RYLAND

HOMES

HERON BAY

THE CAMBRIDGE — **$159,990**

4 Bedrooms; 2-1/2 Baths; 2-Story Foyer; Eat-In Kitchen; Switchback Staircase; 2-Car Garage; Basement.

THE SAVANNAH — **$162,990**

4 Bedrooms; 2-1/2 Baths; 2-Story Foyer with Plant Shelf; 9-Foot First Floor Ceilings; Breakfast Area; Living and Dining Room; Oversized Master Suite; 2-Car Garage; Basement.

THE GILBERT — **$164,990**

4 Bedrooms; 2-1/2 Baths; Eat-In Kitchen; Living and Dining Room; Oversized Master Suite; 2-Car Garage; Basement.

THE DURHAM — **$167,990**

4 Bedrooms; 2-1/2 Baths; 2-Story Foyer with Plant Shelf; 9-Foot First Floor Ceilings; Formal Living and Dining Room; Breakfast Area; Oversized Master Suite; Walk-In Closets; 2-Car Garage; Basement.

THE BRADLEY — **$178,990**

4 Bedrooms; 2-1/2 Baths; Den; Island Kitchen; Transom Windows; T-Staircase; 2-Car Garage; Basement.

THE CARLTON — **$182,990**

4 Bedrooms; 2-1/2 Baths; Peninsula Kitchen with Large Breakfast Area; Living and Dining Room; Study; 2-Car Garage; Basement.

(PRICES SUBJECT TO CHANGE WITHOUT NOTICE)

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Heron Bay Sales Office - 9 Heron Court - Lake in the Hills, IL - 60102 - (847) 669-8617

HERON BAY

RYLAND BRINGS 30 YEARS OF BUILDING EXPERIENCE TO CHICAGO.

Location. Quality product. Price. Responsive customer service. It all adds up to value.

We're finding that Chicagoans want the same elements in a home that Ryland has built its reputation upon in the building of over 130,000 homes across America.

From the first tour of a Ryland Home you'll notice how years of listening to the needs of our customers have aided us in designing homes that incorporate quality materials and state-of-the-art design. Beautifully designed from interior to exterior, a Ryland Home offers so much to admire. We think you'll find Ryland to be your kind of builder. We know Chicago is our kind of town.

NATIONAL BUILDER ADVANTAGES WITH PERSONALIZED ATTENTION.

Ryland uses brand name manufacturers such as General Electric® Appliances, Armstrong® Floors and Carpeting, Sherwin Williams® Paints, AristoKraft® Cabinets and Moen® Faucets, just to name a few, in all our homes. Because Ryland purchases huge quantities of these name brand favorites, we're able to pass along the savings of volume buying to our customers. In addition, we realize that your home must be designed to complement your lifestyle. From your first home tour to long after closing, Ryland will work closely with your family every step of the way.

RYLAND MORTGAGE COMPANY

We'll not only build you a home, we'll help keep your financial house in order. Ryland Mortgage Company offers an array of loans including conventional, adjustable, FHA and VA with competitive or below market rates. It's just one more advantage of working with one of the nation's largest, most progressive builders.

WE'RE BUILDING A REPUTATION ACROSS AMERICA.

We started out in 1967 with a very big idea: To construct attractive, quality homes that give the customer the most home value for the money. That same philosophy has guided us in the building of over 130,000 quality homes across America. And now, Ryland brings over 30 years of homebuilding experience to Chicago. We greet the challenge of building in the Chicago market with every bit of the enthusiasm that has made Ryland one of the nation's largest homebuilders.

The enthusiasm is contagious. Ryland Homes is a favorite on the New York Stock Exchange, and Forbes magazine has proclaimed Ryland the most financially sound residential homebuilder in the U.S.

THE RYLAND HOME WARRANTY PROGRAM.

Every Ryland Home is protected by the ten-year Ryland Home Warranty. The Warranty Program provides each Ryland homeowner with a written insurance policy that protects the home against major structural defects for ten years.

For further peace of mind, each Ryland Home comes with a comprehensive Home Buyer's Guide that puts Ryland's services and warranties in writing.

Consider what you've read here. If you have any questions, feel free to ask your Ryland sales representative. We're confident you'll come to the same conclusion as over 130,000 home buyers before you: Ryland is the best choice.

RYLAND

HERON BAY

PRODUCT FEATURES

LOWER UTILITY BILLS
- R-13 Fiberglass Insulation in Exterior Walls
- R-30 Fiberglass Insulation in Ceilings
- 80% High-Efficiency Gas Furnace
- Energy Saver Glass Lined 40-Gallon Gas Hot Water Heater
- Energy Efficient Steel Insulated Entry & Service Doors
- Energy Efficient Vinyl Double Pane Windows with Thermal Barrier
- Anti-Air Infiltration System

A QUALITY HOME THAT'S BUILT TO LAST
- Poured Concrete Steel Reinforced Foundation Walls
- Damp-Proofed Foundations
- Engineered Floor and Roof Truss Systems / Silent Floor System
- 3/4" Tongue and Groove Subflooring Glued and Nailed
- 2 x 4 Construction with Kiln Dried Lumber
- 1/2" Exterior Grade Roof Sheathing
- Fiberglass Roofing Shingles with 25-Year Warranty
- Maintenance Free Aluminum Soffit and Fascia
- Seamless Aluminum Gutters and Downspouts
- Electric Ground-Fault Circuits
- Interconnected Smoke Detector System

YOU'LL ENJOY ALL OUR DETAILED INTERIORS . . .
- Wall-To-Wall Carpeting (per plan)
- Armstrong® No Wax Vinyl Flooring (per plan)
- Painted Six-Panel Colonial Doors and Trim
- Sherwin Williams® Paints
- Designer Lighting Fixtures (per plan)
- Security Dead Bolt locks
- Pre-Wired for Phone (3) and Cable TV (2)
- Designer Ventilated Closet Shelving
- Main Floor Volume Ceilings (per plan)

. . . AS WELL AS OUR GREAT OUTDOORS.
- Fully Sodded and Landscaped Front and Side Yards, Seeded Rear Yard
- Asphalt Driveway
- Front & Rear Door Lighting
- Two Frost Resistant Water Spigots
- Damp-Proof Electrical Ground Fault Breaker

A WELL-STOCKED KITCHEN . . .
- GE® Continuous-Clean Gas Range
- GE® Automatic Dishwasher
- In-Sink-Erator® Food Disposal
- Stainless Steel Double-Bowl Sink
- Decorator Countertops
- Pantry Closet
- Armstrong® No Wax Vinyl Flooring
- AristoKraft® Kitchen Cabinets
- Moen' Single Lever Washerless Faucets

. . . AND A WARM, LUXURIOUS BATH.
- Steel Enameled Bath Tubs with Ceramic Tile Surrounds (per plan)
- Vanities with Cultured Marble Tops
- Mirrored Medicine Cabinets
- Oversized Mirrors
- Designer Lighting Selections
- Water Saver Commodes
- Moen® Single Lever Washerless Faucets

OPTIONAL FEATURES FOR THE PERSONAL TOUCH.
- Full Brick Exterior Accents (per plan)
- Woodburning Fireplaces
- Gas Log Fireplaces
- Media Entertainment Centers
- Central Air Conditioning
- Flush Oak Doors and Trim
- Oak Railings
- Whirlpool Tubs
- Skylights
- Exterior Pressure Treated Decks

PEACE OF MIND . . .
- Detailed Ryland Quality Inspection Process
- Pre-Construction Conference
- Pre-Drywall Conference
- Pre-Settlement Orientation
- Post Move-In Service Conference

. . . OF A WRITTEN GUARANTEE.
- Ryland Warranty Program
  - 10-Year Major Structural Warranty
  - 2-Year Mechanical System Warranty
  - 1-Year Material and Workmanship Warranty
- Name Brand Manufacturers Warranty

Note: The products and specifications mentioned are subject to change. Plans and drawings are for illustration purposes only and are not part of a legal contract. 2/97

EQUAL HOUSING OPPORTUNITY

RYLAND

RYLAND 10 YEAR WARRANTY

The Cambridge



C

RYLAND



A



B

RYLAND TEN YEAR WARRANTY

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EQUAL HOUSING OPPORTUNITY

The Savannah



C

BRICK FRONT AND ANGLED BAY WINDOW OPTIONAL

RYLAND



A



ANGLED BAY WINDOW OPTIONAL

B

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The Gilbert



C

RYLAND



FRONT PORCH OPTIONAL

A



BRICK FRONT OPTIONAL

B

RYLAND 10 YEAR WARRANTY

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EQUAL HOUSING OPPORTUNITY

The Durham



C

BRICK FRONT OPTIONAL

RYLAND



A



B

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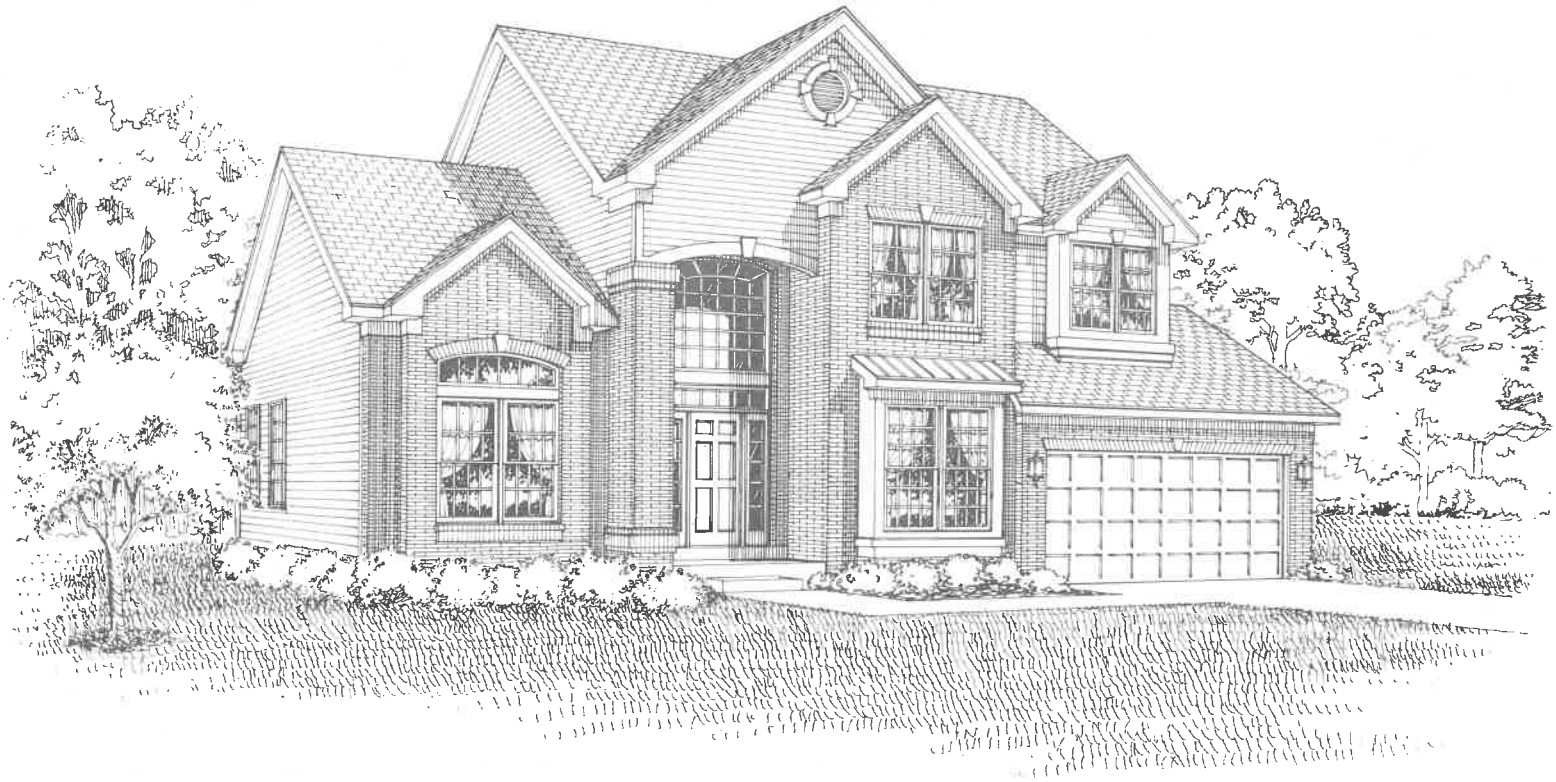
THE BRADLEY.

Featured in the Grand Collection.



Elevation C
Brick Front Optional

One look and you'll understand why The Bradley is a Ryland favorite. With its spectacular gabled front exterior and celebrated entry, there's plenty to admire. Plus, traditional detailing and available brickwork also abound. What's more, The Bradley's transom windows will bathe your home in luxury.

RYLAND



Elevation A
Front Porch Optional



Elevation B
Brick Front Optional

RYLAND

The Carlton



C

BRICK FRONT OPTIONAL

RYLAND



A



B

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