


At Intracorp, we believe in “Building the Extraordinary.” This philosophy is our daily reminder to create homes that go beyond the expected. Look for the Intracorp Extraordinary logo  highlighting special features you won’t easily find elsewhere.

## VISION


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 Award-winning design team including Bassenian Lagoni (Architects), AI Design (Interior Designers), and Land Concern (Landscape Architects).

Santa Barbara, California Ranch and Spanish Ranch exterior architecture.


Spacious, open-concept interiors designed for everyday casual living.

2-car direct access garage with guest parking throughout the community.


 Private front and rear yards. Many with scenic views of the Santa Clarita Valley and foothills.

## COMMUNITY

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 Neighborhood park with half court basketball court and walking path.

Assigned schools include: Mitchell Community Elementary (K-6), Sierra Vista Junior High (7-8), and Canyon High School (9-12).

 Nearby Sand Canyon Plaza shopping, restaurants, services and activities, and conveniently located near major transportation corridors.

## KITCHEN

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 Riviera European quartz countertops with square edge and 6-inch quartz backsplash, full height at cooktop.

G.E. stainless steel appliances, including a 30" 4-burner + griddle, gas slide-in range with convection and air fry, GE microwave over the range hood, combination, and 24" dishwasher with integrated controls.

## KITCHEN

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White thermofoil matte finish, flat panel cabinets with European style frameless doors featuring concealed soft closing drawers, full extension glides, adjustable shelves and brushed chrome cabinet hardware.

Built-in trash and recycle bin.

Under-cabinet LED lighting in kitchen.

Oliveri Sonetto undermount single basin, stainless steel kitchen sink with InSinkErator garbage disposal.

Delta™ Nicoli single handle, polished chrome high arc, pull down kitchen faucet.

Spacious storage pantry. (Per residence)

Two j-boxes for future pendant lights above kitchen island. Fixtures not included. (Per residence)

## INTERIOR

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9' ceilings throughout.

4" LED surface mount lighting throughout all kitchens, dining, great room, bathrooms, hallways, and primary bedroom. 6" LED surface mount lighting at laundry and closets.

8' smooth finish front entry doors with Kwikset Halo Touch pad Wi-Fi connected smartlock in black finish with San Clemente handleset. (designs vary per elevation)

Designer-selected entry building light fixtures. (Per elevation)

White vinyl frame with dual glazed, Low E windows.

Dual panel interior doors with Kwikset Halifax polished chrome lever hardware.

## INTERIOR CONT.

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Vinyl plank flooring at kitchen, entries, primary baths, and bath 3. Sheet vinyl at secondary baths.

Plush carpet at main living areas, stairs, bedrooms and hallways.

Pre-wired for future ceiling fan at great room, primary bedroom, and secondary bedrooms.

Decora white light switches.

Spacious walk-in closet at primary bedrooms.

3-1/2" Craftsman style baseboards with 2-1/4" complementary door casing.

Stair systems with painted wood handrails, balusters, newel posts, and curb-wall with MDF cap. (Per residence)

## HEALTHY LIVING

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Energy-efficient Rheem 65 gal water heater.

Energy-saving insulation in exterior walls and ceiling.

Energy-efficient LED lighting throughout. Gas forced heating and air conditioning. Electronic and hard-wired smoke detectors and carbon monoxide monitors.

Water-efficient landscaping at common areas, maintained by HOA.

## BATH

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White thermofoil matte finish, flat panel cabinets with European style frameless doors featuring concealed soft closing drawers with full extension glides, adjustable shelves and brushed chrome cabinet hardware.

## BATH CONT.

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White 3" x 6" ceramic tile shower walls set vertically stacked straight to 88" above finished floor with a hot-mopped, 2" x 2" shower tile pan at primary bath showers.

White 3" x 6" ceramic tile shower walls set vertically stacked straight to 88" with fiberglass shower pan at Plan 3, bath 3 only.

Fiberglass tub/shower combination at secondary baths.

Semi-frameless 3/8" clear glass shower door enclosure with chrome handle at primary baths and first floor showers.

Semi-frameless bypass door 1/4" clear glass at bath 3 shower.

Chrome shower rod at secondary bath tub/showers.

Polished chrome bath accessories.

Riviera quartz countertop with 4" backsplash and white porcelain undermount sinks at primary bathrooms.

Modern bath vanity lighting.

Bella Marble "Carrera" countertop with 4" backsplash and white porcelain undermount sinks at secondary bathrooms.

Delta™ single handle, modern faucets with complementary tub and shower trim in polished chrome at primary and secondary bathrooms.

Pedestal sinks at powder rooms.

## GET CONNECTED

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Power/USB combination outlet at kitchen, primary bedroom, and secondary bedrooms.

Pathway and electrical box for future electric car charger located in garage.

Date prepared: 11/20/25

## GET CONNECTED

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Structured wiring data/media 30" panel at laundry room

2" conduit from roof to media panel for future satellite service.

RG6 outlets for TV and Cat 6 outlets for data provided at Primary bedrooms and great room.

Primary bedrooms and great rooms each include a high/low outlet for future flat panel connect with hidden connection from flat panel location to TV outlet, located 65" above floor.

## SMART TECH

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Eero 6H Wi-Fi router and hardware. Brilliant™ Smart Home switch at great room.

Wayne Dalton smooth finished, insulated sectional roll-up garage door with LiftMaster Wi-Fi Smart Opener and two transmitters.

Ring Doorbell Plus at front door.

Honeywell Smart Home programable thermostat. (Wi-Fi enabled)

## SOLAR POWER

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As part of the California Solar Mandate, solar panels/photolytic energy will be installed on all homes, which improves the environment and energy consumption for each residence. Home buyers can elect to purchase or lease their energy plan. Ask a sales representative for more details.

## UPGRADES

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Personalize your home at our Design Studio with the help of a professional designer and choose from numerous options, including:

🔽 Cabinet door styles and finishes.

🔽 Soft close cabinet doors.

Appliance packages, including upgraded microwaves, hoods, gas cooktops, refrigerators and washers and dryers.

🔽 Closet organizers.

Designer-selected flooring.

Enhanced countertops, backsplashes and shower surround materials. (Per residence)

Keyless garage entry.

Garage floor coating in a variety of colors.

Hot mopped tile shower surrounds with drop-in tub at secondary baths.

Two-tone interior paint.

Window coverings.

Smart technology options including additional Brilliant™ Smart Home receptacles, Eero router hardware for mesh network, USB charging stations, home automation packages.

White glove service – a personal appointment with a Low Voltage technician to assist with low voltage connectivity and training. (homeowner must first establish internet access with internet provider prior to appointment)

Mirrored wardrobe doors.

Stair railing design and finish options.

Tub enclosures at secondary bathrooms.