

The Citrine III - 2405 Crystal Creek Dr.

Base Home Sales Price including Base Home Site	\$459,151
Larger Home Site Differential	\$21,000
Site Specific Differential	\$3,800
Luxury Options (partial list below)	\$41,422
Sales Price	\$525,373

TATUM
HOMES

Office: (405) 692-8421
www.TatumHomes.com



Today's Sale Price \$469,950

You save \$55,423

Approximate square footage 2384

Luxury Options Included :

Architectural

Oversized Front porch with Vaulted Ceiling
Decorative Dormer on Front Elevation
White Painted Brick
Cedar detail on Front Porch & Garage
Living Room Tray ceiling with trim detail
Transom windows in select areas
6 lite Entry Door

Energy Efficiency

Energy-saving Radiant Barrier Roof Decking
Programmable thermostat
Energy-saving vinyl LO-E windows

Electrical - LED lights throughout

120v Floor Outlet in Living
Pendant lighting wiring in Kitchen
LED Undercounter Lighting in Kitchen
Luxury Lighting Package

Flooring Tile

Wood-look tile in Main Areas
Shampoo Niches
Floor to Ceiling Fireplace surround
Tile seat in Master

Cabinetry & Trim

Living Room trim with painted ceiling detail
Additional Cabinetry in Utility with 2cm quartz
Custom Desk Area in Pantry
Trash can roll-out bin
Additional Vanity Drawer Stacks
Mud bench seat with hooks
Wraparound Mantel on Fireplace

Plumbing

Champagne Bronze Plumbing Fixture in Kitchen
Freestanding Tub in Master Bath
Black Delta Plumbing Fixture in Powder Bath

Countertops

Quartz Countertops

Other

Additional Back Patio Concrete
Rain & Freeze Sensor for Sprinkler
Additional Paint colors
Blinds throughout Home
Oversized Cul-de-sac Homesite

Print date 3-5-25

Disclaimer: Please note that information provided is approximate in this flyer and subject to change without notice, and any previous versions or discussions should be considered void.