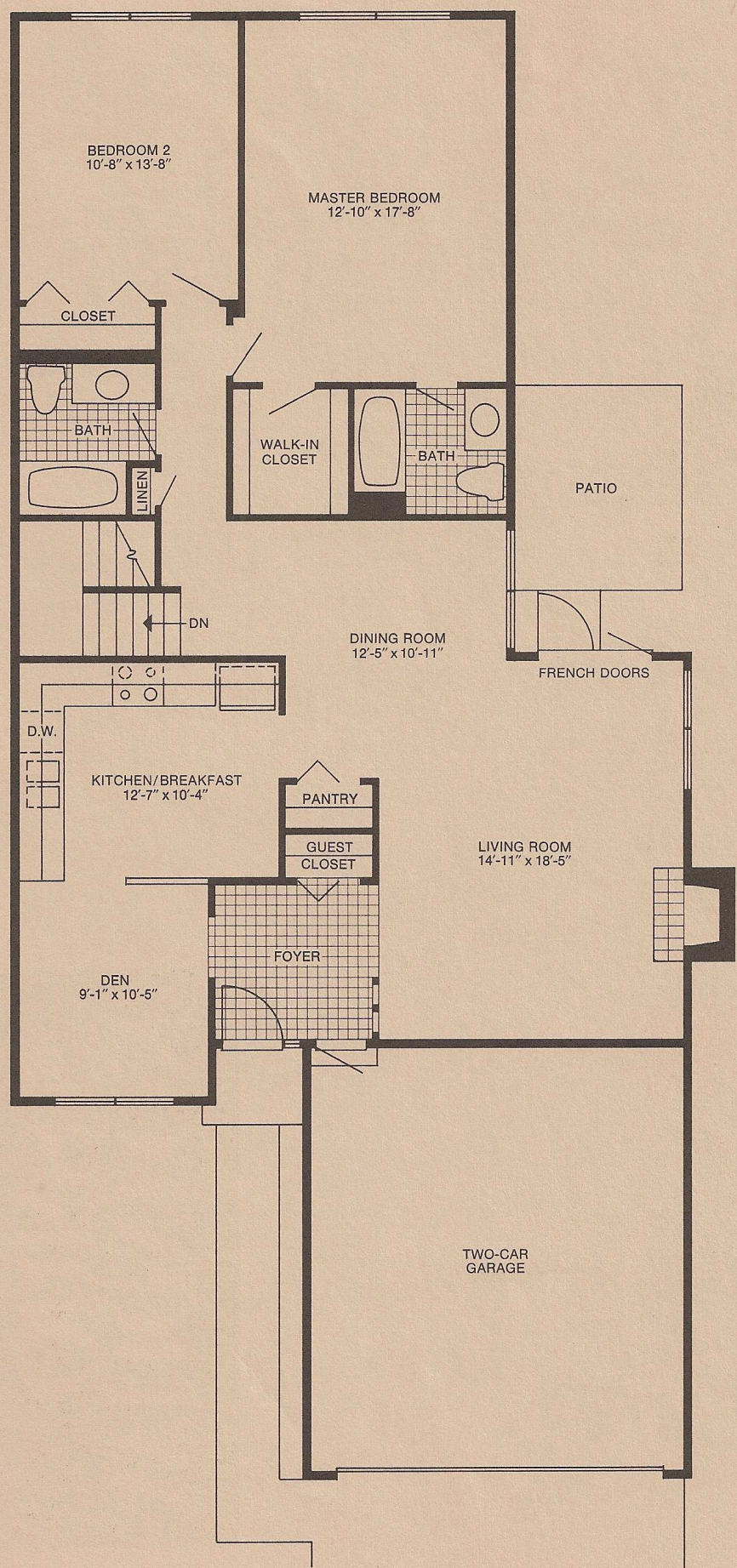


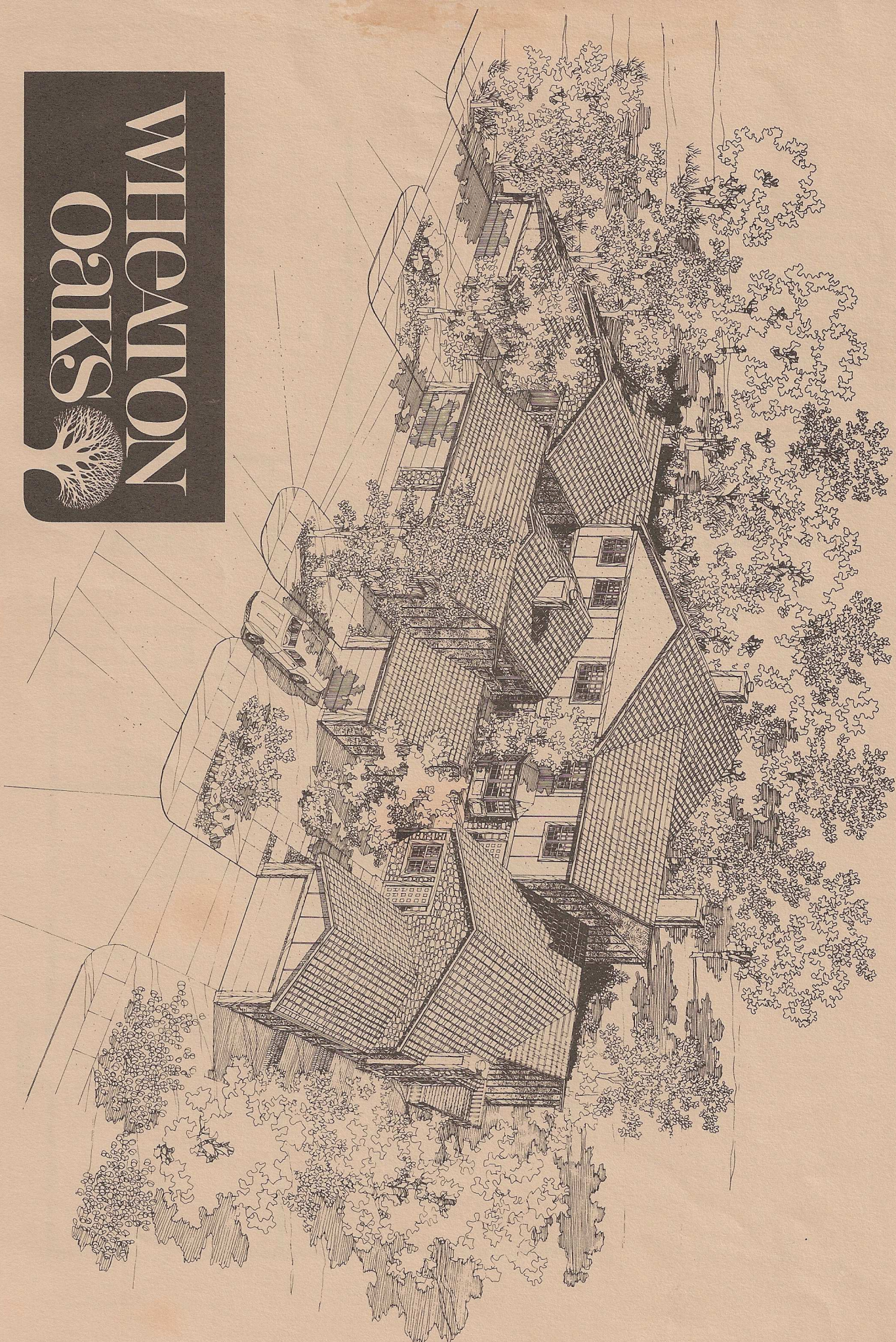
WHEATON
Oaks



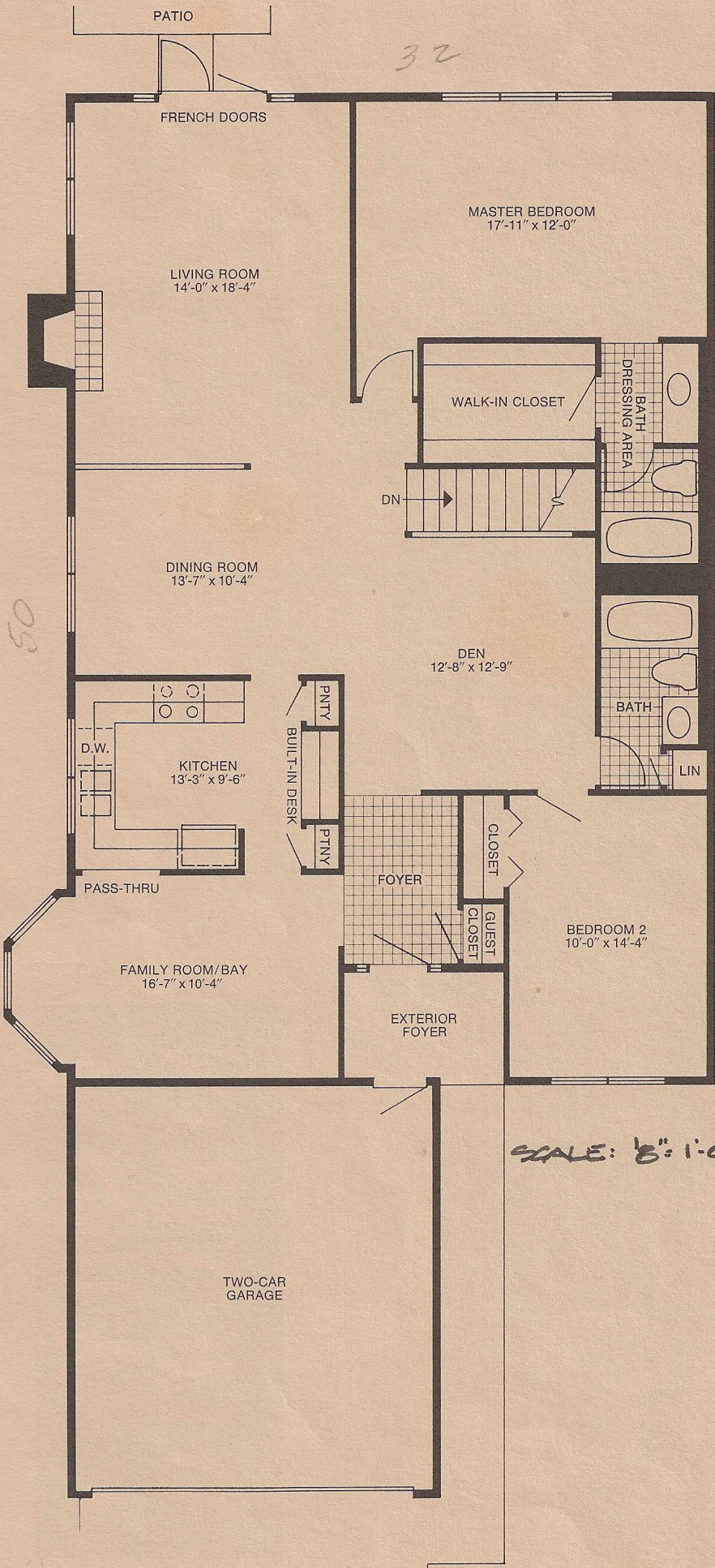
Ranch design
2 bedrooms • 2 baths • den
2-car attached garage
basement

From the attractive foyer you may enter either the den and large kitchen/breakfast area or the living room. In the living room with its fireplace, you will observe dramatic spaciousness which spans the separate dining room...and outdoor vistas which include views through french doors to the patio. The large master bedroom becomes a suite with its own full bath and walk-in closet. The attached garage has an entry leading directly to the foyer.

The unique setting for Wheaton Oaks demands continuous attention to townhome design and construction detailing. Specifications, equipment and dimensions are subject to change without notice. Please refer to plans and specifications in the Sales Office for current details.



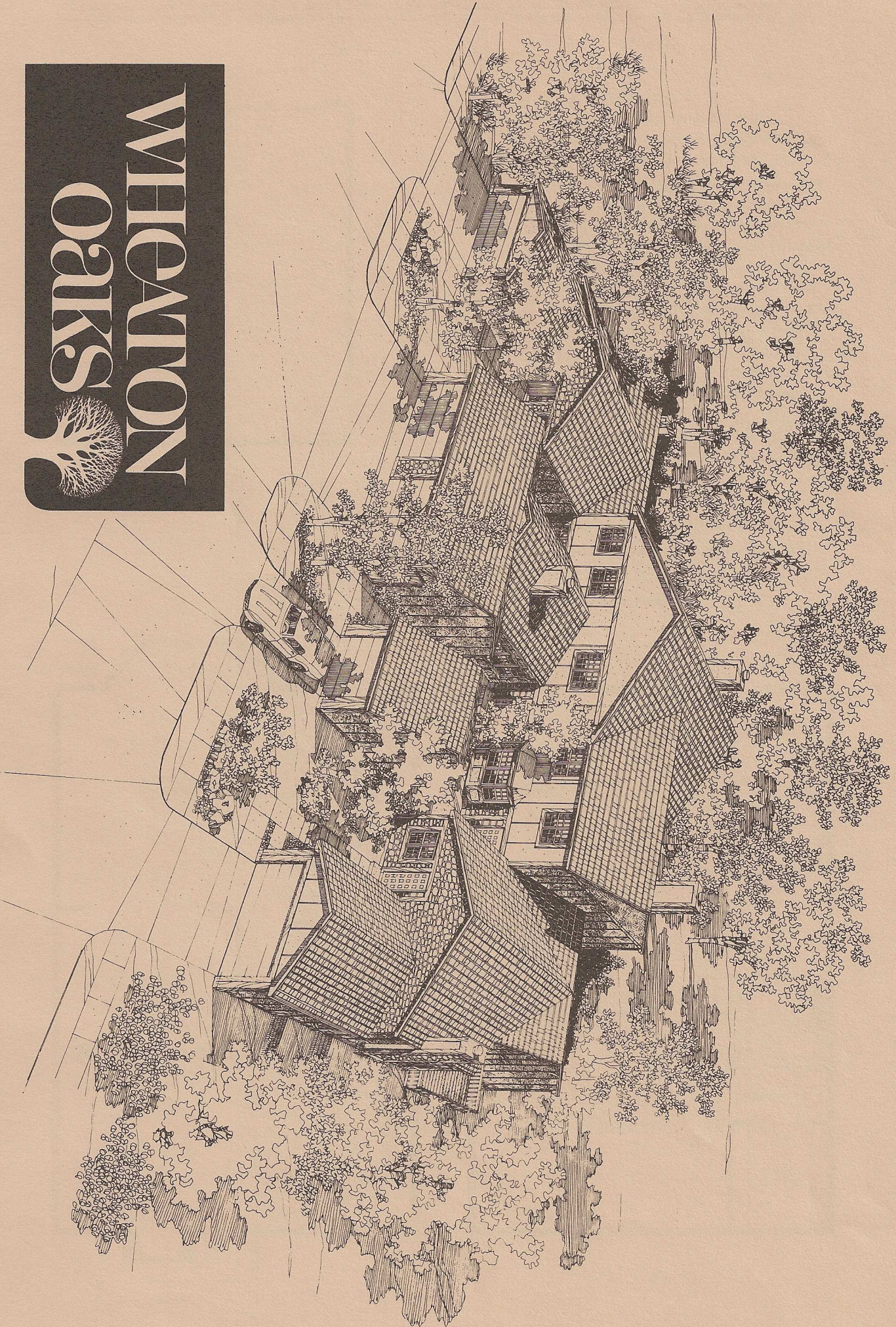
WHEATON
Oaks



Ranch design
 2 bedrooms • 2 baths • den
 family room/bay
 2-car attached garage
 basement

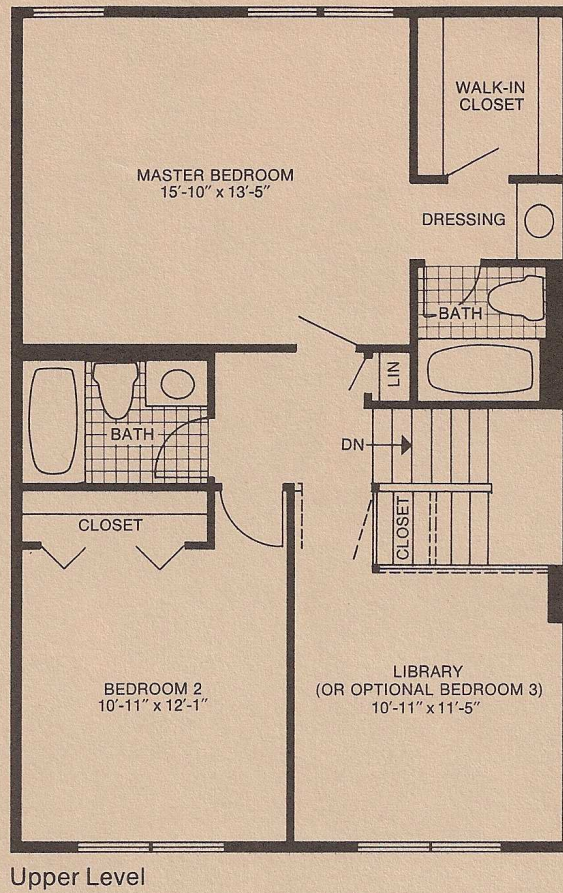
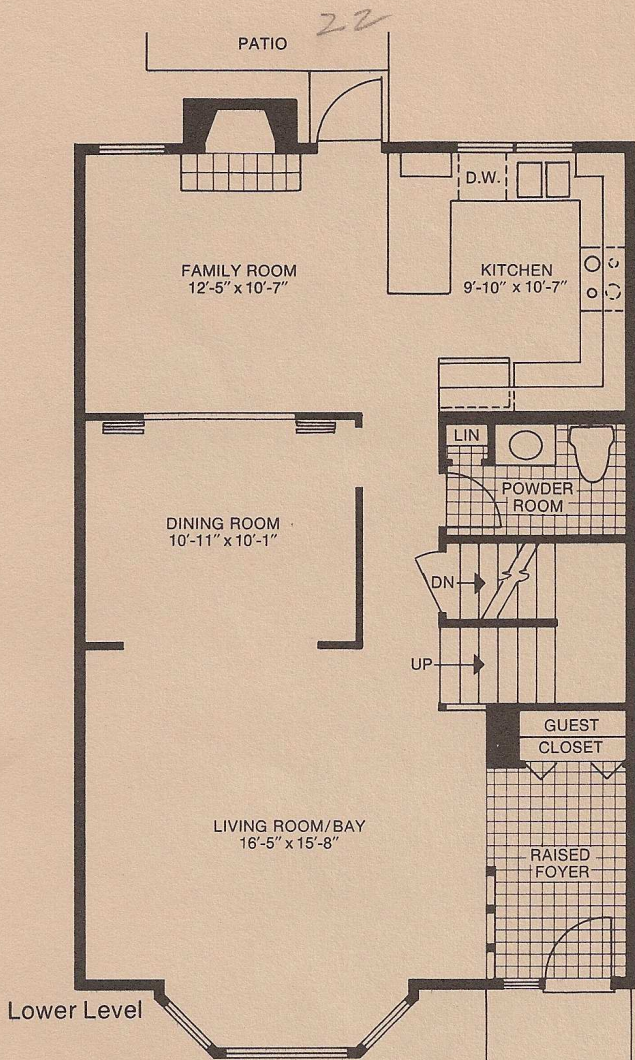
You first pass through a unique "exterior foyer" before entering this very spacious ranch design. Inside, the formal dining room and living room are complemented by both the family room, with its large bay window, and a separate den for a range of casual living. The kitchen features excellent counter space, a built-in desk and two pantries. The master bedroom, with private bath, dressing room and walk-in closet, is located away from the other bedroom for complete privacy.

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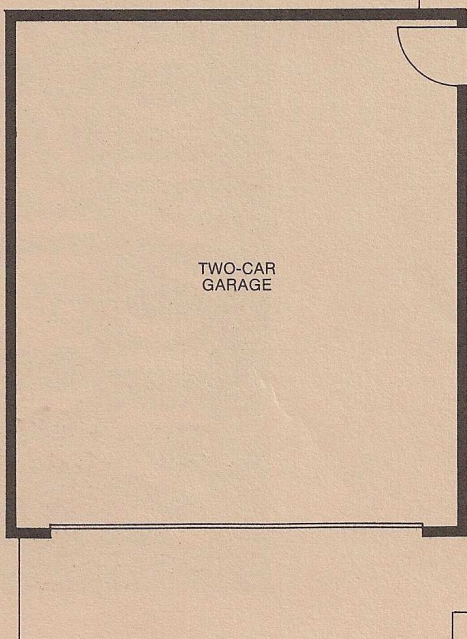
**WHEATON
OAKS**



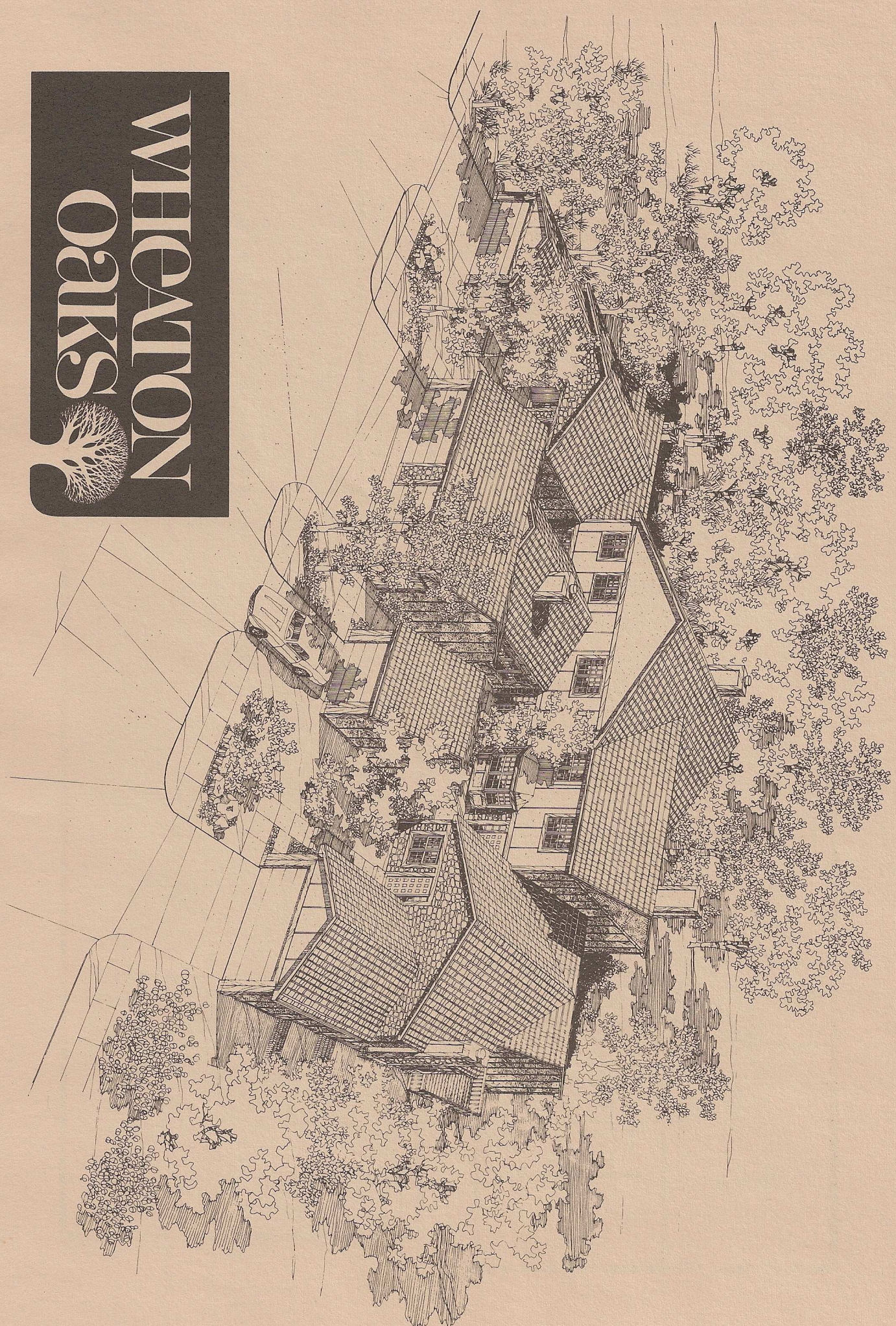


**2-story design
2 bedrooms with library
(or optional third bedroom)
family room • 2-car garage
basement**

From its exterior, as well as interior, this townhome is keynoted by a beautiful bay window. In the living room, the bay window area creates a spacious open feeling right on through the dining room—and this room carries the eye even further with a “visual pass-thru” to the family room and its fireplace. The family room opens to the extremely functional kitchen with its orientation through double windows to the attractive outdoors. The upstairs has been planned for maximum comfort and convenience—spacious bedrooms and a delightful library (which may be converted into an optional third bedroom).

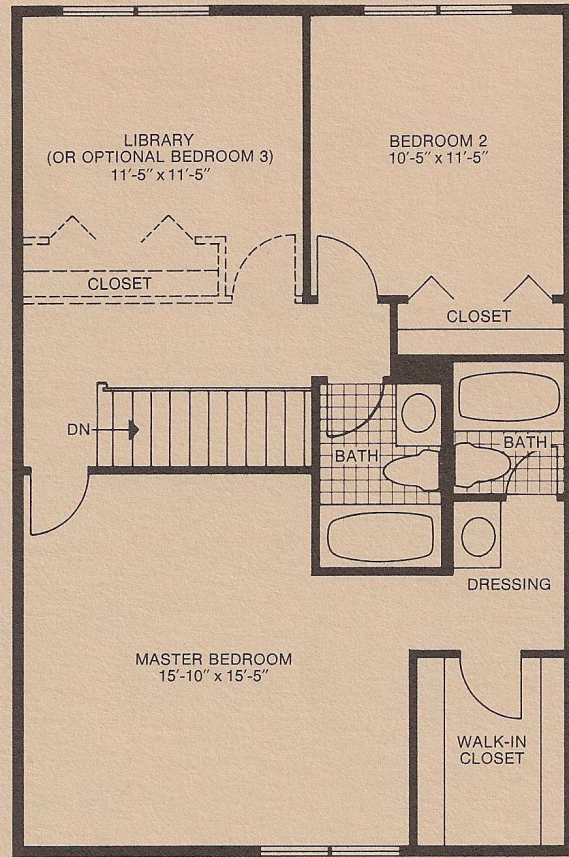
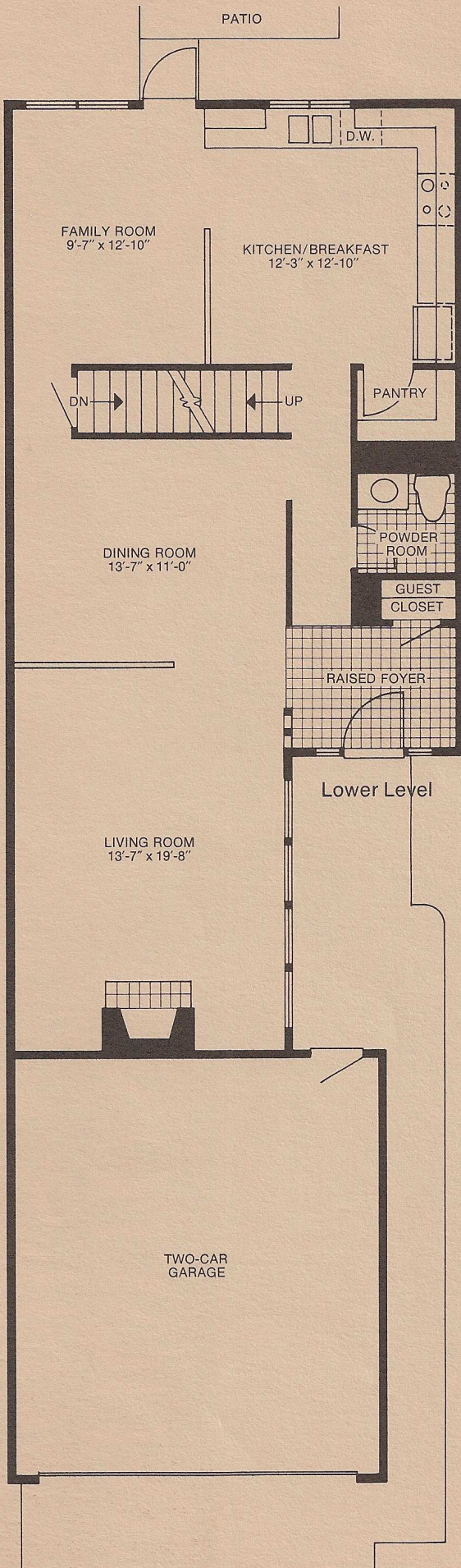


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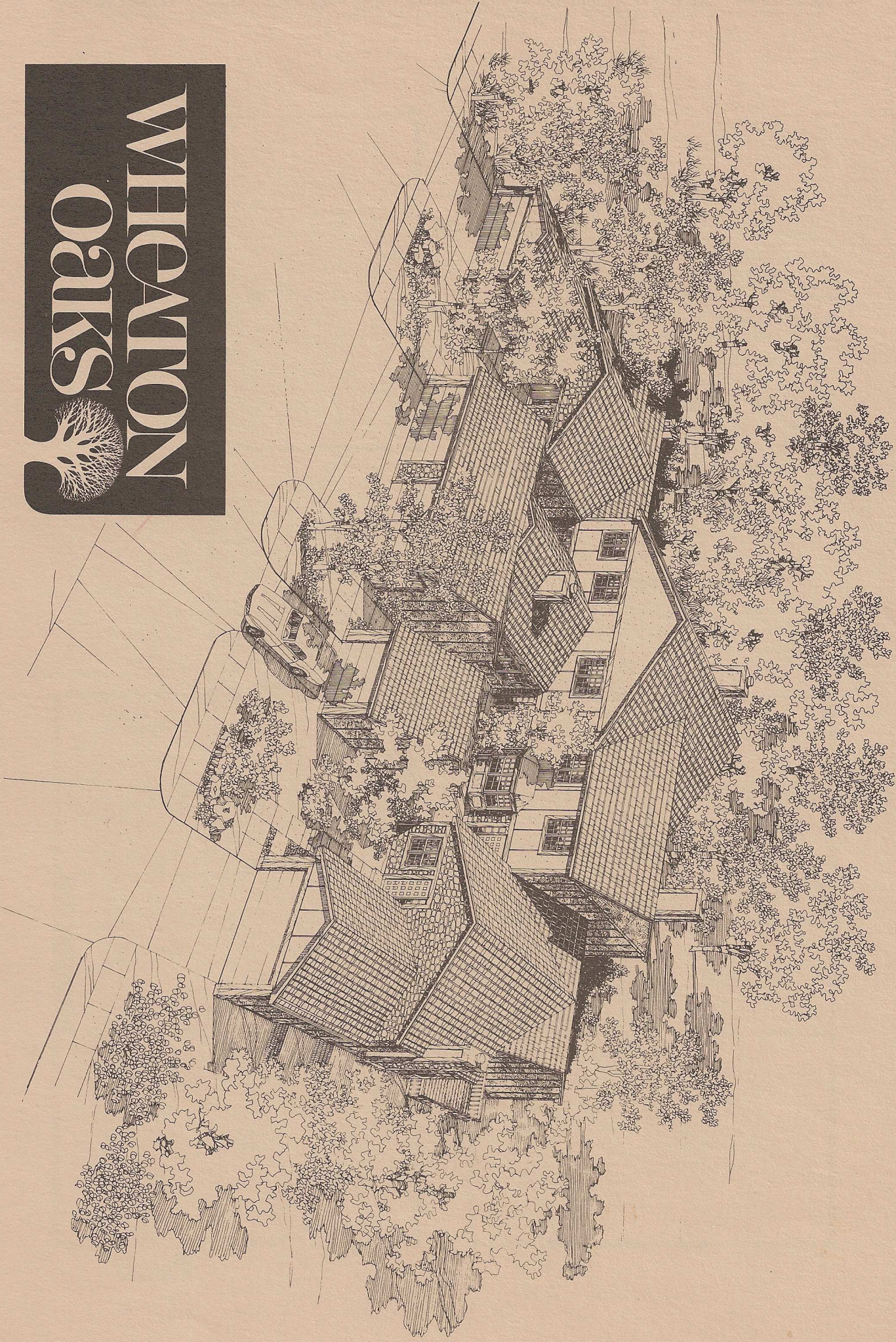
WHEATON
OAKS





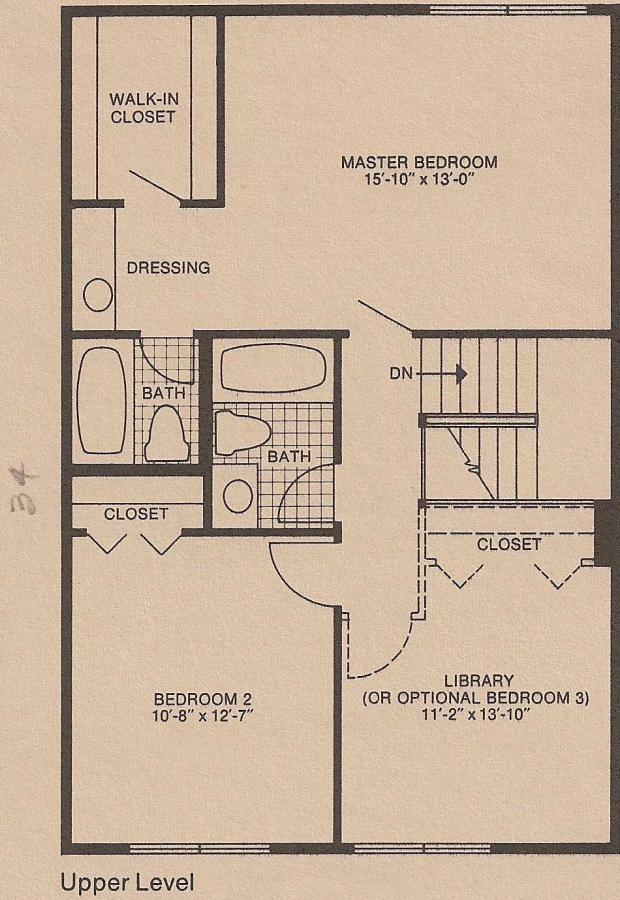
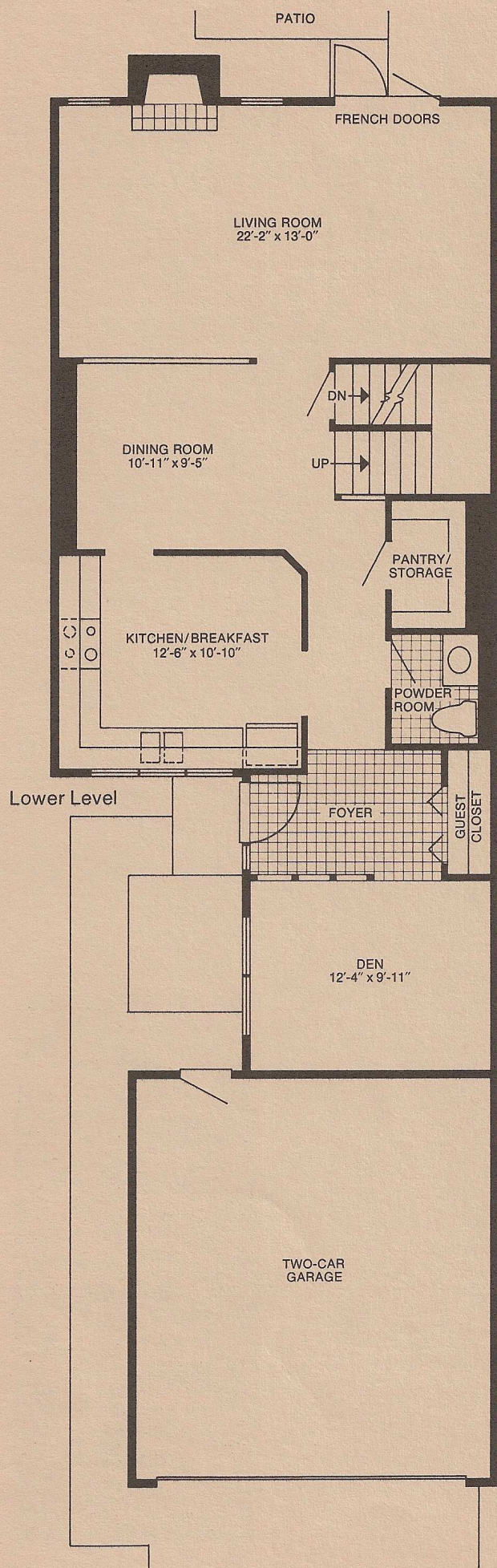
**2-story design
2 bedrooms with library
(or optional third bedroom)
family room • attached 2-car
garage • basement**

From the attractive raised foyer, you first have access to the spacious, visual span of the living room with its vaulted ceiling and the separate dining room. The "window wall" in the living room, along with its fireplace, make this room an especially bright and dramatic setting for relaxing and entertaining. The foyer also leads to the family room and kitchen/breakfast area. These rooms practically bring the outdoors in — with a door leading to the patio and numerous windows, including one over the sink and food preparation area. On the upper level, the huge master bedroom has a separate dressing area and bath, and large walk-in closet.



WHEATON
Oaks

1675 sq ft.



2-story design
2 bedrooms with library
(or optional third bedroom)
2½ baths • 2-car attached
garage • basement

Once you enter the foyer of this home you will observe how its activity areas have been uniquely separated. To the front lies the lovely informal den, with living and dining rooms opening to the rear past the bright kitchen/breakfast room and a full walk-in pantry/storage room. On the upper level is a very spacious master bedroom suite plus the second bedroom and a large library (which can be converted into an optional third bedroom).

Luxury living — built into each Townhome

General Interior Features

- Central air conditioning
- Wood burning fireplace
- Large basements
- Insulated double glazed wood windows with removable sash
- Self storing screens
- Insulated French doors
- Wall-to-wall carpeting
- Spacious tiled entry foyer
- Master bedroom suites with walk-in closets
- Zoned activity areas
- Lighted closets
- Colonial doors and trim throughout
- Large linen closets
- Decorator light fixtures
- Smoke detector

General Exterior Features

- 2-car garage with automatic garage door opener
- Sodded and landscaped yards
- Aluminum gutters and down spouts
- Large rear patio
- 12' privacy fences
- Concrete walks from driveway to front entry
- Concrete driveways
- Guest parking areas
- Natural stone and Stuccato siding

Kitchen

- Quality oak cabinets
- Built-in dishwasher
- Double bowl stainless steel sink
- Continuous-clean double oven and range
- Built-in garbage disposer
- Vented range hood and fan
- Easy-care vinyl asbestos floor tile
- Self-edged counter tops
- Self-mixing faucet

Baths

- Cultured marble counter tops and bowls
- Ceramic tile walls in tub and shower
- Ceramic tile floor
- Quality oak vanities
- Over-sized mirrors
- Medicine cabinets
- White fixtures
- Single lever mixing faucets
- Ceiling exhaust fan

Utilities

- Gas-fired forced air furnace/air conditioner
- 100 amp electrical service with circuit breaker
- 40-gallon glass lined water heater
- Copper water pipes
- Vents for dryer
- Sump pump where required and interior drain tile
- Central air conditioning

Quality—Its Many Dimensions

- Cedar fascia and trim
- Natural stone siding
- Energy saving insulation: Ceilings, 6" fiber glass insulation; Exterior walls, full thick 3½" fiber glass insulation batts plus Celotex Sheathing
- 235 lb. roof shingles over 15 lb. impregnated felt over ½" exterior glue plywood roof sheathing.
- Tongue and groove ¾" plywood subflooring, glued and nailed to floor trusses.
- 8" full masonry dividing firewall
- Separate storm and sanitary sewers
- Underground utilities
- Designed street lighting
- Superior concrete street construction and full sidewalks

A Neighborhood with Privacy Dedicated to Leisure Living

- Permanent planning to retain open wooded spaces
- Private pool and recreation building
- Lovely private entrance by lake
- One monthly assessment to free you from:
 - Exterior maintenance of your home
 - Lawn cutting, fertilizing, shrub and tree trimming
 - Maintenance of common areas, exterior lighting, private roads, green spaces and walks
 - Snow clearance of roads, walks and driveways
 - Liability and casualty insurance on common property
 - Management and administrative services for your Neighborhood Association
 - Use of the pool and recreation building for private parties.

Our Quality Construction Story

The finest materials are combined with excellent craftsmanship.

The townhomes are being built to provide you with a lifetime of comfortable, satisfying living in Wheaton Oaks. Well-known, brand-name materials that are recognized for their quality are used throughout. Every construction detail has received the careful attention of skilled craftsmen.

Your townhome has designed-in comfort features—heating and cooling efficiency is achieved through the use of celotex sheathing and full thick fiber glass insulation in outside walls and 6" fiber glass in second floor ceilings. A sound-barrier wall of 8" concrete block extends from the foundation to the ridge of the roof to assure peace and privacy.

The first and second floors of each townhome utilize an engineered wood floor truss system. This quality feature allows for a clear-span (no posts) basement plan with complete flexibility in the placement of partitions to provide for finishing the basement in a variety of ways.

At Wheaton Oaks, you'll find the quality built-in and the craftsmanship unequalled. A tradition with homes built by Kimball Hill, Inc.

