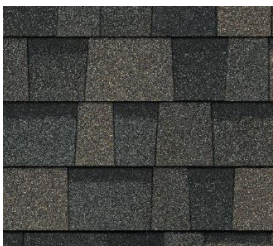


# THE CHARLESTON

N66W21324 Sagebrush Drive, Menomonee Falls



2213 Sqft | 3 Bed | 2 Bath | 3-Car Garage



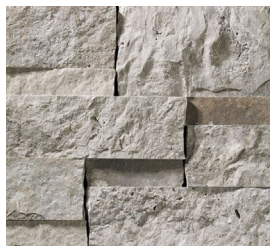
**Roof Shingles:**  
Peppercorn

Standard



**Siding:**  
Cobblestone

Standard



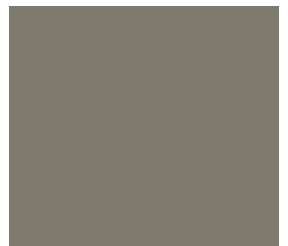
**Exterior Masonry:**  
Biltmore Dimensional

Standard + \$9,100 add per requirements



**Front Door:**  
SW9525 Hidden Trail

Standard



**Fireplace Masonry:**  
SW9598 Solitary Slate  
6" Shiplap

Premier Package



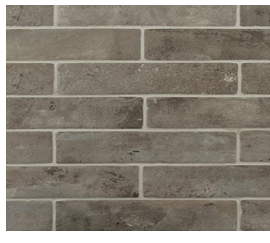
**Cabinetry:**  
Birch - Oatmeal  
Island - Birch - Millstone

Standard



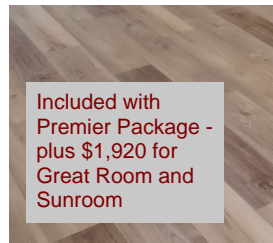
**Kitchen Countertops:**  
Quartz - New Laza

Kitchen - Upgrade 3 - \$1,056



**Kitchen Backsplash:**  
Capella Taupe Brick

Premier Package + \$500 upgrade



Included with Premier Package - plus \$1,920 for Great Room and Sunroom

**Flooring:**  
Inspired LVP - Telluride



**Carpet:**  
Dwellings - Garden Hedge

Standard



### MECHANICAL FEATURES

- Belt drive garage door openers with camera
- Honeywell T10 thermostat upgrade
- Structures wiring package with WIFI extension locations

Premier Package Inclusions

### FINISH FEATURES

- Deluxe Primary Bedroom \$11,995
- Tile shower walls and floor in primary bath
- Kohler® faucets and shower heads Standard
- Electric fireplace with shiplap surround
- Birch-faced kitchen cabinets and vanities with soft close door and drawers Standard
- Tiled kitchen backsplash
- Built-in appliances included Standard
- Quartz countertops in kitchen Standard
- Build-in locker cabinets in mudroom \$1,725
- LVP flooring per plan Premier Package Inclusion + \$1,920 for Great Room

Premier Package Inclusion

### STRUCTURAL FEATURES

- Great Room Bump \$3,995
- Cathedral ceiling in primary suite \$2,250
- Sunroom with a cathedral ceiling \$25,400
- 3-car garage \$17,355
- Concrete driveway \$10,000 value added
- 8' Basement walls Standard
- Rough-in for future full bath in basement Standard
- Two frost -proof exterior hose bibbs Standard

Home elevation renderings and color selection sample images are for illustration purpose only. Digital representation of colors may vary from the actual product. Price accurate as of 02/16/2026. Builder reserves the right to make changes without notice or obligation

