



**The Timber Creek Estate**  
**2800 Via Rosso, Springfield, IL 62703**  
**See Reverse Side for Floor Plan**  
**Purchase Price is Subject to Change With Choice of Options**

- Stone around front door entrance (optional)
- 2-car garage
- Dining Room with hutch/buffet
- 1512 Sq. Ft., 3 Bedroom – 2 Bath
- Ridgemont oak cabinetry throughout or optional Cherry or Maple
- High efficiency furnace – all electric optioned
- 200 AMP 40 circuit 20 position breaker box
- 5/12 Roof pitch, 30 yr. shingles
- 8' Sidewall height w/flat ceiling
- Drywalls
- Snack bar, kitchen w/recessed lighting, pantry, white sink
- Whirlpool Appliances: garbage disposal, microwave, s/s fridge w/ice dispenser, smooth-top electric self-clean range, dishwasher
- Thermo pane windows w/grids & hardwood sills, vinyl patio door w/grids
- 40 gallon electric water heater
- Moen faucets throughout
- Mini blinds in kitchen, baths & BR's
- User friendly /Lever style interior door knobs
- 6 Panel interior doors
- Tri-view medicine cabinet – Bath 1
- Single-view med. cabinet – Bath 2
- Large Linen closet
- Lawn irrigation (Optional)
- Landscaping including trees, Shrubs, Flowers, Mulch

