



Traditional Line  
Pricing and Standard Features



*PRAIRIE TRAILS ESTATES*



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### The Meadowbrook

3 Bedroom / 2 Bathrooms  
1,500 sq. ft.

\$189,900

### The Yorktown

3 Bedroom / 2 Bathrooms  
1,500 sq. ft.

\$190,400

### The Lenzberg

3 Bedroom / 2 Bathrooms  
1,500 sq. ft.

\$191,400

### The Alexandria

3 Bedroom / 2 Bathrooms  
1,505 sq. ft.

\$192,500

### The Saddlerock

3 Bedroom / 2 Bathrooms  
1,545 sq. ft.

\$203,400

### The Greenwich

3 Bedroom / 2 Bathrooms  
1,548 sq. ft.

\$206,800

### The Ternberry

3 Bedroom / 2 Bathrooms  
1,560 sq. ft.

\$212,500

### The Ellington

3 Bedroom / 2 Bathrooms  
1,630 sq. ft.

\$221,200

### The Lebanon

3 Bedroom / 2 Bathrooms  
1,794 sq. ft.

\$242,400

Current Price

1 1/2 Story

The Fairfax

3 Bedroom / 2.5 Bathrooms  
1,669 sq. ft.

\$222,800

2 STORIES

The Herndon

3 Bedroom / 2.5 Bathrooms  
1,840 sq. ft.

\$211,300

The Rutledge

4 Bedroom / 2.5 Bathrooms  
1,976 sq. ft.

\$228,700

The Kensington

4 Bedroom / 2.5 Bathrooms  
2,030 sq. ft.

\$233,500

The Rutledge II

4 Bedroom / 2.5 Bathrooms  
2,112 sq. ft.

\$239,100

The Heyworth

4 Bedroom / 2.5 Bathrooms  
2,272 sq. ft.

\$251,800

# INCLUDED FEATURES TRADITIONAL LINE

## **BATHROOMS**

Twin Vanity Sinks in master  
Bedroom where plan allows

Delta Faucets - *Optional finishes/styles  
available*

Cultured Marble Vanity Tops - *Superior Home*  
Plate Glass Mirrors  
Wood Cabinets  
One piece Fiberglass Tubs— *Easier to Clean*  
Elongated Toilets

## **BEDROOMS**

Master bedroom Walk-In Closets  
Luxury Bath in Master Bedroom — *Separate Shower*  
Overhead Lighting Throughout  
All Overhead Lighting Supports Ceiling Fans

## **EXTERIOR FEATURES**

Grills on Front Windows  
Partial Brick Front-50%  
12 x 12 Concrete Patio  
Grade, Seed, Fertilize, and Straw Entire Yard (Where  
Disturbed)  
17 ft. Wide Concrete Driveway  
One Foot Eave Overhang with Soffit & Fascia  
Insulated Tilt-In Single-Hung Vinyl Windows — *Low E*  
2 Freeze-Proof Exterior Faucets  
2 Coach Lights on Garage Pre-wired  
Maintenance Free Aluminum Fascia  
Maintenance Free Enclosed Soffit  
Maintenance Free Vinyl Siding  
Maintenance Free Garage Door (16' x 7')  
Entry Door Dead Bolt — *Optional styles/finishes  
available*  
Architectural Cut Shingles 30 year warranty  
Shutters  
Exterior Rot Resistant Door Frames

## **INTERIOR FEATURES**

Harwood Entry Floor  
Electronic Thermostat  
90+ Efficiency Natural  
Gas Furnace  
Electric Hot Water Heater  
36" Bedroom Doors-Per Plan  
Wall to Wall Carpeting  
6-Panel White Colonist Interior Doors (2-panel and 4-  
panel choices)  
Epoxy Coated Wire Shelves in Closets & Pantry — *Great  
for organization*  
Two Telephone and Two Cable Jacks  
No-Wax Vinyl Floors in Kitchen and baths  
*Armstrong Easy to maintain (other optional materials  
available)*  
200 Amp Electrical Service  
Pre-Wired for 2 Ceiling Fans (two installed) - *Rooms of  
your choice*  
Nickel Finish Door Hardware  
Washer/Dryer Hookups with Dryer Vent -Electric  
Smoke Detectors (Battery Backup)  
Carbon Monoxide Detector  
Front Door Chime  
4 Can Lights  
Vault in Great Room  
\$750.00 Lighting Allowance/\$1000 Above 1750 sq.ft. —  
*Light Brite*  
Screwed Drywall  
"Knock-Down" Finish  
Towel Bars & Toilet Paper Holders  
Marble Window Sills  
Caulk & Seal Package throughout before insulation

## **KITCHEN**

3 Under Cabinet Lights  
Stainless Double-Bowl Sink with Sprayer  
Delta Faucets with Sprayer — *Optional style/finishes  
available*  
Refrigerator Water Line for Icemaker  
Garbage Disposal  
Wood Cabinets (30") with Handles or Knobs

## ***INCLUDED FEATURES TRADITIONAL LINE***

### **KITCHEN**

Wired for Self-Cleaning Electric Range  
And built-in microwave – *Get out the popcorn*  
Formica Counter Tops with Rolled Edges –  
*Easy to maintain (optional materials available)*  
Dishwasher hookup  
Appliance Allowance – \$1,070

### **MISCELLANEOUS**

10 yr Professional Home Builders Warranty  
HERS Rated for efficiency, Ask Us!  
We meet the 2012 International Energy Conservation  
Code  
Whole House Wrap – *moisture and air prevention*  
Foundation Waterproofing with Lifetime Warranty  
All Homes are Hand-Crafted on Site – *Visit  
during construction*  
Exterior Wall Insulation with Vapor Barrier R-13  
Ceiling Insulation R-38  
3/4" Tongue and Groove Sub floor- – *50 year war-  
ranty*  
Wall Construction, 16" on Center – *Stronger walls*

### **MISCELLANEOUS cont.**

PVC Water Supply Lines  
Low E Thermal Insulated Patio Doors  
13 OR 14 Seer A/C  
8' Basement Walls (Steel Reinforced) - *Outside Walls*  
Copper Wiring  
Perimeter Drain Tile System with Sump Crock &  
pump  
Lower Level Rough-in Plumbing for a Full Bath –  
*Convenient for future living space*  
Subterranean Termite Treatment  
Mailbox supplied by developer

Note: Landscaping, Fences, Retaining Walls, Decks and Stairs, Decorator Touches and Furnishings, Appliances and other Misc. Property are used for Display Purposes only and are not included. In the interest of continuous improvement, C.A. Jones, Inc reserves the right to modify plans, exteriors, and features, or substitute materials of like quality without notice or obligation. Drawings of homes are of Artists concepts and vary in precise detail from the completed home. Pictures of Homes are only for example, may include optional features. All grading shall be at the discretion of C.A. Jones, Inc. Each display is shown with a wide variety of optional features that are extra cost items and in their absence may alter to some minor degree the overall appearance of a completed home. Purchasers are cautioned to investigate these items to their satisfaction and be sure any optional features are clearly stated in any contract purchase. For details on special optional features, standard features, etc., please speak with builder representatives. Prices and Specifications are subject to change without notice and verification of such is recommended. During Construction all workmanship shall conform to the guidelines found in the publication Illinois Quality Assurance Builder Standards for Home Building and Remodeling . If an item is not covered in that publication, standard industry practice shall govern. After completion, If Professional Home Builders Warranty was part of your Purchase, Please refer to their warranty terms.

# *OPTIONAL FEATURES IN OUR HOMES*

## **BASEMENT**

Daylight Basement (3 windows/12x12 deck/siding)

Framing only on interior walls  
Finished 1/2 Bath in Basement  
Finished 3/4 Bath in Basement  
Finished Full Bath in Basement  
Finished Basement-Priced per sq. ft. (Excluding Bath)  
Larger windows w/ well 3'x2'  
Walk out basement (includes 2-3x5 windows and sliding doors)  
9' Basement Walls  
9' First Floor

## **BATHROOMS**

Upgraded Fixtures  
Cabinets w/drawer  
Other than white tub and toilet  
Spa Tub 5' no marble top  
4' Shower  
5' Shower  
5' Garden Tub  
6' Spa Tub w/ Marble  
6' Garden Tub w/ Marble  
Add shower or Tub in the basement (Not Installed)  
3' Shower  
4' Shower  
5' Shower  
Extra 5' Tub/Shower delivered  
One Piece Toilet  
Pedestal sink w/ 8 inch wide spread faucet head  
Upgraded Cabinets w/drawers  
Upgraded Master bathroom counter top  
Upgraded Hall bathroom counter top  
Upgraded 1/2 bath counter top

## **DOORS, WINDOWS AND TRIM**

Bay 2 Window w/slider  
Bay 3 Window  
Bay 4 Window  
8' Box Bay w/slider  
10' Box Bay w/slider  
Cabinets above laundry 2-30"  
Additional door or window casing  
Extra standard Window  
Mirrored Closet Doors (per pair)  
Oval Glass Entry Door  
1/2 Round Window in Entry Door  
Skylight (24"x48")  
Steel Service Door from Garage to Yard  
Upgraded Trim & Doors  
Wood Atrium in Lieu of Standard Glass Sliders  
Lever Handles (Interior)  
Lever Handles (Entrance)  
Brushed Chrome Door Knobs  
Satin Nickel Levers  
Bright Brass Door Knobs

## **ELECTRICAL, GAS, and UTILITIES**

Additional Cable Outlets (2 Standard)  
Additional Grounded Exterior Outlet w/ GFI  
Additional Exterior wall outlets  
Additional Basement outlets  
Additional Interior Outlets  
Additional Telephone Outlets (2 Standard)  
Can Lights  
Dedicated Circuit (computer) 20 Amps, 110-120 volt  
Dimmer switch (1 per switch not per light)  
Eave Outlet-GFCI controlled by switch  
Electric rough for lamp post does not include fixture



# OPTIONAL FEATURES IN OUR HOMES

## ELECTRICAL, GAS, and UTILITIES cont.

Electronic Air Cleaning  
Extra sill cock

Extra HVAC runs  
Flood Lights w/ Various Switches  
Floor Outlet-120 Volts  
Future Attic Fan Pre-wire  
Ceiling Fan pre-wire (2 Standard)  
Heat fan light  
High efficiency power vent water heater  
Humidifier on Furnace  
Install Ceiling Fans (2 Standard)  
Intercom System (Base Unit w/ 6 Speakers)  
Outdoor Ceiling Fan-Open Ceiling  
Recessed wall lighting  
Switched Elec. Outlet attached to Home  
Soffit lighting (per fixtures)  
Soffit Lighting w/ 2 switches  
Attic Fan  
Attic fan wiring only  
Add 10 seer to 12 seer A/C unit  
Add 10 seer to 13 seer A/C unit  
2 systems 2 story HVAC  
Pair Sconce Lights

## EXTERIOR OPTIONS

9' Ceiling  
Additional Exterior Water Faucet (2 standard)  
Additional Brick  
Brick Mailbox  
Covered Slabs (back)  
Larger Concrete Patios  
Covered Porches (front)  
Cedar Deck  
Treated Decks—**not recommended**  
Driveway extension 2' on side 31' driveway  
Driveway extension 2' on side 45' driveway  
Downspout Buried 10' from Home  
Frost footing  
Full columns in front of 2 story (2 or 4 columns)

## EXTERIOR OPTIONS

### Cont.

Gable on roof  
Grills on back windows  
Spindle Porch Rail  
Upgraded brick  
Steps from Deck to Ground Level  
Sod-See Builder

## FIREPLACE

Direct Vent gas fireplace w/ doors & logs  
Floor to Ceiling Fireplace  
Glass Doors  
Gas Starter for Logs  
Gas Log Inserts  
Heat-A-Lator Blowers  
Larger Firebox 42"  
Mantle High Fireplace- Brick  
Marble Front  
Oak mantel surround  
2nd Mantle High Fireplace- Brick  
10-12 inch Raised Hearth

## FLOORING

1st Upgrade Vinyl or carpet (ranch)  
2nd Upgrade Vinyl or carpet (ranch)  
1st Upgrade vinyl or carpet (2 story)  
2nd Upgrade vinyl or carpet (2 story)  
Upgraded Carpet pad (8 lbs.)  
Additional Parquet  
Additional Hardwood  
Ceramic Tile  
Ceramic Back Splash  
Hardwood Steps  
Various Vinyl Colors in rooms

## GARAGE

Add to Garage 2' Increments  
Dog Ear Garage Door Opening  
Finished Garage w/Texture & Paint  
Insulate and Drywall garage w/ texture and paint

# OPTIONAL FEATURES IN OUR HOMES

## **GARAGE Cont.**

Keyless Entry

Pull Down Stairs

Quarter Round Garage Doors (Glass)

Side Entry (Includes 2 windows and Shutters)

Steel Service Door from Garage to Yard

Storage Trusses (9 max)

16' x 8' Garage Door

2 Garage Doors vs. 1

3rd Car Garage (10 x 20)

## **INSULATION**

Insulate and drywall garage tape only (ranch)

Insulate 2-Story Garage (Std w/ Kensington)

Insulated garage door

Insulate garage ceiling only

Upgrade Insulation from R-13 to R-19, 2x6 walls

Upgrade Insulation from R-30 to R38 Blown in Attic

Interior Walls (Sound Deadening, per foot 8' high)

## **KITCHEN**

Appliance Garage

Breakfast Island

Cabinets W/ Trash Containers

Crown Molding on Cabinets

Kitchen sink 8" deep

Kitchen 10" deep

Gas line for dryer

Gas Line for Stove

Glass Panel in Cabinet Door

Radiant flat top stove

Microwave Wiring Only

Microwave wiring & Install Homeowners

own Microwave

Pantry/Utility Cabinet

Pull out Kitchen Faucet sprayer

Radiant flat top Stove

Roll out Trays in Cabinets

Swan Stone Sink w/ White on White Faucet

Swan Stone Sink w/ Standard Faucet

Tilt Out Drawers in front of sink

Vaulted Ceilings

## **KITCHEN cont.**

Wine Rack (Basic ) in Place of a Cabinet

1st Upgraded Kitchen Cabinets

2nd Upgraded Kitchen Cabinets

42" Kitchen cabinets (30" Standard)

Upgrade Dishwasher

Upgrade Gas Range w/ Sealed Burner

## **MISCELLANEOUS**

Extra Drywall Stock and Hang

Extra Framing Walls in Basement

Fold Down Ironing Board

Open stair to basement 1/2 wall

Paint Upgrade to Premium Latex

Paint upgrade to semi gloss

Rolled paint finish w/ smooth walls

Smooth Finish Walls

Tray Ceiling

Tray Ceiling w/ rounded Corners

Crown Molding

Spindle Stairs in Lieu of Standard 1/2 wall

Vaulted Family Room

Vaulted Master. Bedroom

2' extension (full width, includes basement)

2' Cantilever (where available)

Add 2' extension to garage side

Add 2' extension to the bed room side (30')

## **PLUMBING**

Laundry tub sink

50 gallon hot water heater

Instant hot water (model H.T. 1)