Cotton Reserve

A CONSERVATION COMMUNITY

1 TO 2 ACRE LOTS
CUSTOMIZABLE BASEMENT & SLAB PLANS

EXCLUSIVELY BUILT BY

ELEVATION BUILDING COMPANY

EXCLUSIVELY DESIGNED BY

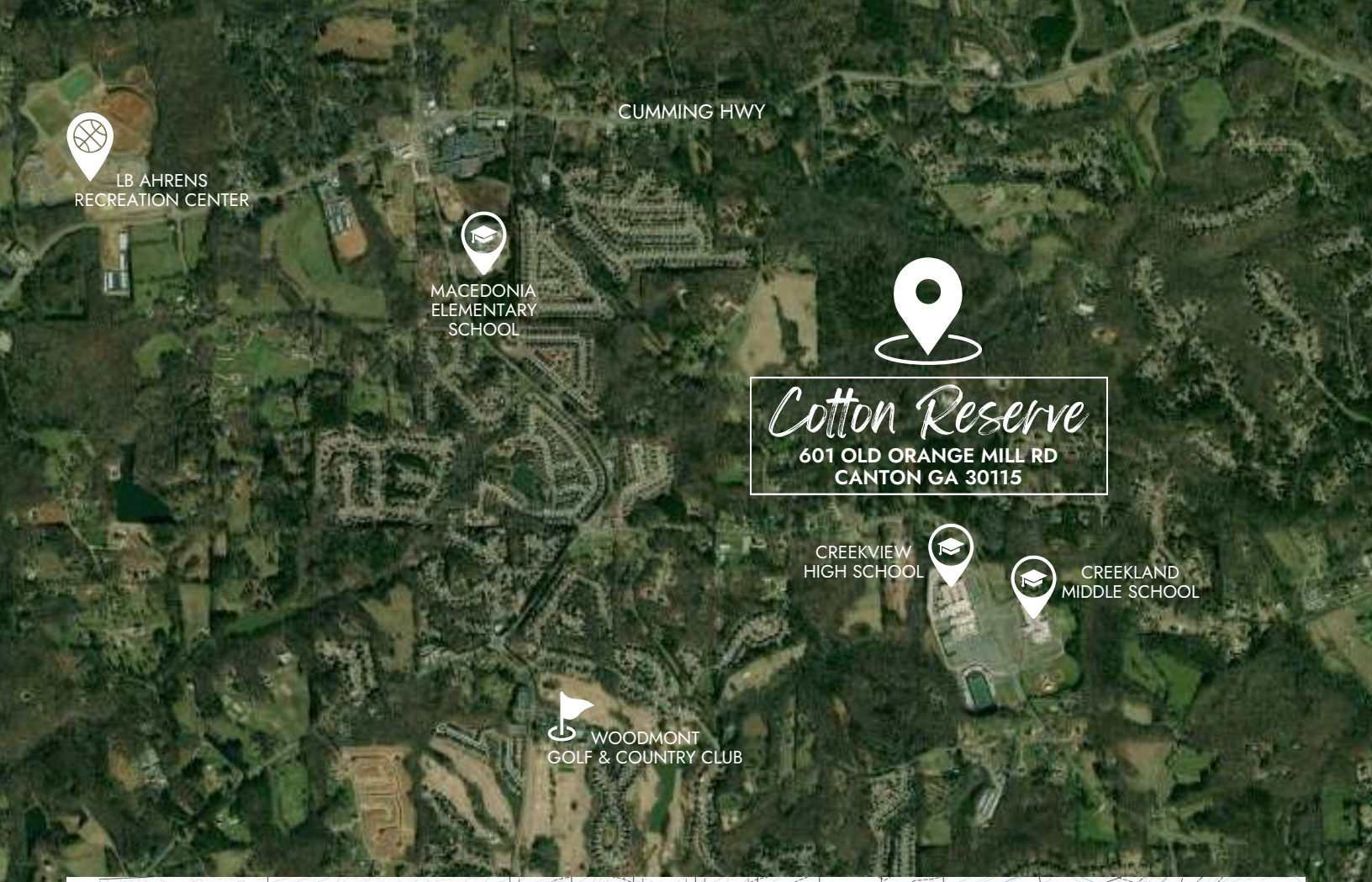
HART & LOCK DESIGN

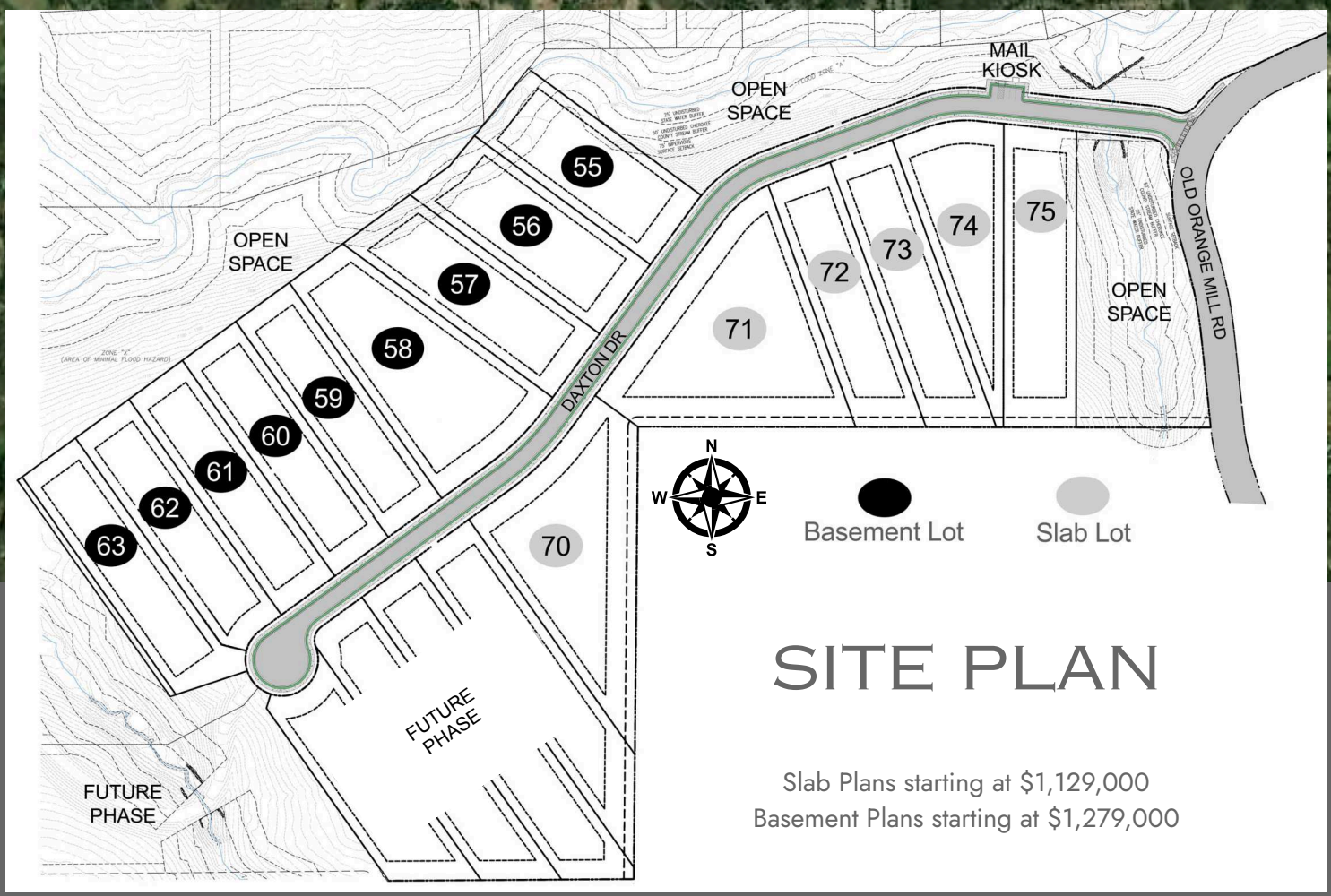
EXCLUSIVELY LISTED BY

HOLLI CLEM GUIDING YOU HOME

KELLERWILLIAMS Luxury

cottonreserve.com





SITE PLAN

Slab Plans starting at $1,129,000
Basement Plans starting at $1,279,000

ELEVATION BUILDING COMPANY

RESERVE COLLECTION

STANDARD FEATURES

- 10′ Ceilings - Main | 9′ Ceilings - Upper & Basement *(if applicable)*
- Engineered Oak Hardwood Floors on Main Level
- Premium Appliance Package
  - SubZero™ 42″ Refrigerator/Freezer
  - Wolf™ 30″ Gas Range
  - Sharp™ 24″Microwave Drawer
  - Bosch™ 100 Series Dishwasher
  - 34″ Tradewinds Vent Hood Liner
- Engineered Quartz Counters & Island
- KBDG Pierre Line Soft-Close Custom Cabinetry
- Custom Pantry & Closet Shelving
- Designer Tile Bath Showers & Floors
- Pfister™ Plumbing Faucets
- Designer Hanging Bath Mirrors
- Recessed LED Can Lighting plus $4,500 Interior Lighting Allowance
- Schlage™ Door Hardware
- Monessan™ 42″ Low Rider Vent-Free Firebox w/ Americast Wellington Surround & Flush Hearth
- Monaco Oak Stair Rails with Iron Balusters & Newel Posts
- Upper Floor Carpet - Dreamweaver Collection B with 8-lb. Padding
- 2-Car Side-Entry Garage
- Covered Rear Porch
- Brick, Stone & 100% Hardie Cement Siding Exteriors *(per plan)*
- Sherwin Williams™ Interior & Exterior Paint
- 30-Yr. Architectural Roof Shingles w/ Synthetic Underlayment & Ridge Vent
- 6″ K-Style Gutters w/ Round Downspouts
- Cat-6 Wiring w/ Smart Tube
- Pre-Wired Wireless Access Points on Each Floor
- Pre-Wired for Security System (Keypad & 2 Doors)
- 50-gal. Electric Hot Water Heater
- PEX Piping w/ Recirculation Pump for Instant Hot Water at All Locations
- Plantation Collection Overhead Garage Doors with Wi-Fi Smart Control
- Honeywell™ Thermostats
- Exterior Flood Lights (2)
- Street Tree & Front Shrub Landscape Package with Irrigation
- $25,000 Additional Landscaping, Irrigation & Exterior Lighting Allowance
- Wall Cavity Tube System Pest Control
- 1-Yr. PestBan Termite Bond
- 1-yr. Limited Builder Warranty

OPTIONS & UPGRADES

Floor plan options, 3rd Garage Bay, Pool, and an array of other customizations and options are available per lot fit and plan selection.

DESIGNER SERVICES

HART & LOCK DESIGN

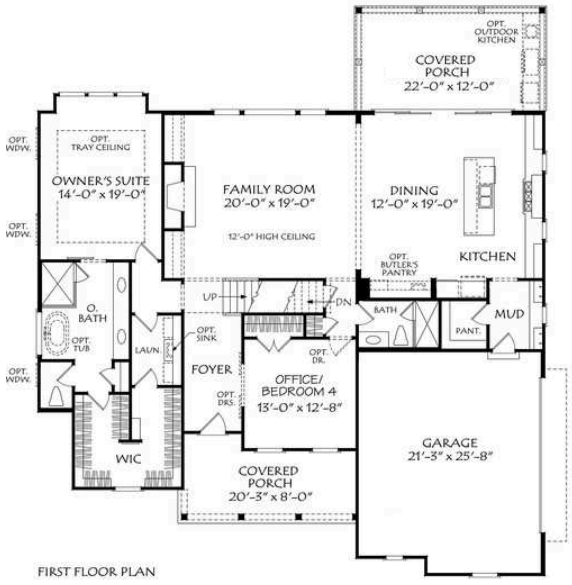
Includes 2 appointments with Hart & Lock Design team at the EBC Showroom (up to 3 hrs. each).
*All selections must be made prior to framing.

Features and specifications subject to floor plan and lot specifications.
Upgrades and selections that exceed allowance schedule may increase final purchase price.

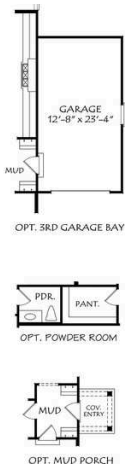
cottonreserve.com

MENLO

4 BED | 4 BATH | 3,340 SF



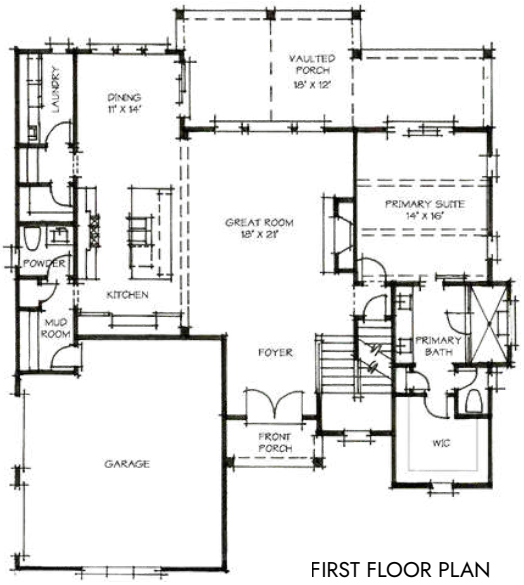
FIRST FLOOR PLAN



SECOND FLOOR PLAN

WESTOWN

4 BED | 3.5 BATH | 3,088 SF



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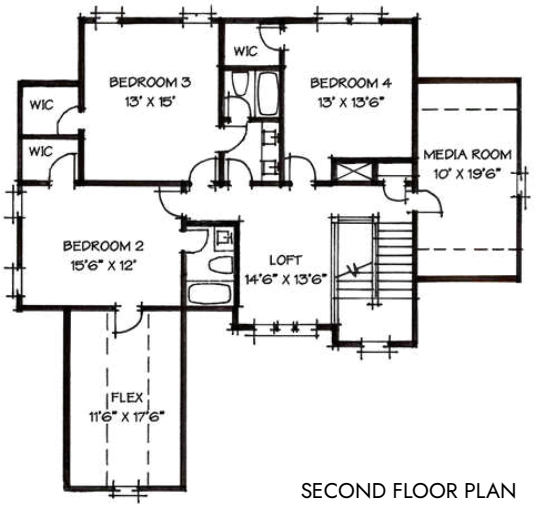
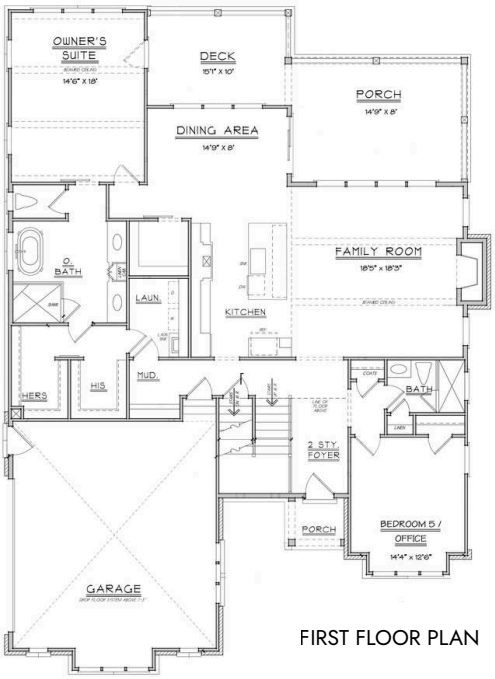


SECOND FLOOR PLAN

EVERLEIGH

5 BED | 4 BATH | 3,064 SF



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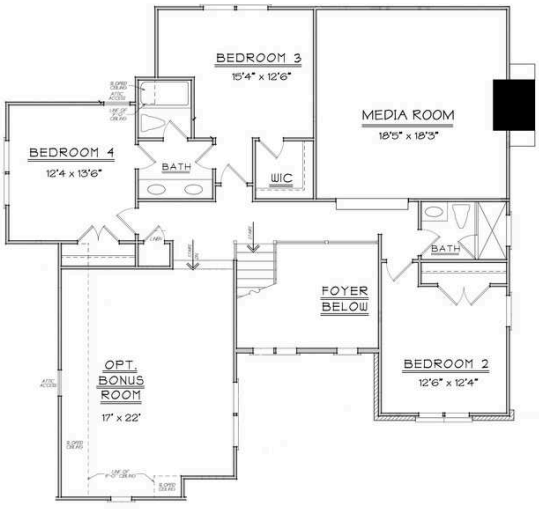
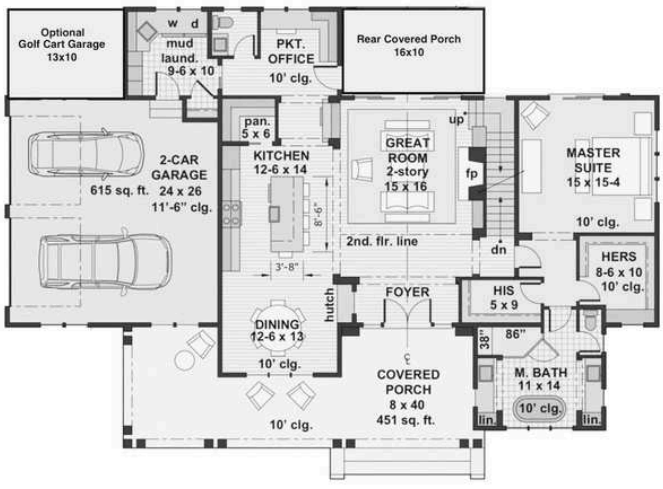


SECOND FLOOR PLAN

LILYDALE

4 BED | 3.5 BATH | 3,270 SF



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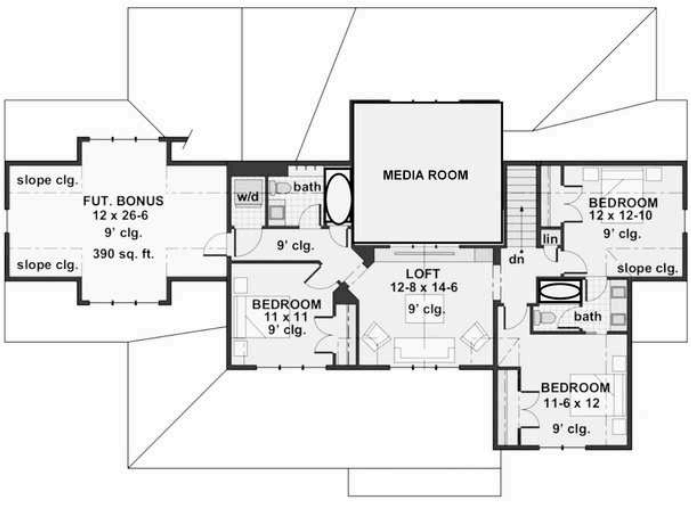


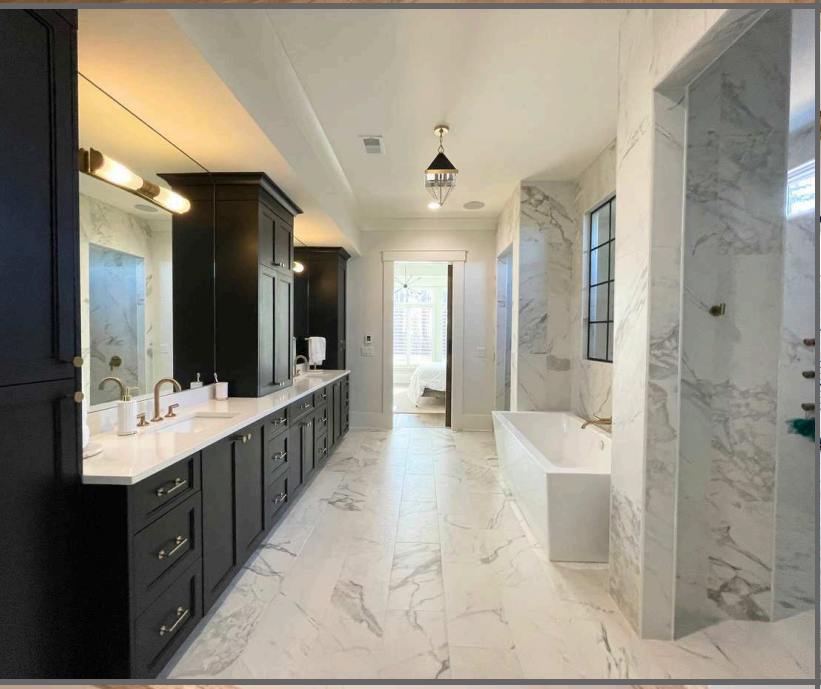
SECOND FLOOR PLAN

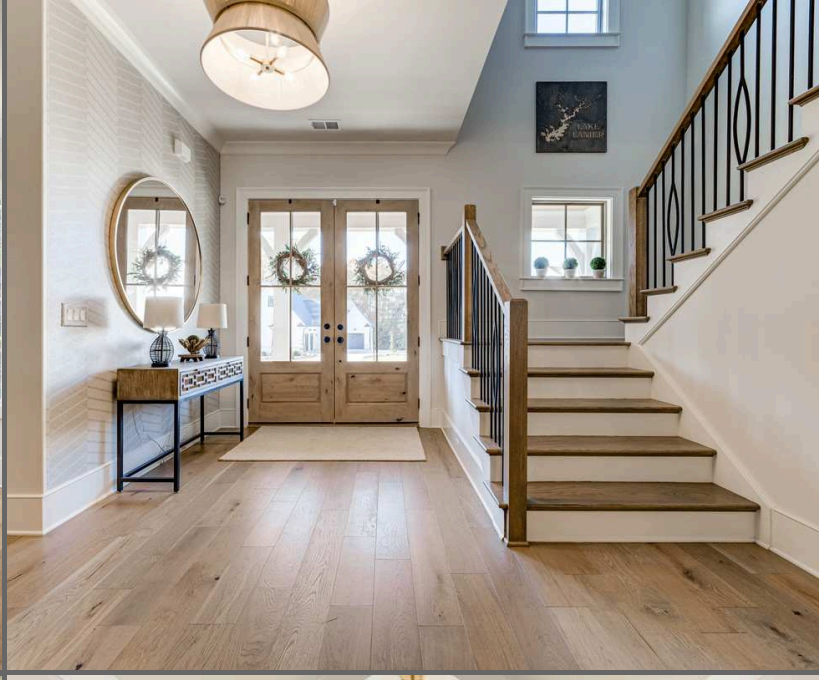
CLAIRE

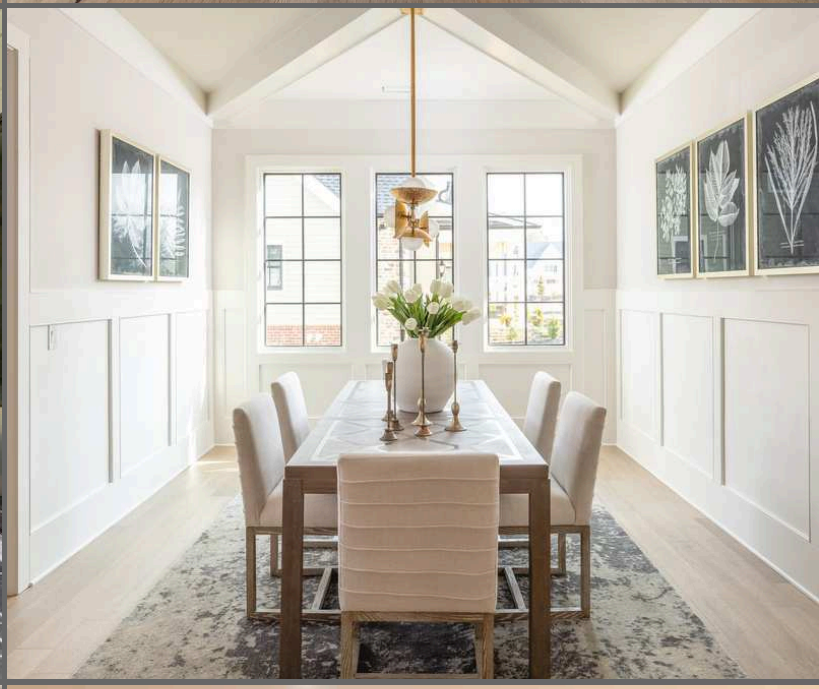
4 BED | 4.5 BATH | 3,560 SF

FIRST FLOOR PLAN

SECOND FLOOR PLAN







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LIVE LUXURY
KELLERWILLIAMS

kw KELLERWILLIAMS. REALTY
ATLANTA PARTNERS

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