



## THE SANTA CRUZ at MIDDLEBOURNE

THE WEST INDIES

PLANNED INVENTORY

**4 Bedrooms • 3.5 Bathrooms • 2-Car Garage • 2,729 ft<sup>2</sup> Living Area • 3,515 ft<sup>2</sup> Under Roof**

The "Santa Cruz" floor plan invites you into a spacious, two-story home with 4 bedrooms, and 3.5 bathrooms. The main floor's open layout includes a welcoming foyer, a flexible room for a home office, and a connected kitchen, dining, and living area. The secluded master suite offers privacy, complete with a luxurious bath and a large walk-in closet. Upstairs, a game room and three additional bedrooms provide ample space for family or guests. With ICI Homes' customization options, "Santa Cruz" is crafted to adapt perfectly to your lifestyle.

\* Renderings may vary from actual home. Please see disclaimer for more details.

**\$1,674**

**ESTIMATED SAVINGS**



This home has a HERS Score of 60 and is estimated to save you \$3,169 on your annual utility bills vs. a resale home.

# THE SANTA CRUZ

4 Bedrooms • 3.5 Bathrooms • 2-Car Garage

PLANNED INVENTORY

## Middlebourne

Classic Series | 50' Wide Lots - Lot 5

790 Navigators Road  
St. Johns, FL, 32259

Living Area: 2,729 ft<sup>2</sup>

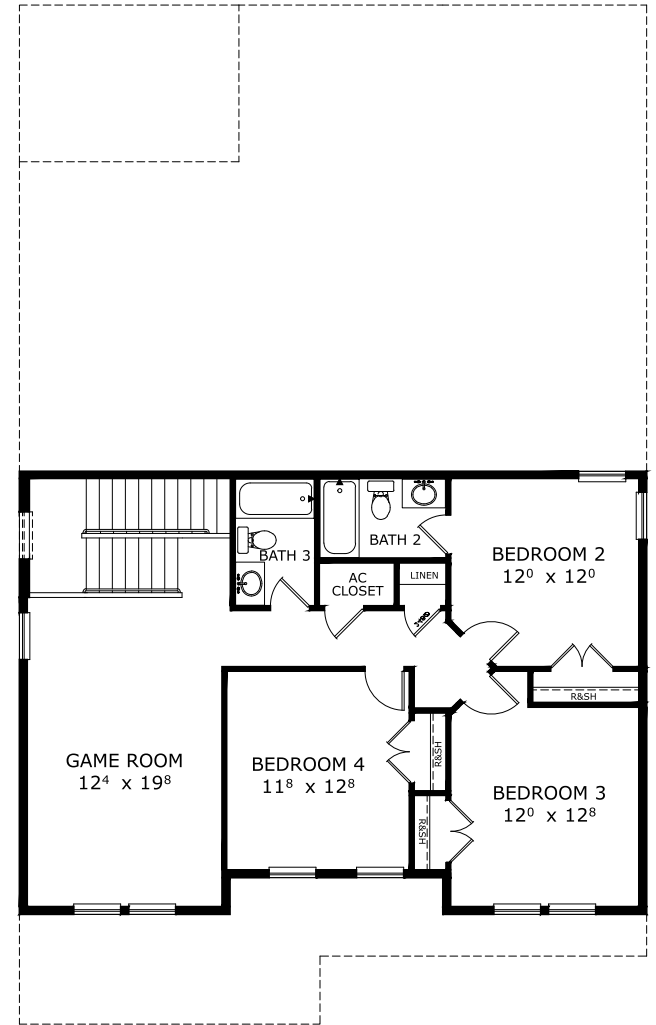
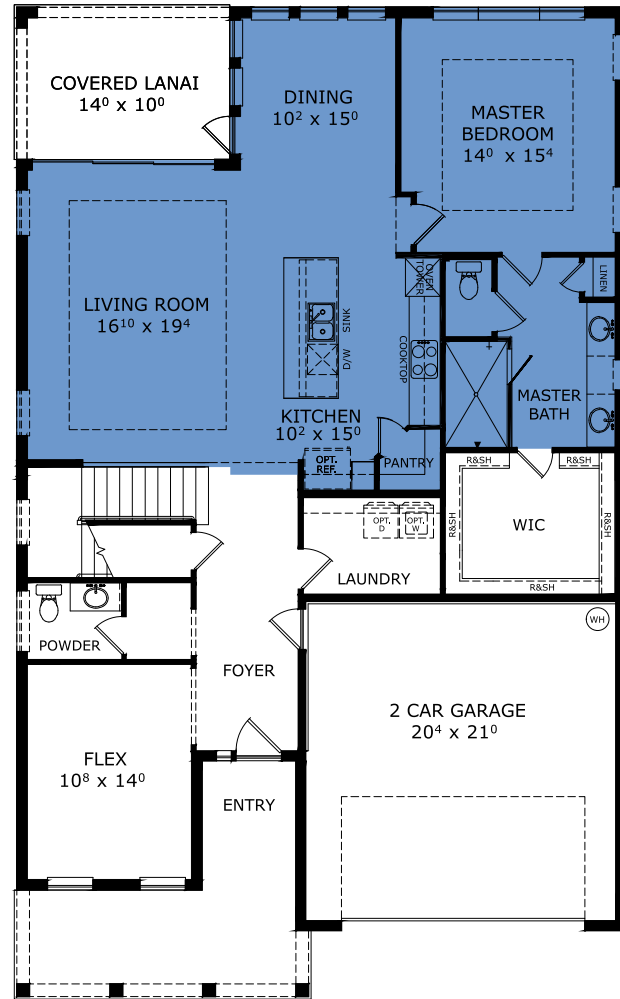
### Structural Options Included in This Home:

- ✓ Shower ilo Guest Tub @ Bath Alt
- ✓ Kitchen Deluxe - NFD
- ✓ Ceiling 12 @ Kitchen/Living/Dining
- ✓ Tray Ceiling - Living Room
- ✓ Tray Ceiling - Master Suite
- ✓ Tray Ceiling - Master Bath
- ✓ Outlet-Floor Plug Brass
- ✓ Railing ilo Knee Wall
- ✓ Sink-Rough In
- ✓ Lanai 60" High Wall.
- ✓ Open ended Treads.
- ✓ Make knee wall a full wall at Master Bathroom Shower ( Left Side, see red lines) and remove knee wall and make it full glass
- ✓ Wing Walls at Kitchen Island

And much more....

**Priced at: \$771,637**

## FIRST-SECOND FLOOR



This Santa Cruz is a Planned Inventory! **Speak to a Sales Counselor (844) 349-6401** or visit **ICIHomes.com**

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