42" Overhead Cabinets
 Drawer over Door Base Cabinets
 Concealed Cabinet Hinges
 Soft Close Drawers
 Dovetail Drawers
 Soft Close Cabinet Doors
 Base and Center Shelves in Base Cabinets
 Base Shelf in Vanities
 36" High Bath Vanities

**UTILITIES**

Plumbed and Wired for Washer
 Vented and Wired for Dryer
 Wire Shelf over W/D Hookups
 100 AMP Electrical Service
 w/Extended Panel
 40 Gallon Electric Water Heater with Pan
 Hi-Efficiency Gas Furnace
 White 2-Panel Furnace Door w/Grill
 Perimeter Heating System
 Air Exchanger System for Furnace
 Aluminum Heat Ducts
 In-Floor Cross-Over Heating System
 Copper Wiring Throughout
 Main Water Line Shut-Off Valve
 Water Shut-Off Valves
 Exterior Water Faucet (Front & Back)
 8-Wire Thermostat

FLOORING

Choice of Various Styles of Textured
 Carpet:
 -Standard Shaw Cape Canaveral
 -Upgrade Styles Available
 Rebond Carpet Pad with Tackstrip
 Carpet Installation
 Shaw Fortress Vinyl Flooring per print

BEDROOMS

LED Flush Mount Lights
 Egress Window Each Bedroom
 Wire Shelving in Wardrobes
 Switched LED Light in All Walk-In Closets
 Drape Package in Secondary Bedrooms

INSULATION

R-22 Fiberglass in Floor
 R-19 Fiberglass in Walls
 R-31 Avg. Blown in Ceiling



YOUR INDEPENDENT BUILDER IS:

CONNECT WITH US:



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Shippenville, Pennsylvania 16254

814-226-9590
www.cavcohomes.com/shippenville

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