Dawson Mill

Village

The EDWARDS

Priced From $125,990

Plan # 2130 1132 Sq. Ft. Finished Living Space
Plus 330 Sq. Ft. Finished Lower Level
1462 Sq. Ft. Total Available Living Space

Raised Ranch Home, 2 Bedrooms, 1 1/2 Baths, Partial Garden Basement, Attached 2 Car Garage.

Experience the convenience of single level living in this raised ranch home which features a spacious living room and dining room, complete with vaulted ceilings. Off the dining room, you can enter the balcony area. The large master bedroom suite with walk-in closet and full bath, second bedroom, kitchen with nook area and powder room make this a home you'll love to live in.

An additional full bath may be added in the lower level.

The FORD

Priced From $114,990

Plan # 2200 1197 Sq. Ft. Finished Living Space
Plus 202 Sq. Ft. Lower Level (Ready to Finish)
1399 Sq. Ft. Total Available Living Space

3 level, 2 Bedroom, 1 1/2 Baths, Partial Garden Basement, Attached 2 Car Garage.

This impressive home features a dramatic two story living room, formal dining room with access to balcony area, kitchen with nook/sitting area and powder room on the middle level. The upper level includes a spacious master bedroom, second bedroom, full bath and laundry room.

The GILLIAN

Priced From $123,990

Plan # 2370 1376 Sq. Ft. Finished Living Space
Plus 202 Sq. Ft. Lower Level (Ready to Finish)
1578 Sq. Ft. Total Available Living Space

3 level, 2 Bedroom, 2 1/2 Baths, Partial Garden Basement, Attached 2 Car Garage.

The middle level of this home features an exceptionally spacious living room, formal dining room with access to balcony area, kitchen with nook/sitting area and powder room. On the upper level, you'll enjoy the generous master bedroom suite complete with private bath. Included is a separate shower and double bowl vanity. Also featured is the second bedroom with large walk-in closet, second full bath and laundry room.

The HENDERSON

Priced From $127,990

Plan # 2400 1401 Sq. Ft. Finished Living Space
Plus 202 Sq. Ft. Lower Level (Ready to Finish)
1603 Sq. Ft. Total Available Living Space

3 level, 3 Bedroom, 2 1/2 Baths, Partial Garden Basement, Attached 2 Car Garage.

This spacious 3 bedroom home features living room, formal dining room with access to balcony area, kitchen with nook/sitting area and powder room on the middle level. The upper level features a generous master bedroom suite with walk-in closet and private bath (complete with separate shower and double bowl vanity). Two additional bedrooms, second full bath and laundry area complete this impressive design.

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Prices are subject to change without notice.

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Village

Welcome to Pulte's Dawson Mill offering affordable single family and townhome living in the beautiful countryside of Algonquin.....

Conveniently located, Dawson Mill allows for easy commuting with quick access to I-90 off Randall Road and is minutes away from the Northwestern commuter train station in Crystal Lake.

The highly ranked schools serving the community are Kenneth Newbert Elementary, Dundee Middle School and Jacobs High School, in District 300.

Additional educational opportunities for residents of Dawson Mill include, Elgin Community College and Judson College in Elgin.

Shopping is close by with Spring Hill Mall in Dundee and Woodfield Mall in Schaumburg. Additional specialty stores can be found along the Fox River.

Algonquin offers an array of parks, golf courses, forest preserves and equestrian activities nearby.

All this from Pulte, known nationwide as the "Master Builder". It's a title we have earned, the result of 40 years of proven performance in providing families with homes of outstanding quality, attention to detail and guarantees of satisfaction.

Supporting the purchase of your new home, we offer the services of our own financing company and customer service department. You can look with assurance to Pulte, "The Master Builder."

Pulte Master Builder says Welcome Home.....

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Dawson Mill



Rendering is a preliminary
artists conception.

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Village

INTERIOR FEATURES
Partial Garden Basements
Quality Legacy Wood Doors & Trim
Wood Railings per Plan
Volume Ceilings per Plan
Decorator Selected Light Fixtures
Garage Door Openers
Smoke Detectors
Premium Hardware throughout
Doorbell Chimes
Pre-Wired for Phone (2) and Cable TV (2)

KITCHEN FEATURES
G.E. Continuous Clean Gas Range
G.E. Dishwasher
Food Disposal
Quality Euro-Style Cabinets
Easy Care No-Wax Tile Flooring
Moen Double Bowl Stainless Steel Sink
Moen Double Handle Washerless Faucets
Choice of Decorator Countertops

BATH FEATURES
Sterling Fiberglass Tub/Shower Surrounds
Quality Wood Vanities per Plan
Moen Double Handle Washerless Faucets
Cultured Marble Vanity Tops with Integral Bowls
Full Vanity Size Bath Mirrors
Easy Care No-Wax Tile Flooring
Mirrored Medicine Cabinets
Ground Fault Circuitry

EXTERIOR FEATURES
Attached 2 Car Garage
Balconys
Fully Sodded and Landscaped Courtyards
Decorator Selected Exterior Light Fixtures On Photo Cell at Garage & Entry
Double Glazed Insulated Thermo-Break Windows
Screens Included Throughout
Waterproof Ground Fault Interrupt Outlet
Frostproof Hose Bibbs
All Underground Utilities
Seamless Aluminum Gutters & Downspouts

PULTE MASTER BUILDER QUALITY CONSTRUCTION FEATURES
Maintenance Free Vinyl Siding
Aluminum Soffit and Facia
Vinyl and Aluminum Exterior Trim
Fiberglass Roofing Shingles with 25 Year Warranty
Gas Forced Air Heating
R-13 Fiberglass Insulation in Exterior Walls
R-19 Fiberglass Insulation in Floors Over Unheated Space
R-30 Fiberglass Insulation in Ceilings
Steel Insulated Entry Doors
Energy Efficient 40 Gallon Gas Water Heaters with 1 1/2 Baths
Energy Efficient 50 Gallon Gas Water Heater With 2 1/2 Baths
100 Amp. Electrical Service with Circuit Breakers
Copper Plumbing Water Supply
Separate Ducts Run For All Levels
Cold Air Returns Throught

OPTIONAL FEATURES
Gas Fireplace with Built In Entertainment Center
Central Air Conditioning
Finished Family Room
Skylights per Plan
Premium Wood Railings
Vaulted Master Bedroom Ceiling per Plan
Energy Saving Furnace
G.E. Refrigerator/Side By Side With Ice Maker & Water In Door
G.E. Over/Under Refrigerator
G.E. Over/Under Refrigerator
G.E. Washer/Dryer
Space Maker Microwave
Bevelled Edge Kitchen Countertops
Security System
Upgraded Cabinets
Upgraded Carpeting and Flooring
Upgraded Trim Package
Upgraded Light Fixture Package
Upgraded Bath Fixtures

SEE YOUR SALES CONSULTANT ON HOW PULTE MASTER BUILDER LETS YOU CHOOSE THE FEATURES THAT FIT YOUR BUDGET TODAY.

Features are subject to change without notice.

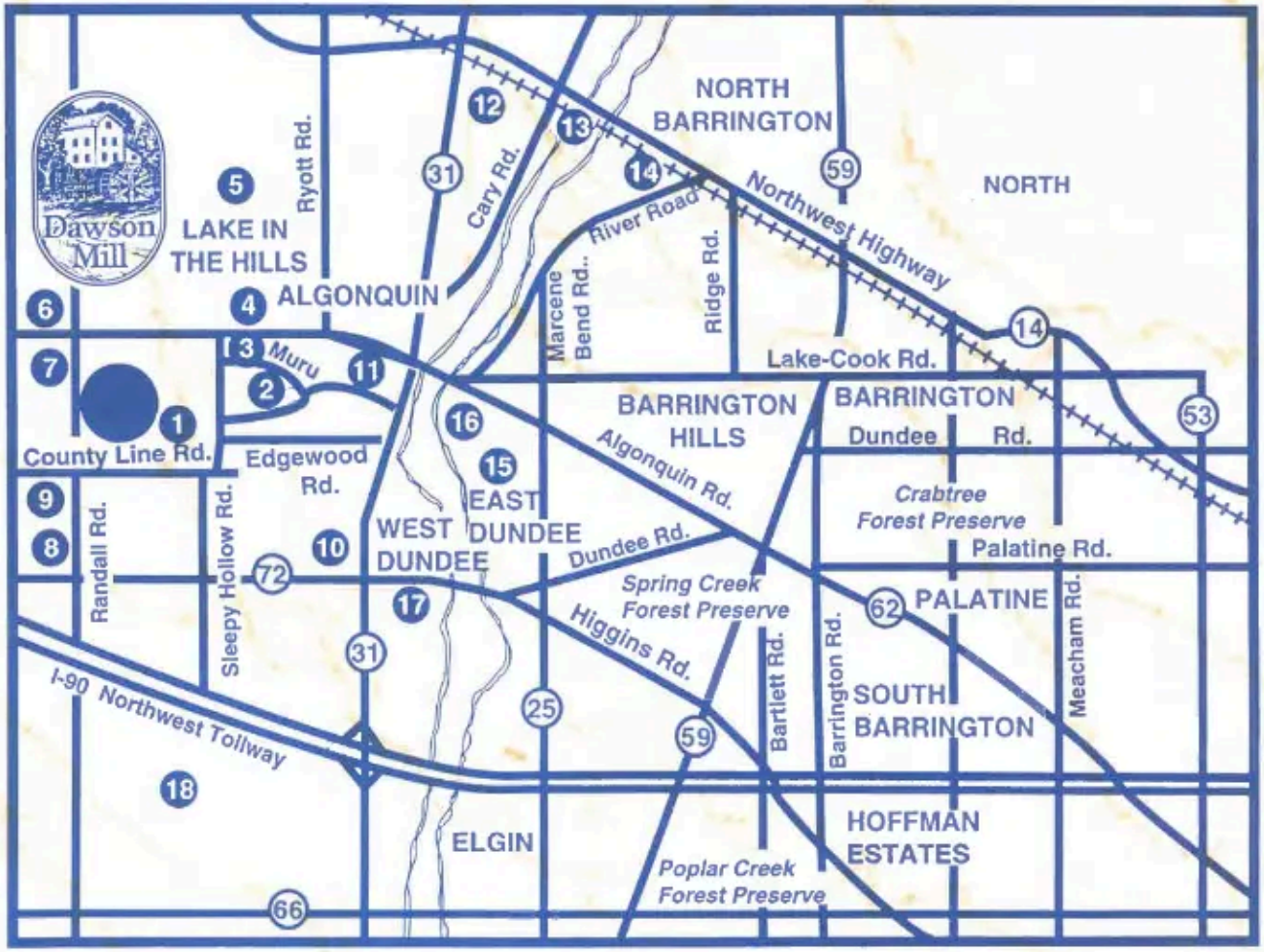
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POINTS OF INTEREST

1. Golf Club of Illinois
2. Kenneth Newbert Elementary
3. St. John' Lutheran School
4. Lake in the Hills Elementary School
5. Crystal Lake Airport
6. Boulder Ridge Golf Course
7. Jacobs High School
8. Dundee Middle School
9. Randall Oaks Park & Golf Course
10. Spring Hill Mall
11. Village Hall
12. Twin Ponds Golf Course
13. Train Station
14. Train Station
15. East Dundee Elementary School
16. Algonquin Middle School
17. Dundee Highland School
18. St. Joseph Hospital



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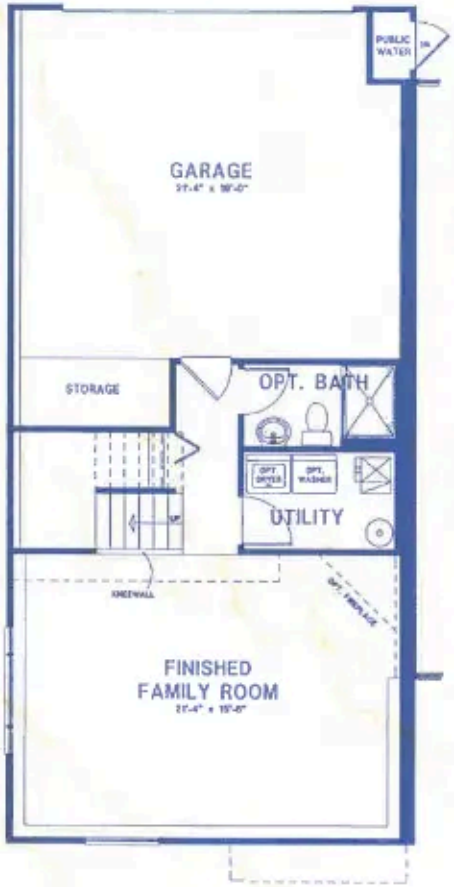
3/95

Dawson Mill

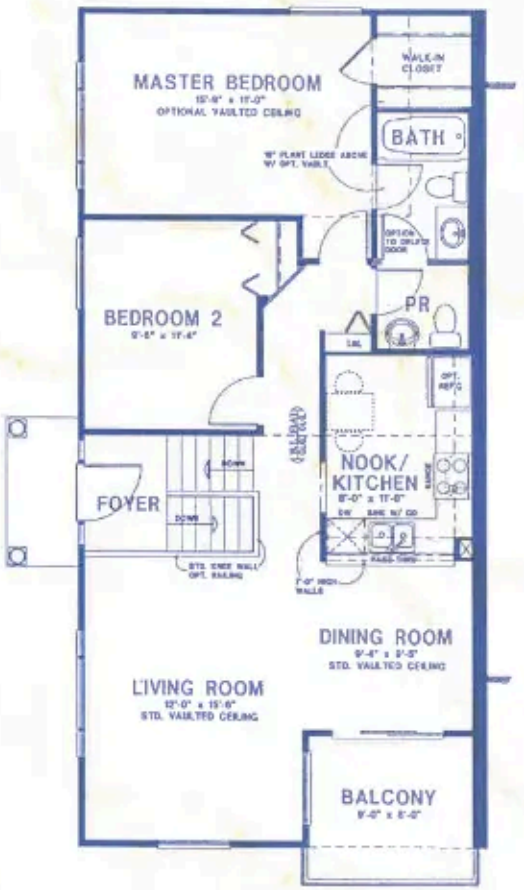
Village

The EDWARDS

Plan # 2130



LOWER LEVEL PLAN



UPPER LEVEL PLAN

Preliminary plans, subject to change.
All dimensions are approximate.

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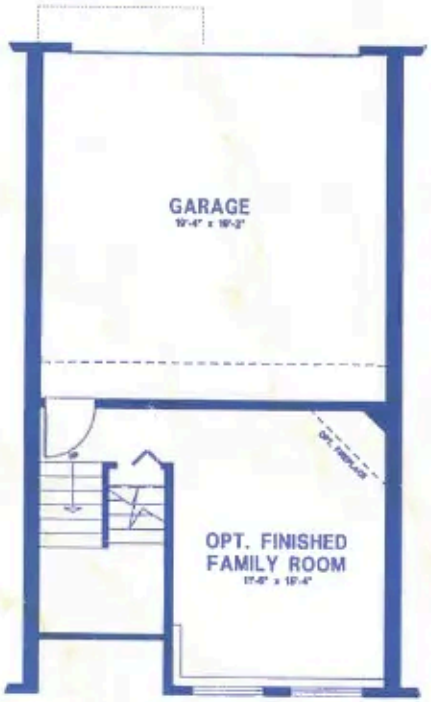
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Dawson Mill

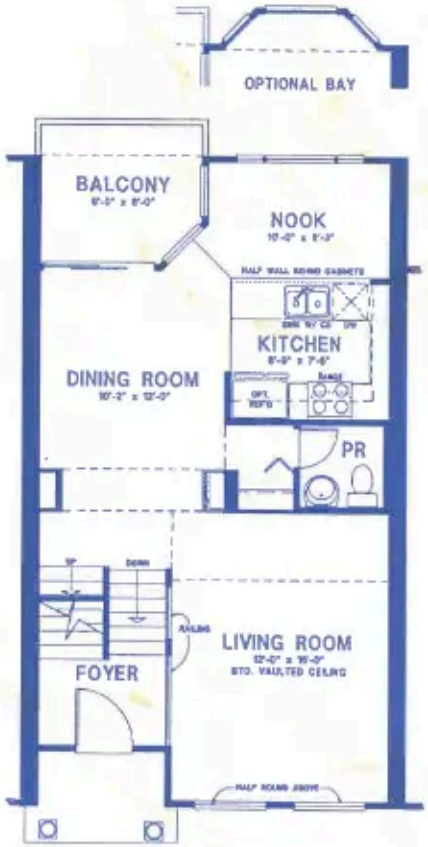
Village

The FORD

Plan # 2200



LOWER LEVEL PLAN



MIDDLE LEVEL PLAN



2 BED / 1 BATH
UPPER LEVEL PLAN

Preliminary plans, subject to change.
All dimensions are approximate.

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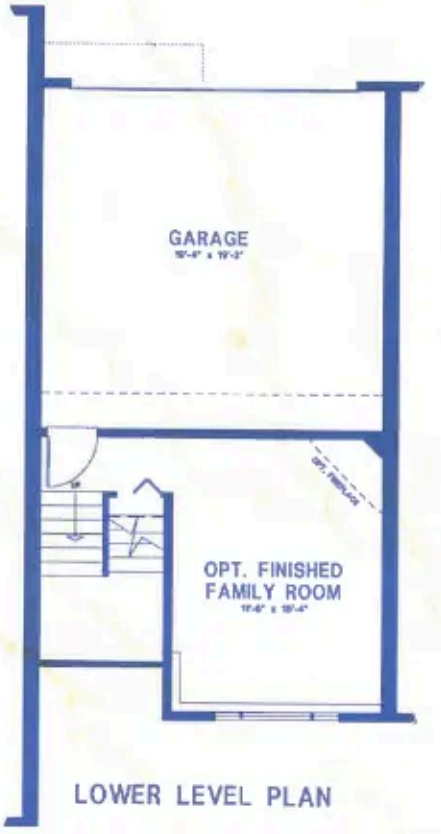
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Dawson Mill

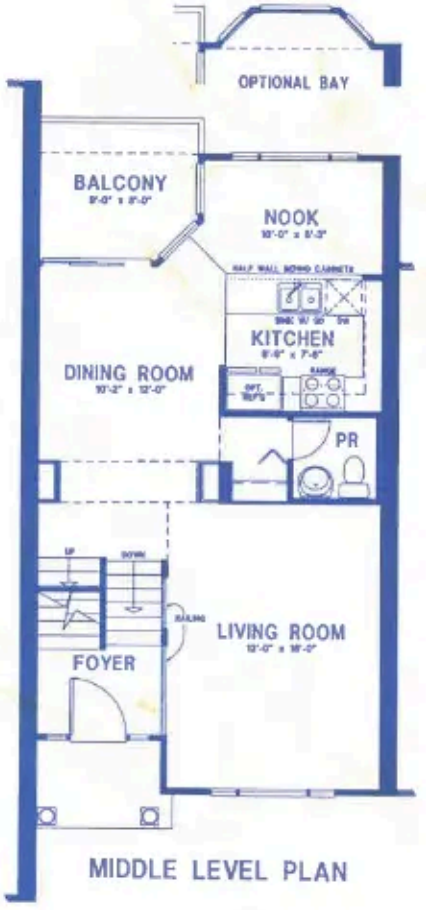
Village

The GILLIAN

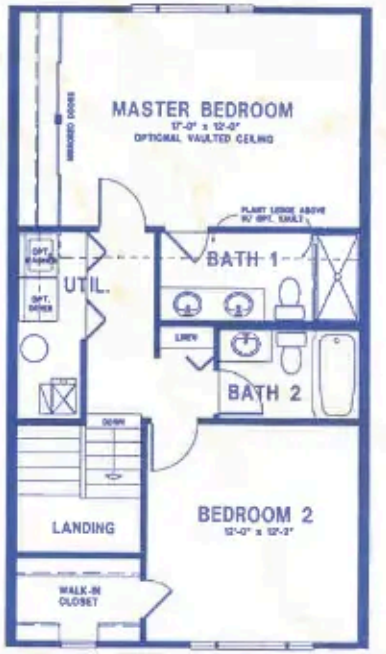
Plan # 2370



LOWER LEVEL PLAN



MIDDLE LEVEL PLAN



2 BED / 2 BATH
UPPER LEVEL PLAN

Preliminary plans, subject to change.
All dimensions are approximate.
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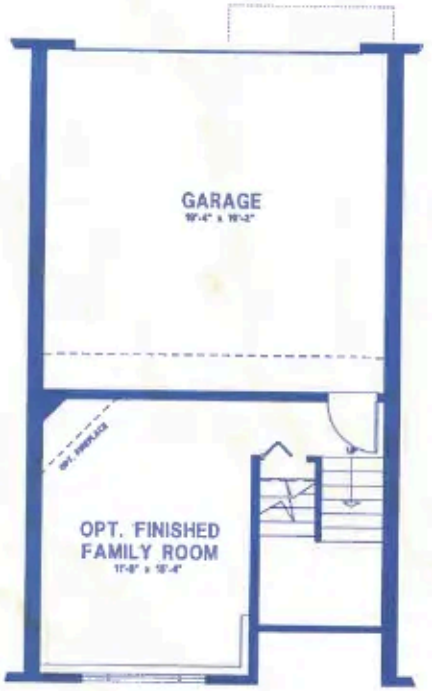
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Dawson Mill

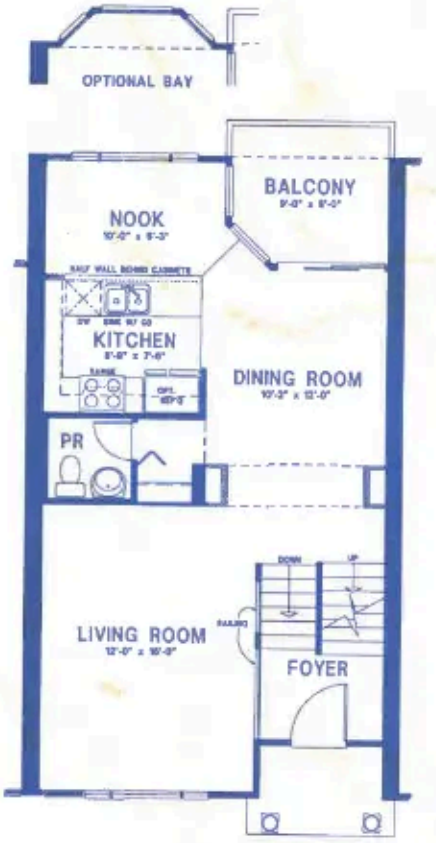
Village

The HENDERSON

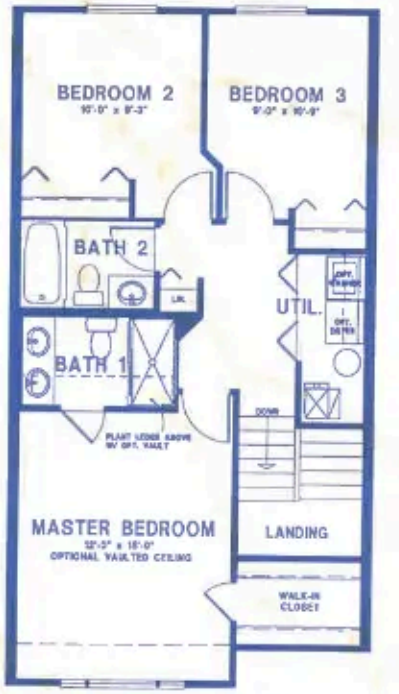
Plan # 2400



LOWER LEVEL PLAN



MIDDLE LEVEL PLAN



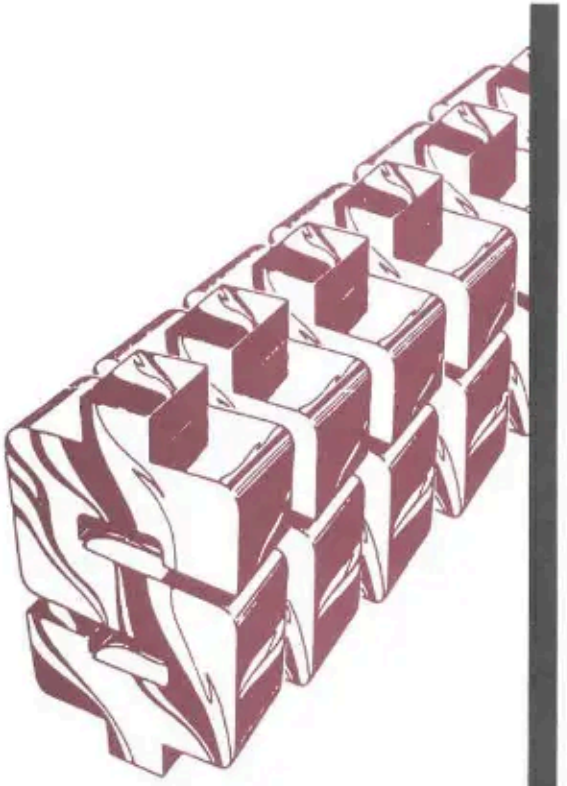
3 BED / 2 BATH
UPPER LEVEL PLAN

Preliminary plans, subject to change.
All dimensions are approximate.
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PULTE
Master Builder



REFERRAL PROGRAM

If you are satisfied with our quality and reputation, and refer potential customers to us and they decide to purchase a Pulte home, at the time of each closing we will send you a "thank you" check for $100.

If you are a closed Pulte home owner, you will receive $300 for your first referral, $400 for your second referral, and $500 for your third and subsequent referrals.

Pulte's current Referral Program is not offered indefinitely and may change from time to time. Therefore, please call us periodically to find out the details of our Referral Program.

EQUAL HOUSING OPPORTUNITY

Effective 3/1/91

Quality.

We've built our reputation on it.

A Pulte Home — Pulte cares about you, the buyer. We follow you through the entire home-buying process, to make sure you're comfortable and thoroughly informed, each step of the way.

Quality Craftsmanship — Pulte Homes proudly maintains a tradition of excellence and quality in design and craftsmanship. Rich attention to detail is evident in interior and exterior appointments and in the quality materials we choose.

Pre-drywall Orientation — We are so confident in the quality construction of our homes, that we offer a special early preview, a first in the homebuilding industry. During pre-drywall orientation, you will be able to review your home's structural components, and any questions you may have about your home will be answered by the customer care representative.

Full Time Customer Care Service Department — Pulte homebuyers have confidence in their homebuilder, knowing that Pulte Home Corporation continues its pledge to quality care long after the sale. Because we feel that all our customers are special and deserve prompt attention, our Customer Care Department phones are answered 24 hours a day by a fully trained staff.

Full Service Mortgage Company — ICM Mortgage Corporation, a wholly-owned subsidiary of Pulte Home Corporation, is a federally approved lender, issuing FHA, VA and Conventional loans nationwide. Because ICM is one of the largest mortgage banking firms in the United States, servicing over two billion dollars in mortgages, we offer some of the best financing available.

Progress Reporting — Your Pulte Sales Representative will stay in touch with you on a regular basis. We'll check and make sure your mortgage review went smoothly, that you fully understand all your options, that you're knowledgeable about landscaping, utilities and all other facets of your new Pulte Home.

Pre-Closing Orientation — Just before move-in, a customer care representative will set up a time to acquaint you with a working knowledge of your new home, and during this orientation you can note any concerns which need to be addressed. Our representatives will provide you with information regarding landscaping and will answer your questions about Pulte warranty service and homeowner maintenance.

Post-Purchase Follow-Up — To help us keep designing Pulte Homes in the best possible manner to ensure customer satisfaction, and to determine the quality of the service you received as a Pulte home-buyer, we ask that you complete a Post-Purchase Questionnaire. Your comments will help us to continue to provide the highest quality in every aspect of our homebuilding operations.

National Homebuilder — Pulte Home Corporation is a New York Stock Exchange Company, recognized by Wall Street as a leader in the homebuilding industry. Pulte is dedicated to building in the finest areas with established neighborhoods, schools, and community facilities. With a concern for quality as our driving force, Pulte Homes has risen to become one of the Nation's largest homebuilders.

A Firm Commitment to Service — At Pulte, we make sure that buying your new home is the exciting and rewarding experience you want it to be. We strive to keep you well informed, to thoroughly answer all your questions, to provide helpful, courteous and prompt service on a continual basis. At Pulte, we care about you, and we show that care and concern in every possible way.

Pulte Homes

PULTE Master Builder

EQUAL HOUSING OPPORTUNITY

Quality. We've built our reputation on it.