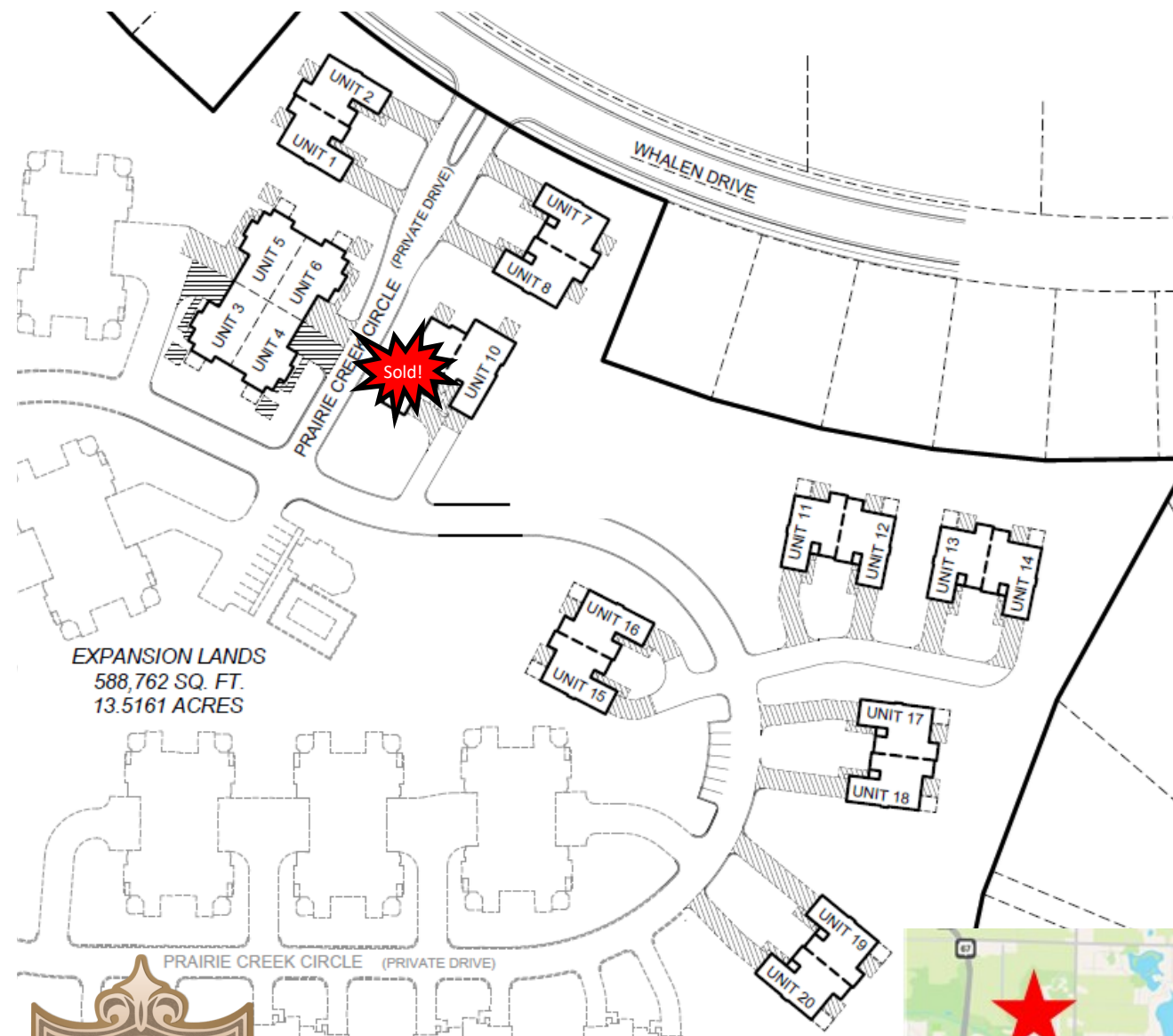


Site Plan



EXPANSION LANDS
588,762 SQ. FT.
13.5161 ACRES



Directions

*I-94 to Hwy 16; West to Hwy P
(Brown St.); North to Whalen Dr.
(west side); West to Prairie Park Cir.
entrance to Subdivision on the right.*



Contact Kings Way Homes for Pricing & Availability

262-797-3636

info@kingswayhomes.com

*The Park at
Prairie
Creek
Ridge*





Standard Features

Interior Finishes and Materials

- 9' or greater first floor ceilings heights, with vaulted, tray, cathedral or decorative ceiling details per home design
- Specialty drywall details such as niches, half walls and columns per home design
- Round or square drywall corners with textured drywall finish (sand texture or orange peel)
- Painting of interior walls, ceilings and closet interiors
- Custom interior woodwork painting per home design
- Napoleon® BX42 direct vent unit fireplace with gas logs, glass front, stone face and wood shelf mantel
- Collection #1 Quality® brand cabinets with soft close doors/drawers, double waste basket pullout and roll trays in kitchen base cabinets per plan design
- 6-panel solid core painted interior doors (6'-8" height)
- Millwork includes 3 1/4" base molding and 3 1/2" casing
- Schlage® door hardware
- Moen bath accessories (towel bars, toilet paper holders)
- Kohler™/Sterling® plumbing fixtures
- Kohler™ faucets with Rite-Temp pressure balancing valves
- Ceramic tile shower with glass door at master bath
- Aker Main bath tub/shower module
- Granite or quartz countertops in kitchen; Corian® countertops at all other areas
- Plate glass mirrors over all vanities
- LVP flooring in foyer, kitchen, dining room, laundry room hall and main bath per home design
- Ceramic tile floor in master bath
- Mohawk® carpet flooring per home design
- Custom closet system in all closets
- Stainless Steel appliance package (refrigerator, dishwasher, electric range, ducted over-the-range space-saving microwave)

Exterior Finishes and Materials

- Owens Corning® Oakridge™ lifetime dimensional shingles
- Prefinished fiber cement plank siding
- Prefinished simulated board and batten siding per home design
- Thin-cut natural stone veneer per home design
- Real Trim™ corner boards, window trim and fascia
- Aluminum Raincarrier 5" gutters with 4" downspouts
- Wood structural sheathing panels with built-in weather protection (ZipWall®).
- Alliance® Windgate® high efficiency windows and full view patio doors with insulated Innovative® Low-E glass, internal window grills, standard hardware and screens
- Fiberglass foyer entry door with clear or obscure glass
- Full-view storm/screen door
- Exterior caulking, weather-stripping and painting
- Interior of garage is drywalled (does not include paint)
- Haas dual sided steel, insulated, carriage style overhead garage door with 8-pane glass section
- Lift-Master garage door opener with keyless entry pad
- Photocell exterior lighting at overhead garage doors
- Concrete patio 14' x 14' (approximate dimensions)

Foundations and Structure

- Structurally engineered home designs
- Excavation and backfill
- Full height, poured concrete basement walls, 8' high, 8" thick with Form-A-Drain at footings
- Foundation exterior tar sprayed
- Concrete basement floor with stone base, 6 mil poly vapor barrier and control joints
- Submersible sump pump with dedicated electrical outlet and oversized sealed sump crock basin; includes active radon mitigation system with 3" venting pipe and fan
- Egress window and scapewell with Form-A-Drain system
- High performance engineered wood floor I-joists with 3/4" tongue and groove sub-floor, glued and nailed
- Exterior wall construction featuring 2x6 kiln dried studs with structural sheathing panel with built-in weather protection
- Manufactured and engineered roof trusses with tie downs, lateral bracing and nominal 1/2" OSB roof sheathing
- Colored baked enamel valley flashings and roof vents
- Unit separation wall includes R-15 high density sound batt insulation, 1/2" sound board, 5/8" drywall

Energy Efficiency, Plumbing and Electrical

- R-50 blown ceiling insulation; with R-38 sloped ceilings
- R-19 fiberglass batt exterior wall insulation
- R-19.2 Corbond III™ spray-in-place polyurethane box sill insulation
- R-6.4 Corbond III™ spray-in-place polyurethane foundation wall insulation (at basement side)
- Lennox™ ML196070 96% AFUE energy efficient gas furnace with electronic ignition and programmable thermostat
- Lennox™ media air cleaner
- Lennox™ 13 SEER Puron® air conditioner
- Exterior vented bath fans, ducting for dryer and micro-hood
- 200 amp electrical service with 40 circuit breaker panel
- Total of 3 outlets in basement
- Recessed and accent lighting per home design
- 3 exterior weather proof outlets
- Interconnected smoke detectors with battery backup
- Carbon monoxide detectors
- Electric to range; electric or gas to dryer
- Light fixture allowance included in home price
- 4 locations single plate CAT5E/RG6QS jacks
- Water line to refrigerator for icemaker
- In-Sinkerator™ garbage disposal at kitchen sink
- CPVC Flowguard Gold™ or Pex water supply lines
- Energy efficient 50 gallon gas power vented water heater
- 2 frost-proof hose bibs (1 is located in garage)
- Convenient in-house Design Studio
- Construction site clean up and move-in ready professional interior cleaning service, including windows



About The Park at Prairie Creek Ridge

Kings Way Homes brings you The Park at Prairie Creek Ridge Condominiums in Oconomowoc, Wisconsin. Enjoy all the conveniences the City of Oconomowoc has to offer in this incredible Lake Country setting.

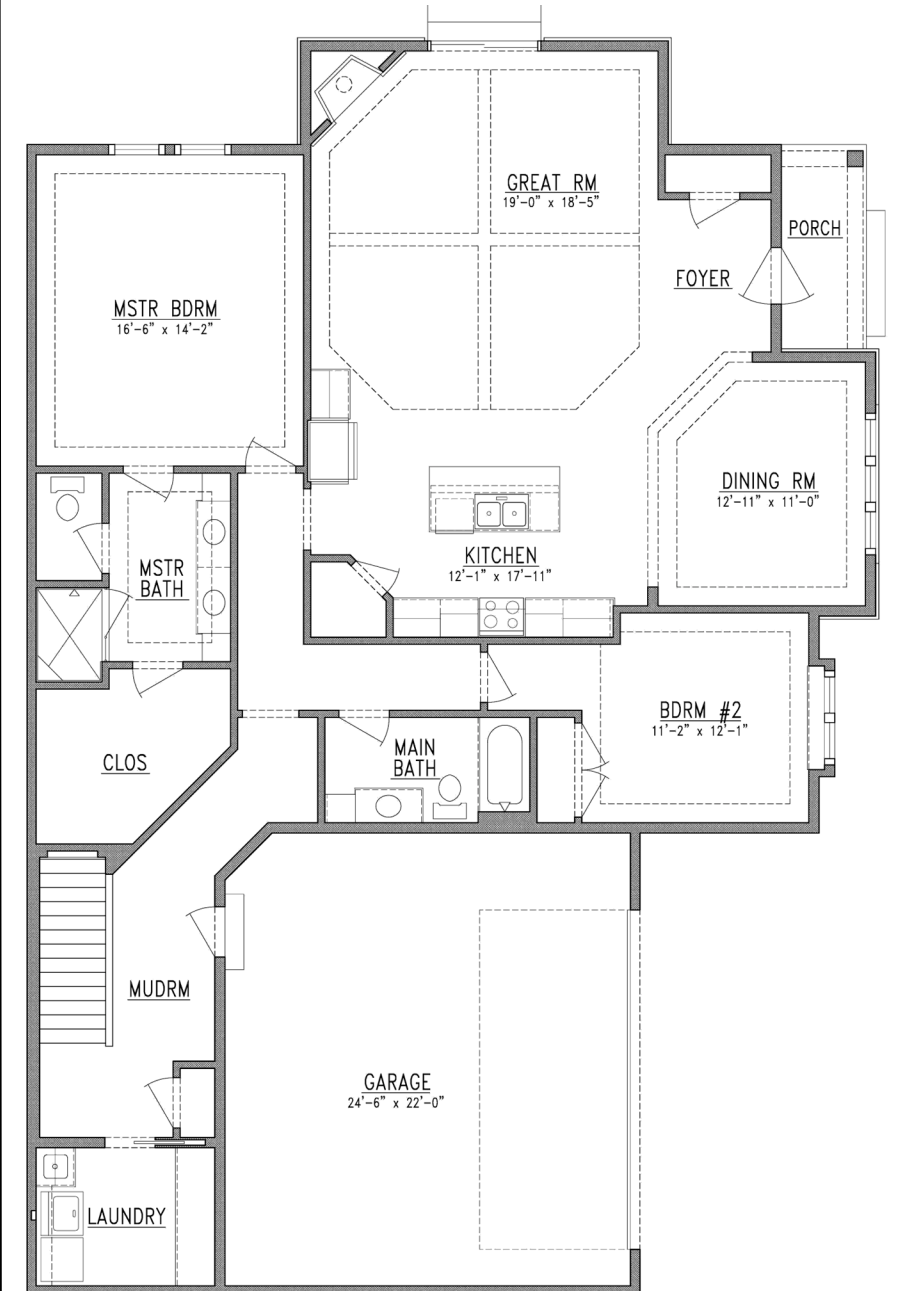
The development consists entirely of side-by-side and double-duplex ranch condominiums that range in square footage from 1,571 to 1,942+ with sunroom add-on options. Spacious open concept floor plans feature generous entertaining spaces and architectural features like alcoves and ceiling designs elevate the overall feel of the space. Our Interior Designer will meet with you to select finishes that compliment your style and make your condo truly feel like home.

Prairie Creek Clubhouse

As a resident, you have access to use the private clubhouse and swimming pool, which includes a large gathering room, kitchenette, restrooms, and outdoor patio! The clubhouse is also available for residents to reserve for private events, making entertaining large groups a breeze.



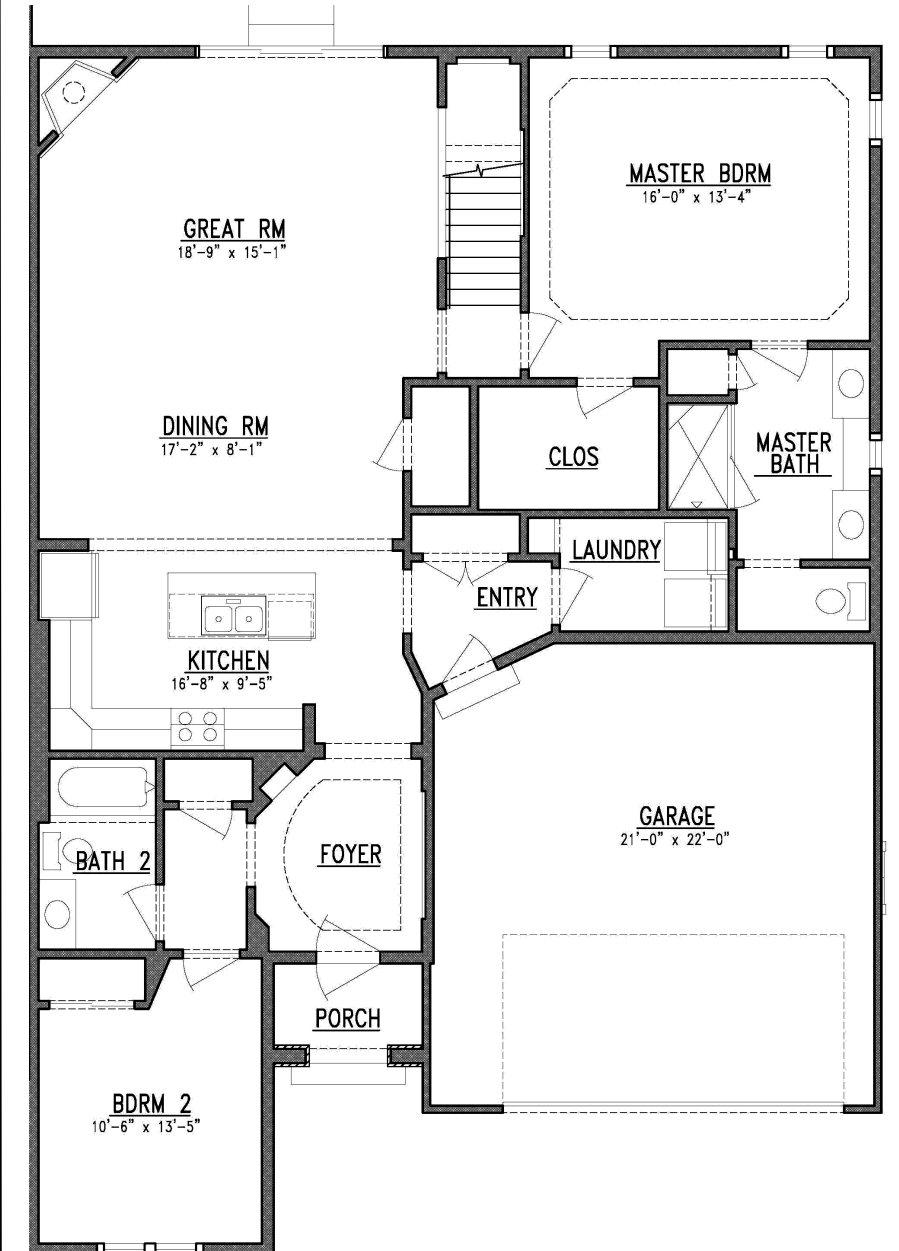
Foxglove



1,921 Square Feet
2 Bedrooms
2 Full Bathrooms



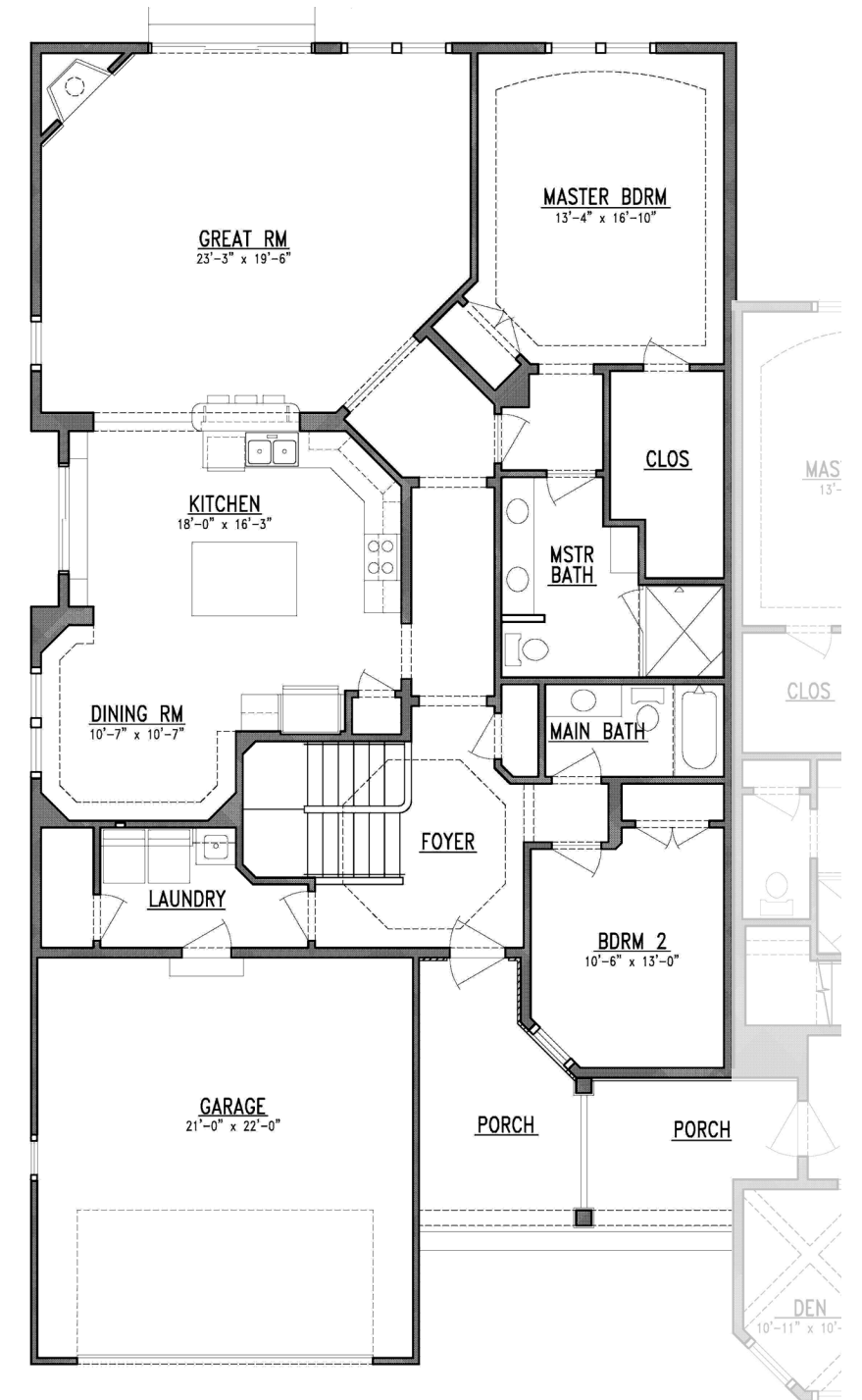
Barberry



1,571 Square Feet
2 Bedrooms
2 Full Bathrooms



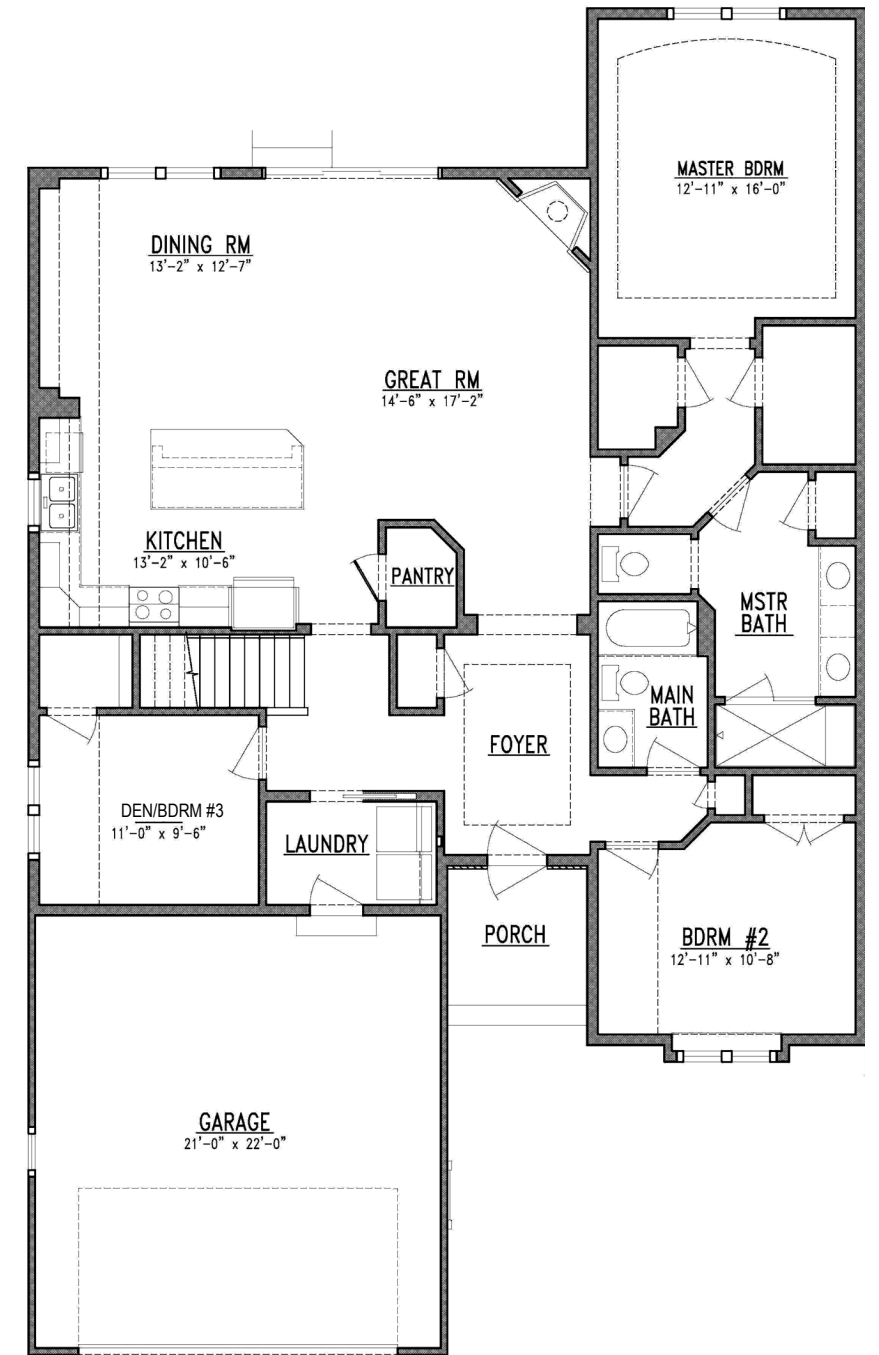
Emory



1,942 Square Feet
2 Bedrooms
2 Full Bathrooms



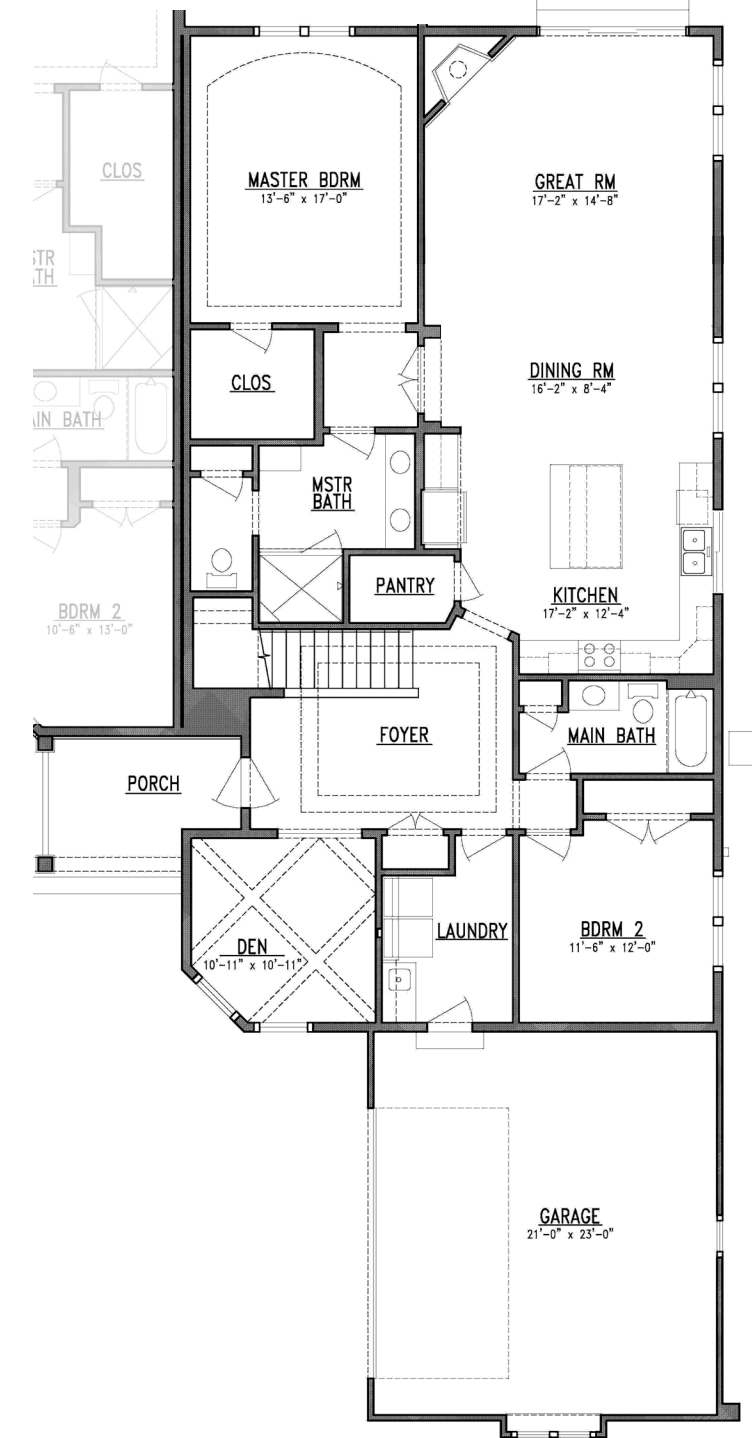
Cypress



1,760 Square Feet
3 Bedrooms
2 Full Bathrooms



Dalea



1,878 Square Feet
 2 Bedrooms with Den
 2 Full Bathrooms

Continual improvement of design and construction requires that all specifications, equipment, dimensions, floorplans, and prices remain subject to change without notice. Square footages are approximate.