



Model: The Litchfield – unit 7

This home, Unit 7, was one of the model homes in Phase 1 of this project and is the last new home available in Phase 1. It is loaded with upgrades. The living / dining area has Tiger Eye hardwood with luxurious, high-end custom home feel. (There is a photo of this in the slide show.)

It is one of a four end units still available. Majestic, 100 year old hardwood trees surround this home. They provide gentle, leaf filtered sunlight during the summer and full sun during the winters. A happy sun filled home.

The Litchfield offers an oversized two car garage, reliable, exceptionally energy efficient and economical geothermal heating and cooling, spacious living / dining area with windows on three sides, eat-in kitchen overlooking your private rear yard, master bedroom with two large closets, a large bath upstairs and a large lavatory on the main level, a second bedroom perfect for your home office, guests, or hobby room, ample storage space, and washer dryer hook up on the second floor. All homes are structurally independent from foundation to the roof! This home is constructed as and certified as an [Energy Star](#) single family home.

Pricing for this home is significantly below the pricing for homes in Phase 2. **Over \$8,000 of upgrades are included!** Take advantage of this special pricing now before it is sold to others.

Unit Size: 1046 sq ft*

Garage Size: 510 sq ft*

Price: \$215,000

Price per sq ft: \$205.54

Geothermal Tax Credit as of Mar 1, 2011: $\$15,572 \times 30\% = \4671.60 (This is a dollar for dollar reduction of the tax owed. It is not a tax deduction rather a direct tax offset.)

Credit per Sq ft for geothermal: $\$4671.60 / 1046 = \4.47 per sq ft

Net Cost per sq ft to buy: \$201.07

Estimated Cost to Heat per Year: \$751 (per consultant's report – available on website)

Estimated Cost to Cool: \$90 per year

Floor plan is shown on the website

* Measured in accordance with building industry standards