



**The Livingston Estate  
2800 Via Rosso, Springfield, IL 62703  
See Reverse Side for Floor Plan**

**Purchase Price is Subject to Change With Choice of Options**

- 1,512 Square Feet, Vinyl Siding
- 5/12 Roof, Drywalls,
- Flat Ceiling w/8' Sidewalls
- 2 in. x 6 in. sidewalls
- 30-Yr. Architectural Roof
- Box Bay Window Treatment w/standard transom windows above
- Double Gable Dormer Extension
- Stone at Front Door (optional)
- High Efficiency Furnace -All Electric Optioned
- Built-in Desk Area in Kitchen
- Recessed lighting in kitchen
- Raised Panel Oak Cabinets (standard) or choice of Raised Panel
- Cherry Maple Cabinets (optional)
- 3 Bedroom – 2 Baths – Utility Room
- w/deep sink & cabinets over W/D area
- Moen Faucets Throughout
- Guest Closet
- Easy access main line water shut-off
- Large Master BR & Walk-in Closet
- Hall entrance option for BR 3
- Large Master Bath with Large Tub & 2-seat shower, lighted tri-view medicine cabinet
- Linen Closets in Both Baths
- Whirlpool Appliances: S/S Fridge w/water & ice in door
- Smooth Top Electric Self Clean Range
- Microwave
- Dishwasher
- Garbage Disposal Installed
- 40-Gal. Electric Water Heater
- Thermo Pane Windows w/Grids
- Patio Door w/screen & vertical blinds in Dining Area
- Mini blinds in kitchen, baths & BR's
- Home Entries – One Step
- Six Panel Interior Doors
- Antique Brass Lever Style Door Handles
- 200 Amp Electric Service
- 2-Car Garage w/2 Remote Openers
- Optional Lawn Sprinkler System
- Landscaping Including Trees, Shrubs, Flowers, Mulch

