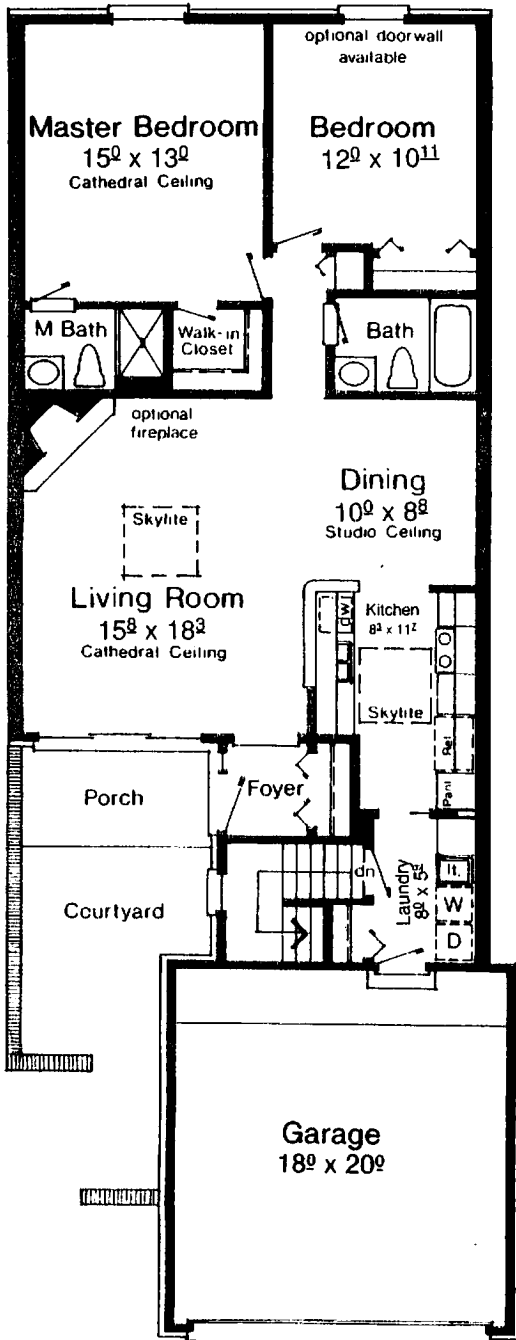


**MAPLEWOOD
1200**

www.ThunderBayCondos.com



MODEL NO. 1200

UNIQUE ONE STORY PLAN

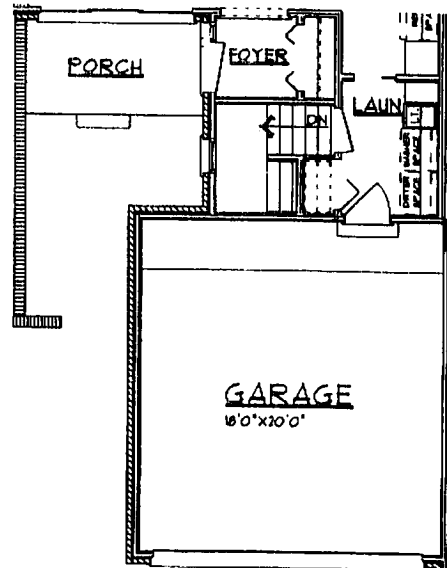
This two bedroom, two bath ranch unit is an ideal home for all customers. The unit gives you a very spacious feeling with cathedral ceilings and large living spaces. — All this superior quality in just 1200 square feet.

UNIQUE DESIGN

We have used state of the art design techniques to establish comfort, convenience, and the utmost in privacy.

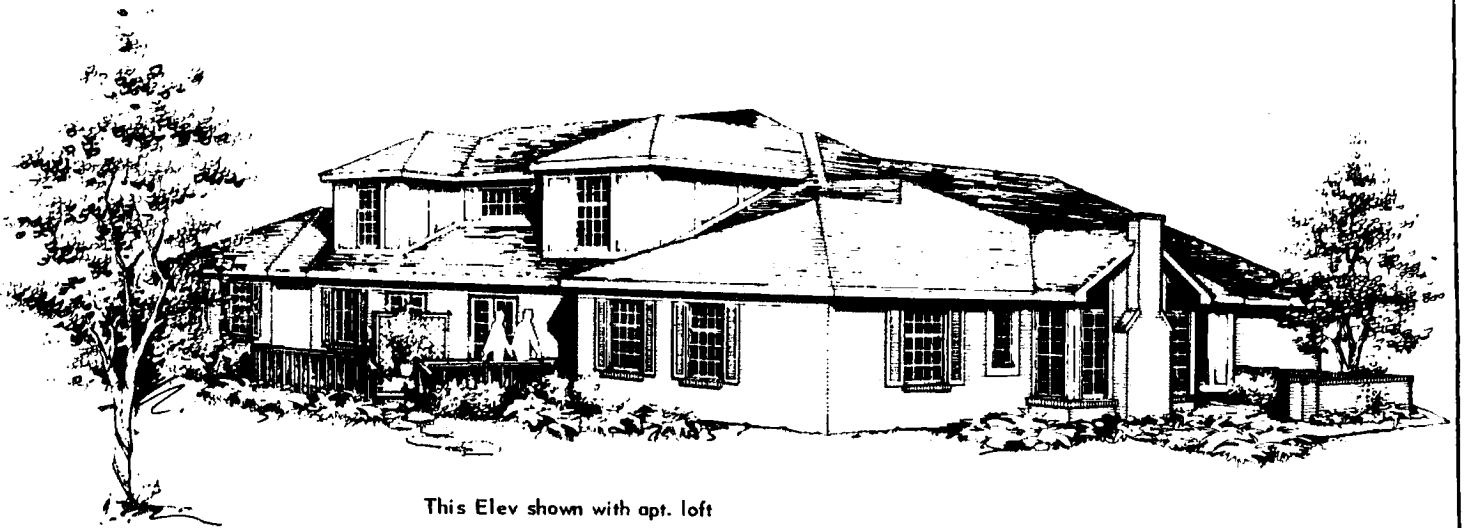
MAPLEWOOD 1200 "Courtyard Variation"

When combined with a No. 1400 Oakwood or No. 1385-End Brookfield the front entrance courtyard area is modified as shown below. This is the only design change and may be seen at Bldg. 22 of Piedmont Ct.



MODEL NO. 1200 \$ _____

Prices and standard features subject to change without notice.
All dimensions, including courtyards, are approximate and may vary.
The square ft. living area shown on the price sheets are based on the outside wall to wall building dimensions.
Depending on combination of units in each building, exterior roof lines, room sizes, dimensions & location and, or angle of sky lights may vary.
© 1997 Sutton Bay Development Co.



This Elev shown with apt. loft

OUTSTANDING FEATURES INCLUDED IN "THE MAPLEWOOD"

- Cathedral Ceiling in Living Room and Master Bedroom
- Studio Ceiling in Dining Room
- Kitchen with Open Corner at Countertop Area
- Large Entry Foyer with Sidelite
- Broom Closet in Laundry Room
- Pantry in Kitchen
- Two Skylights
- Private Front Courtyard
- 9' Doorwall with Transom above
- Two Bedrooms
- Two Full Baths including Medicine Cabinets
- Walk-in Closet in Master Bedroom
- Private Entry Foyer with Doorbell
- 2-Car Attached Garage (18' x 20') Pre-Wired for Electric Door Opener
- Sectional Wood Grain Insulated & Weather Stripped Garage Door
- Full Basement
- Full Brick Exterior Walls
- Full Roof Overhang
- Aluminum Covered Exterior Trim (This makes the building maintenance free, no painting ever needed on overhang)
- Vinyl Insulated Windows and Doorwall W/Screens
- Floors Screwed Down in Addition to being Nailed & Glued
- Seal Tab Roof Shingles
- Aluminum Gutters and Downspouts
- Insulation: Ceiling — 9" R-30.
Exterior Walls — 3-1/2" Fiberglass plus Styrofoam Sheathing, R-18.3
- Common Walls Between Units are a Full 10" of Sound Control Construction
- 1-3/8" Flush Masonite Doors W/Custom Trim
- Painted Woodwork
- Oak Cabinets in Kitchen
- Oak Vanity Cabinets with Formica Tops in Both Baths
- Recirculating Range Hood with Light
- Brand Name Waste Disposal
- Built-in Brand Name Dishwasher
- Stainless Steel Double Kitchen Sink
- Ceramic Tile in Both Baths
- Standard Colored Fixtures in Both Baths
- Glass Shower Door
- Exhaust Fan in Both Baths
- Plate Glass Mirrors in Both Baths
- 40 Gallon Hot Water Tank
- One Outside Hose Bib
- Electric Circuit Breakers
- Electronic Smoke Detectors
- One Outside Electric Outlet
- Floor Covering
 - Wall to Wall Carpeting
 - Vinyl Composition Tile in Vestibule, Kitchen-Nook, and Laundry Room
- Central Air Conditioning
- Sanitary Sewers
- Storm Sewers
- Paved Streets
- Underground Utilities
- Master TV Antenna
- Cable TV Available through Comcast Cable TV
- Spacious Open Areas Professionally Sodded and Landscaped W/Underground Sprinkling System
- Lighted Parking Area
- Electric — Individually Metered)
- Gas Heat — Individually Metered)
- City Water — Individually Metered)

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