



LANGTREE

STAR, IDAHO

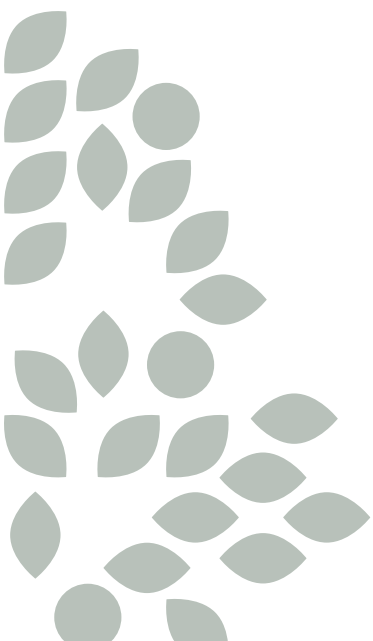


CEDAR & SAGE
HOMES



TABLE OF CONTENTS

03	Location
04	About the Community
05	Site Map
06	Floorplans
24	About the Builder
25	Your Sales Team



LOCATION

9670 W FLOATING FEATHER RD | STAR, ID 83669

The Langtree Community is conveniently located in Star just west of State Highway 16 off Floating Feather Road, offering quick access to shopping, dining, schools, and everyday amenities. Its central location provides an easy commute to Boise, Meridian, and Eagle while still maintaining the peaceful charm and open space that make Star one of the Treasure Valley's most desirable growing communities.





THE COMMUNITY

Langtree is a new subdivision development that will boast 92 single-family homes in a sought after East Star location. Our subdivision amenities will include a beautiful 1,200 sf clubhouse, charming pool, a fenced pickleball court, eye-catching nature preserve, and alluring walking trails. Langtree will have a gated front entrance, award winning designer interior features and semi-customizable selections built by our high-quality local builder Cedar & Sage.

Star Idaho features preserved historic buildings, art galleries, boutiques, and restaurants. The region is also popular for outdoor enthusiasts, offering opportunities for hiking, fishing, camping, and exploring the natural beauty of the surrounding area. Overall, Star is a blend of rural charm, academic influence, and outdoor adventure.



SITE MAP



AVAILABLE FLOORPLANS

Plan	Beds	Baths	SQFT	Garage
The Glacier	4	2.5	2064	2-Car
The Glacier (3-Car)	4	2.5	2064	3-Car
The Redwood	4	3	2704	2-Car
The Sedona	3	2	1850	2-Car
The Sequoia	3	2	1850	2-Car
The Shenandoah	4	3	2285	3-Car
The Yosemite	3	2	1613	2-Car
The Denali (3-Car)	3	2.5	2156	3-Car
The Yellowstone RV	4	3	2366	3-Car
The Yellowstone (3-Car)	4	3	2366	3-Car
The Everglade RV	3	2	1850	2-Car
The Rainier RV	3	2	2318	2-Car
The Rainier RV (Partial Daylight)	3	2	3859	2-Car
The Rainier RV (Full Daylight)	3	2	2918	2-Car
The Teton RV	4	3	2366	2-Car
The Redwood Bonus	4	2.5	2555	2-Car
The The Redwood Bonus (Narrow)	3	2	2412	2-Car
The Redwood (Full Daylight)	3	2	2918	2-Car

THE GLACIER

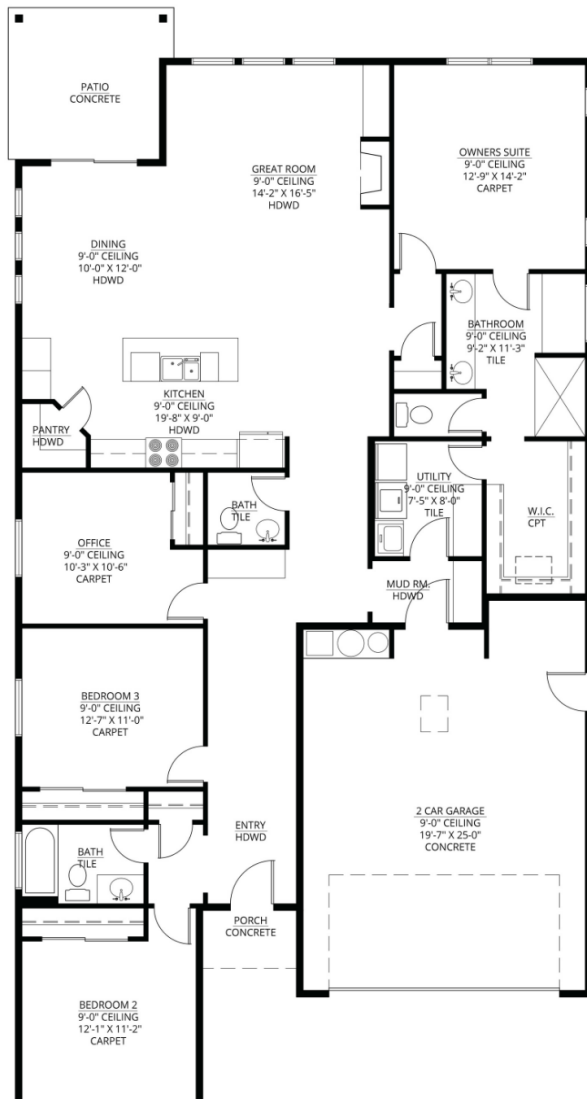


FEATURES:

3 Bedrooms
2.5 Bath
2,064 SqFt.
2-Car Garage

DETAILS

The Glacier by Cedar & Sage Homes is a spacious single-story home designed to provide the perfect blend of flexibility, comfort, and modern Northwest style. Offering 2,050 square feet, 4 bedrooms, 2.5 bathrooms, a 2-car garage, and a main-floor primary suite, this thoughtfully designed new construction home is ideal for growing families, entertainers, and homeowners who value extra living space. At the heart of the home, the open-concept kitchen, dining, and great room create a seamless gathering space filled with natural light and designed for connection. The spacious layout allows for both everyday functionality and effortless entertaining, while the private primary suite offers a relaxing retreat from the rest of the home. Three additional bedrooms provide versatility for family members, guests, remote work, or hobbies. For buyers searching for new homes with four bedrooms, spacious single-level floor plans, or modern homes in Idaho, Montana, and Washington, the Glacier delivers exceptional livability and timeless design. With thoughtfully crafted spaces, quality finishes, and a layout designed for the way people live today, this home embodies Cedar & Sage Homes' commitment to creating elevated Northwest living experiences.



THE GLACIER (3-Car)

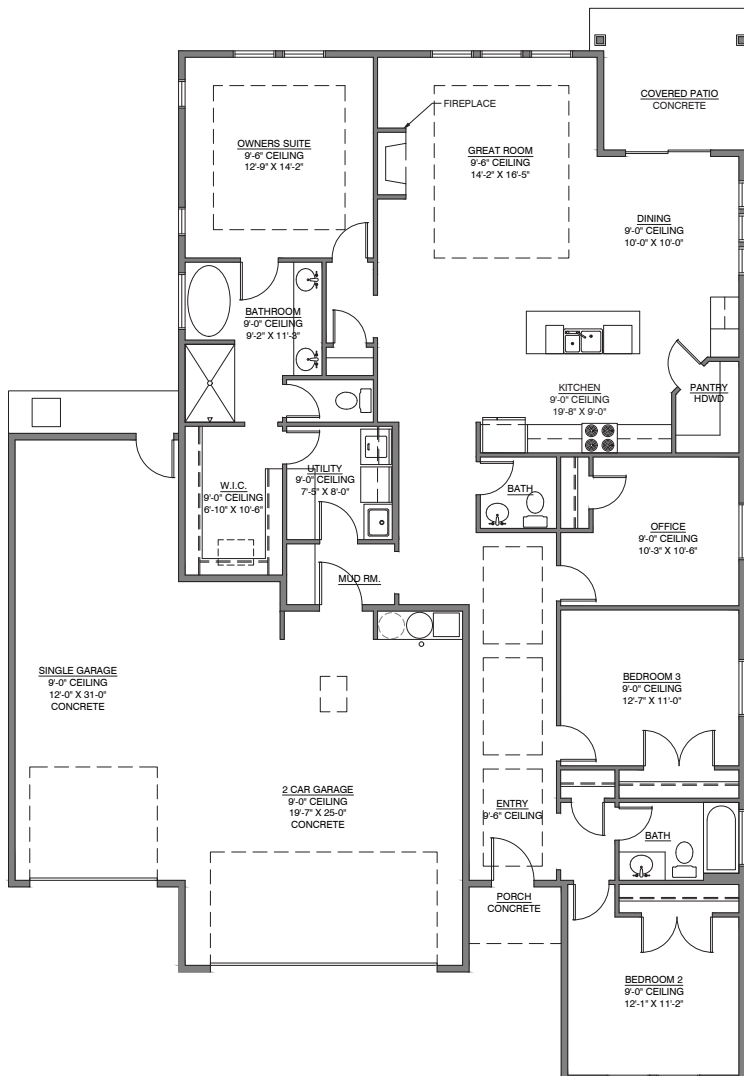


FEATURES:

4 Bedrooms
2.5 Bath
2,064 SqFt.
3-Car Garage

DETAILS

The Glacier 3-Car takes everything homeowners love about the Glacier floor plan and adds even more flexibility with an expanded garage configuration. Featuring 2,064 square feet, 3 bedrooms, 2.5 bathrooms, a spacious 3-car garage, and a main-floor primary suite, this single-story home offers the perfect combination of comfort, convenience, and functionality. The open-concept layout creates a natural flow between the kitchen, dining area, and great room, making the home ideal for entertaining, gathering with family, or simply enjoying everyday life. Large windows allow natural light to pour into the living spaces, creating a bright and inviting atmosphere. The private primary suite provides a peaceful retreat, while additional bedrooms offer flexibility for guests, home offices, or hobby spaces. One of the standout features of this floor plan is the oversized 3-car garage, providing valuable space for vehicles, outdoor equipment, storage, or recreational gear. Perfect for buyers searching for new construction homes with three-car garages, single-level homes, or modern homes designed for active Northwest lifestyles, the Glacier 3-Car delivers thoughtful design and lasting value in every square foot.



THE REDWOOD

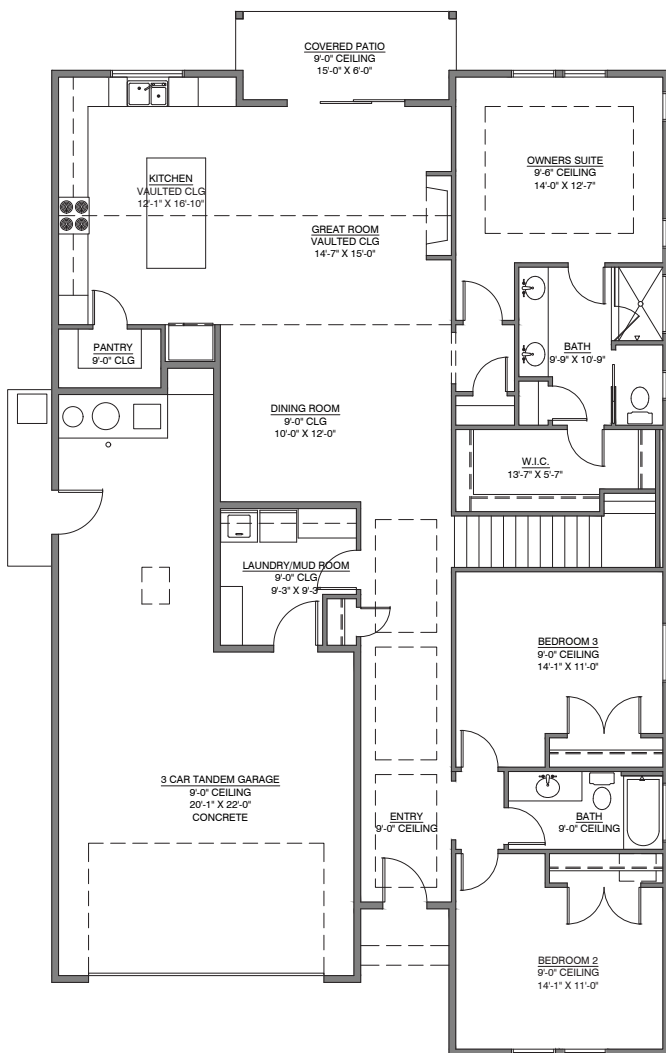


FEATURES:

4 Bedrooms
3 Bath
2,704 SqFt.
2-Car Garage

DETAILS

The Redwood by Cedar & Sage Homes is a spacious single-family home thoughtfully designed for modern Northwest living. Offering 2,704 square feet, 4 bedrooms, 3 bathrooms, a 2-car garage, and a convenient main-floor primary suite, this new construction home combines timeless design with exceptional functionality for growing families and active households. At the heart of the home, an expansive open-concept layout seamlessly connects the kitchen, dining area, and great room, creating the perfect setting for everything from quiet evenings at home to hosting family and friends. Large windows invite abundant natural light throughout the living spaces, enhancing the home's warm, contemporary aesthetic. The private primary suite offers a relaxing retreat, while three additional bedrooms provide plenty of room for family members, guests, or dedicated office and hobby spaces. Ideal for buyers searching for spacious new construction homes, four-bedroom floor plans, or modern single-family homes in Idaho, Montana, and Washington, the Redwood delivers the flexibility and quality craftsmanship that define Cedar & Sage Homes. Every detail is intentionally designed to create a home that supports your lifestyle today while growing with you for years to come.



THE SEDONA

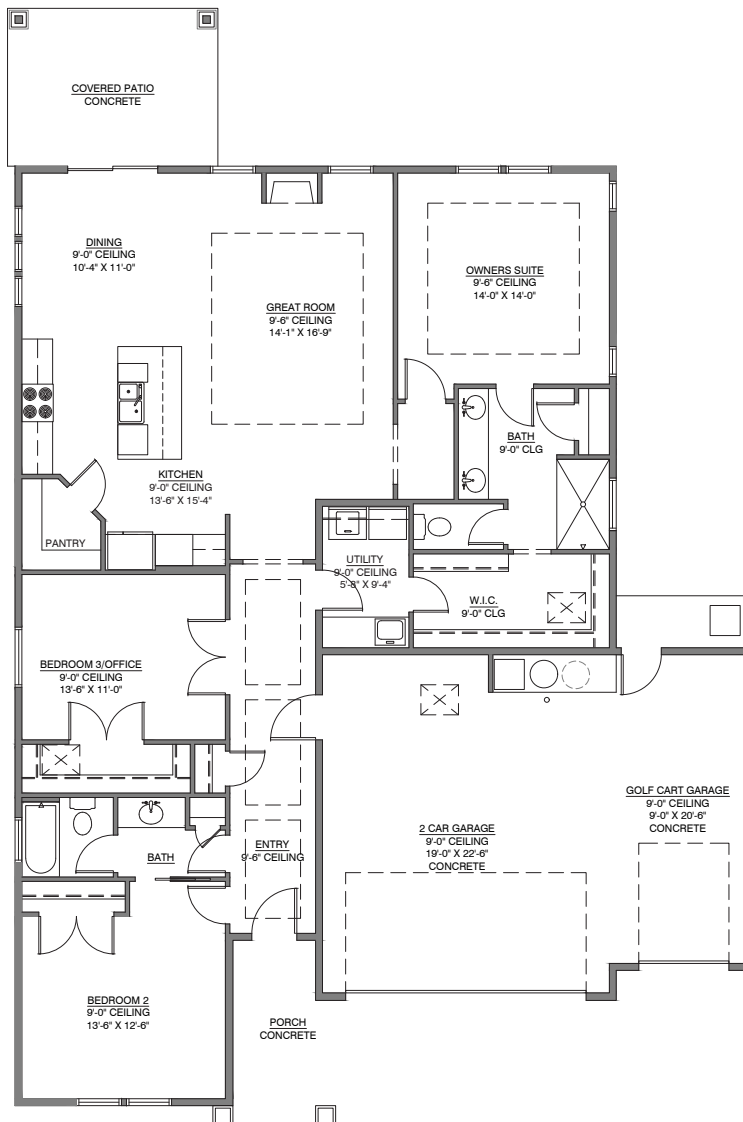


FEATURES:

3 Bedrooms
2 Bath
1,850 SqFt.
2-Car Garage

DETAILS

The Sedona by Cedar & Sage Homes offers the perfect blend of comfort, efficiency, and modern Northwest style in a thoughtfully designed single-story home. With 1,850 square feet, 3 bedrooms, 2 bathrooms, a 2-car garage, and a convenient main-floor primary suite, this new construction floor plan provides an ideal balance of open living and private retreat spaces. The heart of the home features an inviting open-concept layout where the kitchen, dining area, and great room flow together effortlessly, creating a welcoming environment for entertaining or relaxing with family. Large windows fill the home with natural light, highlighting the clean architectural lines and carefully selected finishes that define Cedar & Sage Homes' design philosophy. The spacious primary suite offers a quiet escape, while two additional bedrooms provide flexibility for guests, family members, or a home office. Ideal for buyers searching for single-story homes, open-concept floor plans, or new construction homes in Idaho, Montana, and Washington, the Sedona delivers timeless design with everyday functionality. Whether you're buying your first home, right-sizing, or simply looking for a beautifully crafted home built for Northwest living, the Sedona offers the quality, comfort, and intentional design that make every day feel at home.



THE SEQUOIA

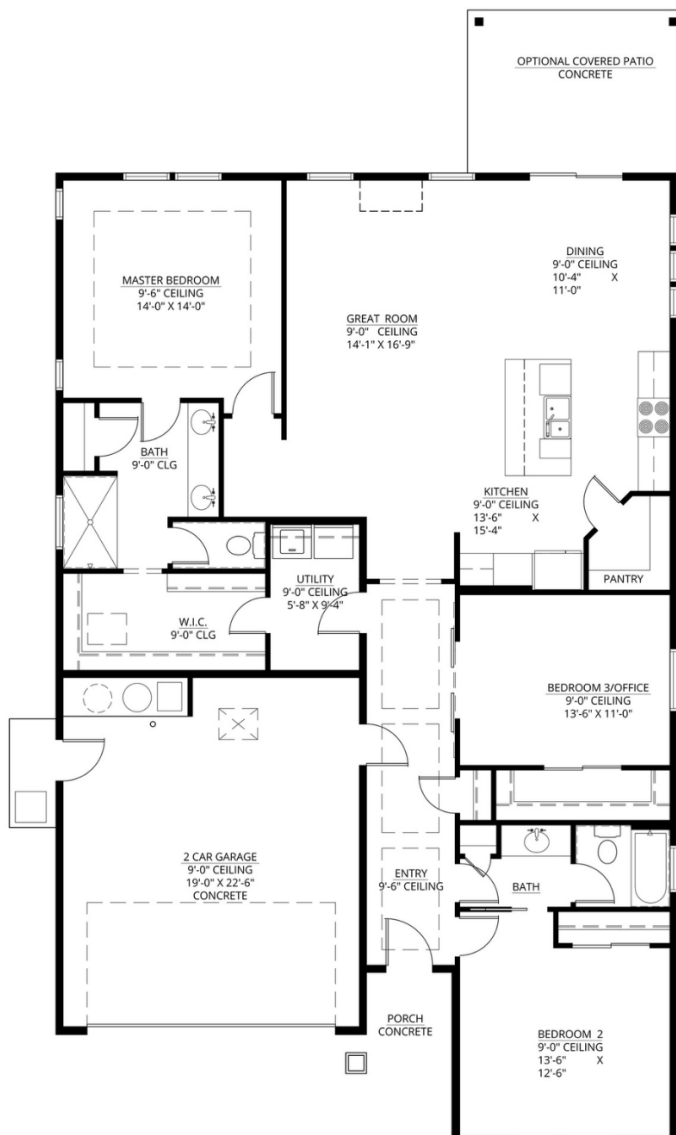


FEATURES:

3 Bedrooms
2 Bath
1,850 SqFt.
2-Car Garage

DETAILS

The Sequoia by Cedar & Sage Homes offers the perfect blend of spacious design and modern comfort in the gated Langtree community in Star, Idaho. Featuring 1,850 square feet, 3 bedrooms, 2 bathrooms, and a 2-car garage, this thoughtfully crafted single-family home is designed to fit a variety of lifestyles. The open-concept kitchen, dining, and living areas create a bright, welcoming space that's ideal for entertaining and everyday living. Large windows fill the home with natural light, while contemporary finishes and thoughtful details reflect Cedar & Sage Homes' signature Northwest style. The private primary suite provides a relaxing retreat, while two additional bedrooms offer flexibility for family, guests, or a home office. With quality craftsmanship, modern amenities, and access to Langtree's exceptional community features, the Sequoia delivers the perfect combination of comfort, style, and functionality in one of Star's most desirable neighborhoods.



THE SHENANDOAH

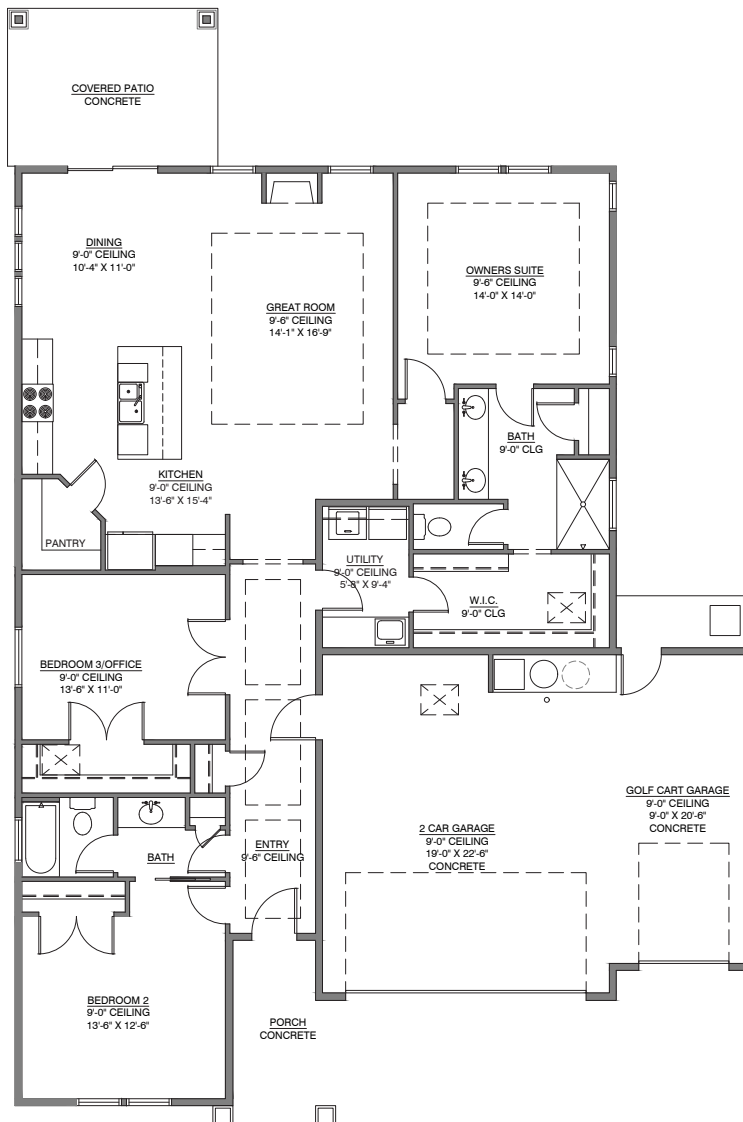


FEATURES:

4 Bedrooms
3 Bath
2,285 SqFt.
3-Car Garage

DETAILS

The Shenandoah by Cedar & Sage Homes offers expansive living with timeless style in the gated Langtree community in Star, Idaho. Featuring 2,285 square feet, 4 bedrooms, 3 bathrooms, and a 3-car garage, this thoughtfully designed single-family home provides the perfect balance of space, comfort, and functionality. The open-concept kitchen, dining, and living areas create a bright and inviting atmosphere for entertaining and everyday living. Large windows bring in abundant natural light, while contemporary finishes and carefully crafted details showcase the home's modern Northwest design. The spacious primary suite offers a private retreat, while three additional bedrooms and three full bathrooms provide flexibility for growing families, guests, or a dedicated home office. Designed for those who appreciate generous living spaces and quality craftsmanship, the Shenandoah combines modern amenities with exceptional comfort. Located within Langtree, homeowners enjoy the privacy of a gated community, outstanding neighborhood amenities, and convenient access to everything Star and the Treasure Valley have to offer.



THE YOSEMITE

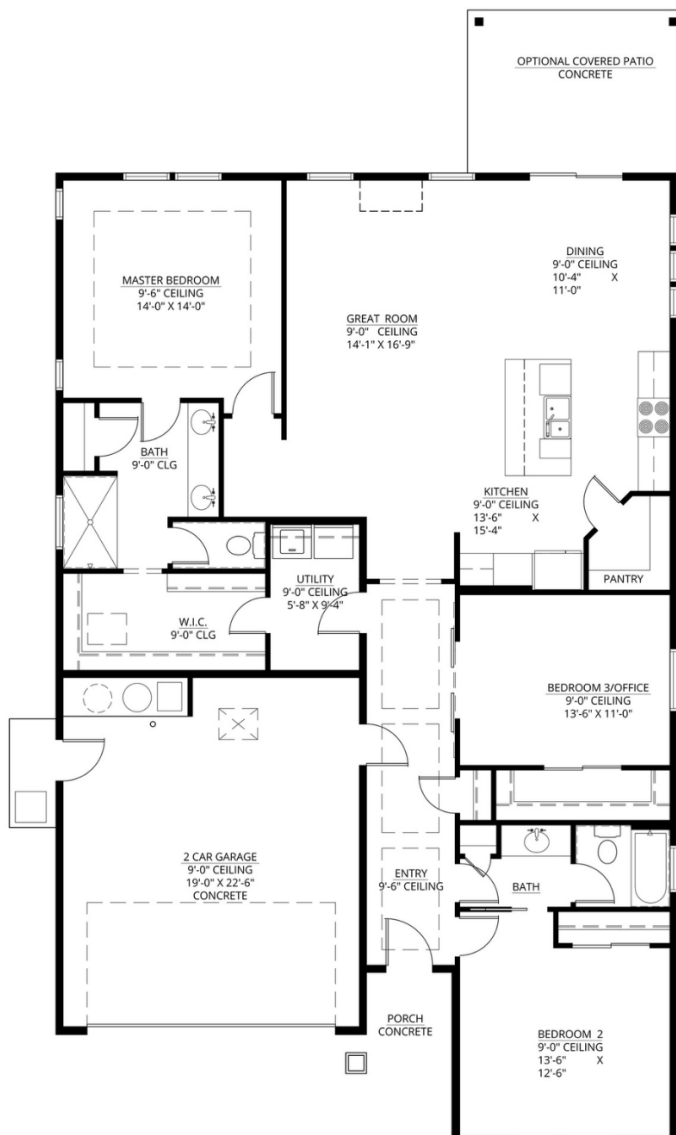


FEATURES:

3 Bedrooms
2 Bath
1,613 SqFt.
2-Car Garage

DETAILS

The Denali 3-Car is a spacious single-story home designed for homeowners who want room to spread out without sacrificing style or functionality. With 2,156 square feet, 3 bedrooms, 2.5 bathrooms, and an expansive garage configuration, this thoughtfully crafted floor plan showcases Cedar & Sage Homes' commitment to creating homes that blend modern design with everyday livability. At the center of the home, an open-concept living area provides generous space for gathering, entertaining, and making memories. The kitchen flows effortlessly into the dining and great room spaces, creating a connected environment filled with natural light. The primary suite serves as a private retreat, offering comfort, privacy, and a layout designed for relaxation. Additional bedrooms provide flexibility for family, guests, hobbies, or remote work needs. Ideal for buyers searching for luxury single-story homes, new construction homes with three-car garages, or spacious homes in Idaho, Montana, and Washington, the Denali 3-Car offers the versatility and quality today's homeowners are looking for. With its thoughtful layout, timeless architecture, and Northwest-inspired design, this home is built to support both everyday living and long-term enjoyment.



THE DENALI (3-CAR)

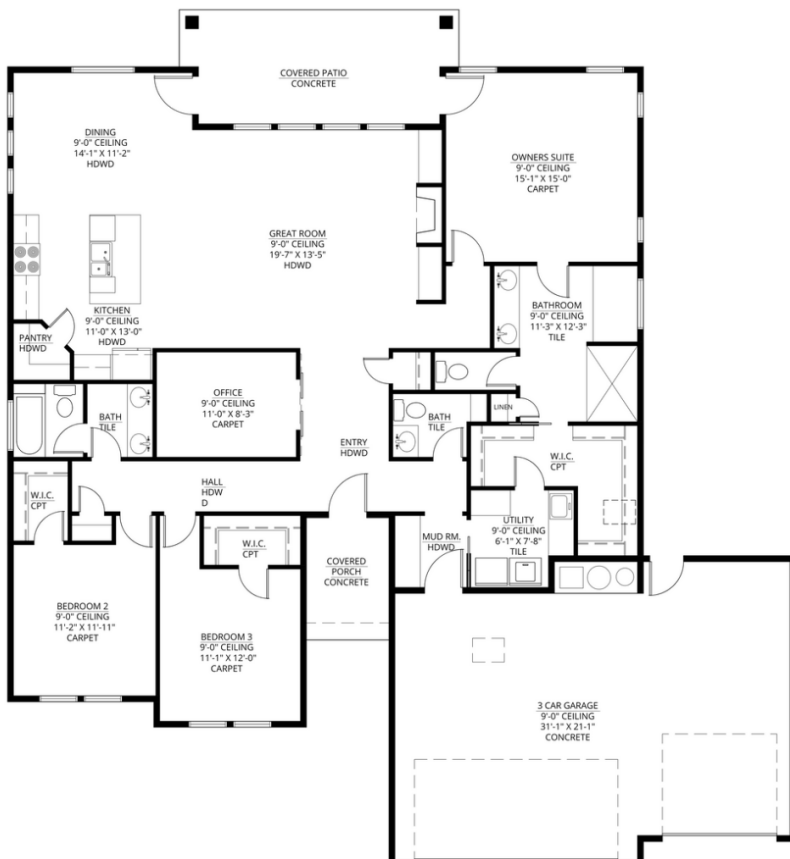


FEATURES:

3 Bedrooms
2.5 Bath
2,156 SqFt.
3-Car Garage

DETAILS

The Denali 3-Car is a spacious single-story home designed for homeowners who want room to spread out without sacrificing style or functionality. With 2,156 square feet, 3 bedrooms, 2.5 bathrooms, and an expansive garage configuration, this thoughtfully crafted floor plan showcases Cedar & Sage Homes' commitment to creating homes that blend modern design with everyday livability. At the center of the home, an open-concept living area provides generous space for gathering, entertaining, and making memories. The kitchen flows effortlessly into the dining and great room spaces, creating a connected environment filled with natural light. The primary suite serves as a private retreat, offering comfort, privacy, and a layout designed for relaxation. Additional bedrooms provide flexibility for family, guests, hobbies, or remote work needs. Ideal for buyers searching for luxury single-story homes, new construction homes with three-car garages, or spacious homes in Idaho, Montana, and Washington, the Denali 3-Car offers the versatility and quality today's homeowners are looking for. With its thoughtful layout, timeless architecture, and Northwest-inspired design, this home is built to support both everyday living and long-term enjoyment.



THE YELLOWSTONE RV

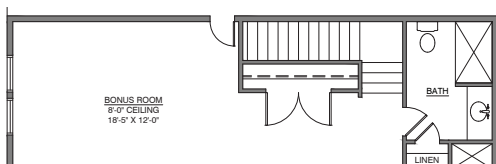
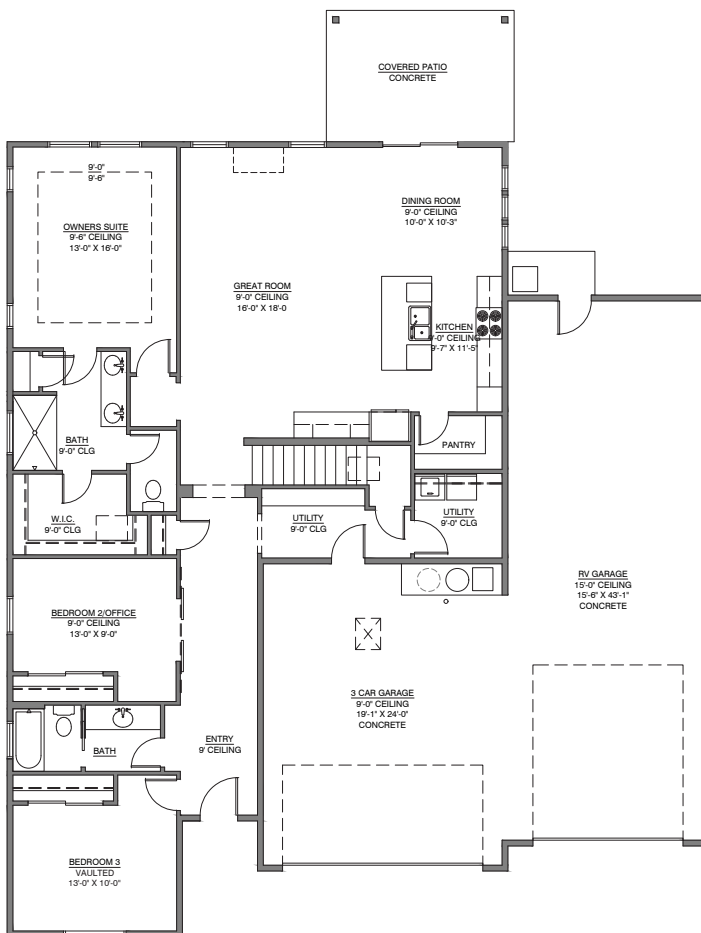
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SOON

FEATURES:

4 Bedrooms
3 Bath
2,366 SqFt.
3-Car Garage

DETAILS

The Yellowstone RV by Cedar & Sage Homes is designed for homeowners who value spacious living, modern design, and the added convenience of RV storage. Located in the gated Langtree community in Star, Idaho, this thoughtfully crafted single-family home offers 2,366 square feet, 4 bedrooms, 3 bathrooms, a 3-car garage, and dedicated RV garage space. The open-concept kitchen, dining, and living areas provide an inviting setting for entertaining and everyday life, while expansive windows fill the home with natural light and enhance its contemporary Northwest style. The private primary suite creates a relaxing retreat, and three additional bedrooms offer the flexibility to accommodate family, guests, or a home office. Built with quality craftsmanship and modern finishes throughout, the Yellowstone RV combines generous living spaces with practical functionality. It's the perfect home for those seeking room to grow, space for adventure, and the exceptional lifestyle that defines Cedar & Sage Homes.



UPPER
FLOOR

THE EVERGLADE RV

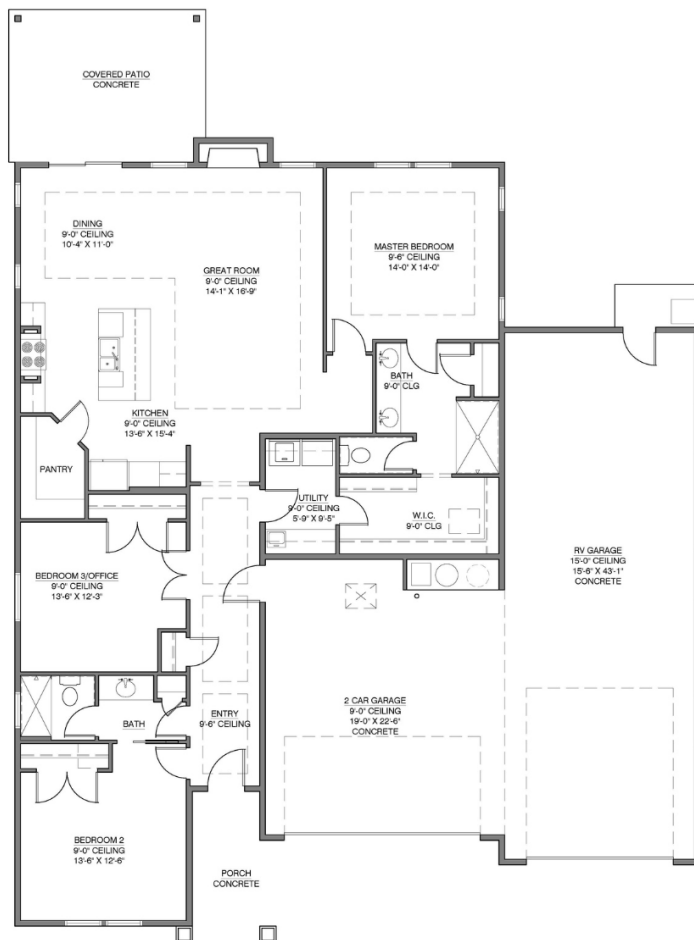


FEATURES:

3 Bedrooms
2 Bath
1,850 SqFt.
2-Car Garage

DETAILS

The Everglade RV by Cedar & Sage Homes combines modern comfort, functional design, and the convenience of RV storage in the desirable Langtree community in Star, Idaho. Featuring 1,850 square feet, 3 bedrooms, 2 bathrooms, a 2-car garage, and RV-friendly storage, this thoughtfully designed single-family home offers the perfect balance of everyday living and adventure-ready functionality. The open-concept kitchen, dining, and living areas create a welcoming space for entertaining and daily life, while large windows bring in abundant natural light and highlight the home's modern Northwest aesthetic. The private primary suite provides a peaceful retreat, and two additional bedrooms offer flexibility for guests, a home office, or personal hobbies. Designed with quality craftsmanship and purposeful details throughout, the Everglade RV delivers spacious living, modern amenities, and the freedom to enjoy the lifestyle you love. Located in Langtree, homeowners can experience the comfort of a gated community while staying connected to the best of Star and the Treasure Valley.



THE RAINIER RV

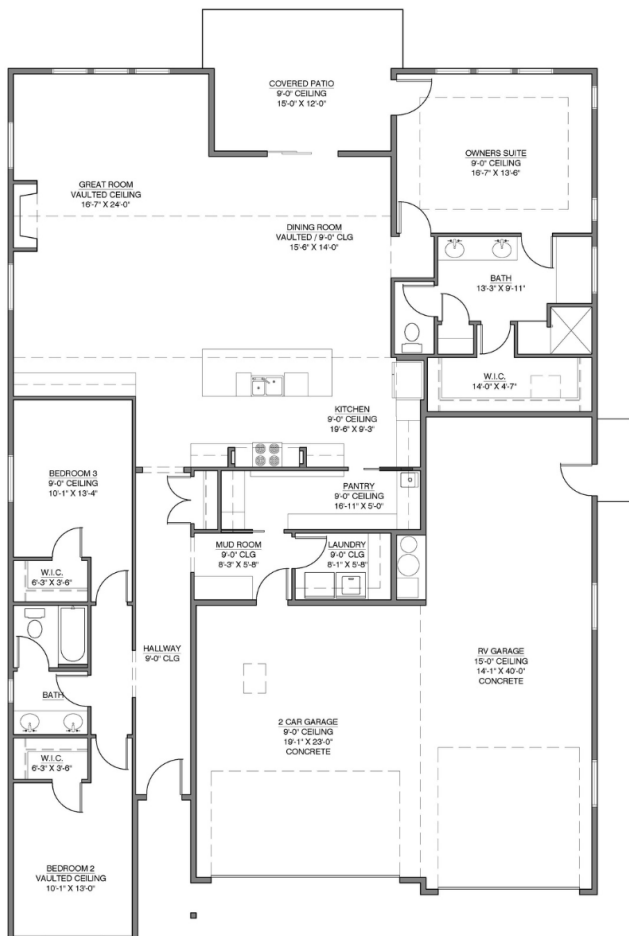


FEATURES:

3 Bedrooms
2 Bath
2,318 SqFt.
2-Car Garage

DETAILS

The Rainier RV by Cedar & Sage Homes expands upon one of our most popular floor plans by adding the flexibility today's homeowners are looking for. Offering 2,311 square feet, 3 bedrooms, 2 bathrooms, a spacious garage configuration with dedicated RV storage, and a main-floor primary suite, this home was designed for adventure without sacrificing everyday comfort. Inside, open-concept living spaces create a natural gathering place where the kitchen, dining area, and great room work together effortlessly. Oversized windows allow natural light to pour in, enhancing the home's modern design and creating a warm, welcoming environment. The spacious primary suite provides a peaceful retreat, while additional bedrooms offer versatility for guests, hobbies, or a home office. The dedicated RV garage makes this floor plan especially appealing for buyers who enjoy traveling, outdoor recreation, or simply want additional storage space for recreational vehicles, boats, and gear. Perfect for buyers searching for RV garage homes, spacious single-story homes, or new construction homes in Idaho, Montana, and Washington, the Rainier RV reflects Cedar & Sage Homes' commitment to creating homes that support every aspect of Northwest living.



THE RAINIER RV PARTIAL DAYLIGHT

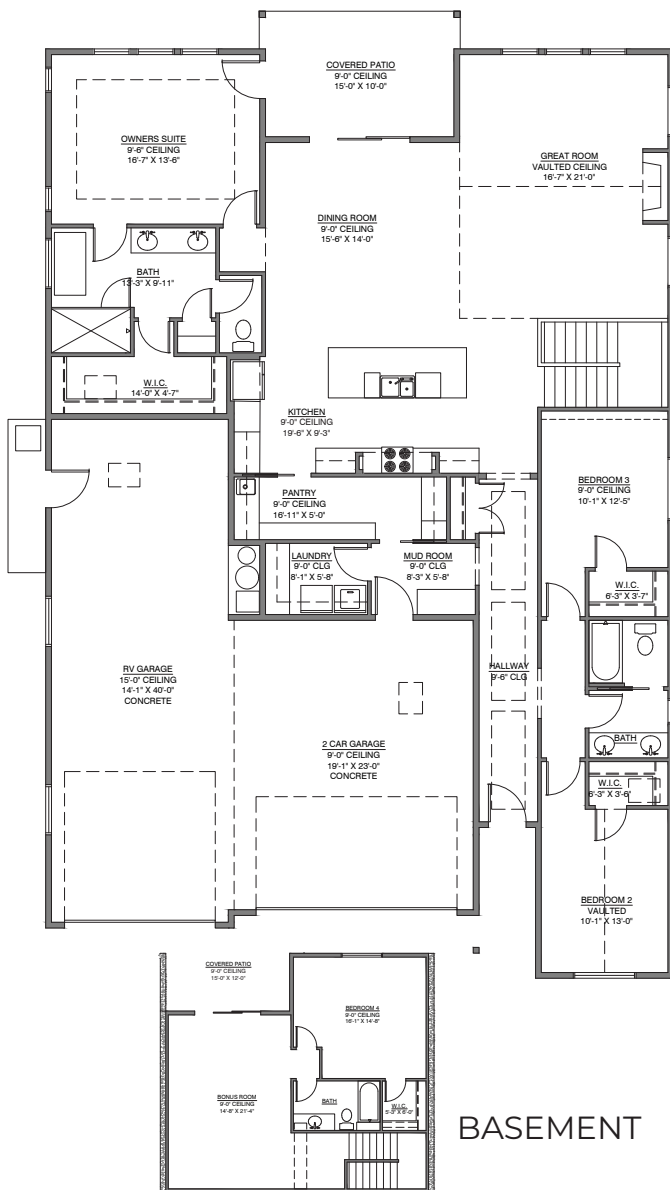
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FEATURES:

3 Bedrooms
2 Bath
3,859 SqFt.
2-Car Garage

DETAILS

The Rainier RV – Partial Daylight by Cedar & Sage Homes offers a beautifully balanced combination of spacious single-level living and expanded lower-level flexibility. Featuring 3,279 square feet, 3 bedrooms, 2 bathrooms, a dedicated RV garage, and a partial daylight basement, this thoughtfully designed home offers endless possibilities for today's homeowners. The main level serves as the heart of the home, with an open-concept kitchen, dining area, and great room that create a welcoming atmosphere for gathering and entertaining. Large windows fill the home with natural light, enhancing the warm and modern Northwest-inspired design. The spacious primary suite offers privacy and comfort, while additional bedrooms provide flexibility for family, guests, or workspace needs. The partial daylight lower level adds valuable square footage that can easily adapt to your lifestyle, whether you envision a game room, home theater, fitness studio, guest suite, or additional storage. Ideal for buyers searching for homes with daylight basements, RV garage homes, or spacious new construction homes in Idaho, Montana, and Washington, the Rainier RV – Partial Daylight delivers the flexibility, quality, and intentional design that define Cedar & Sage Homes.



BASEMENT

THE RAINIER RV FULL DAYLIGHT

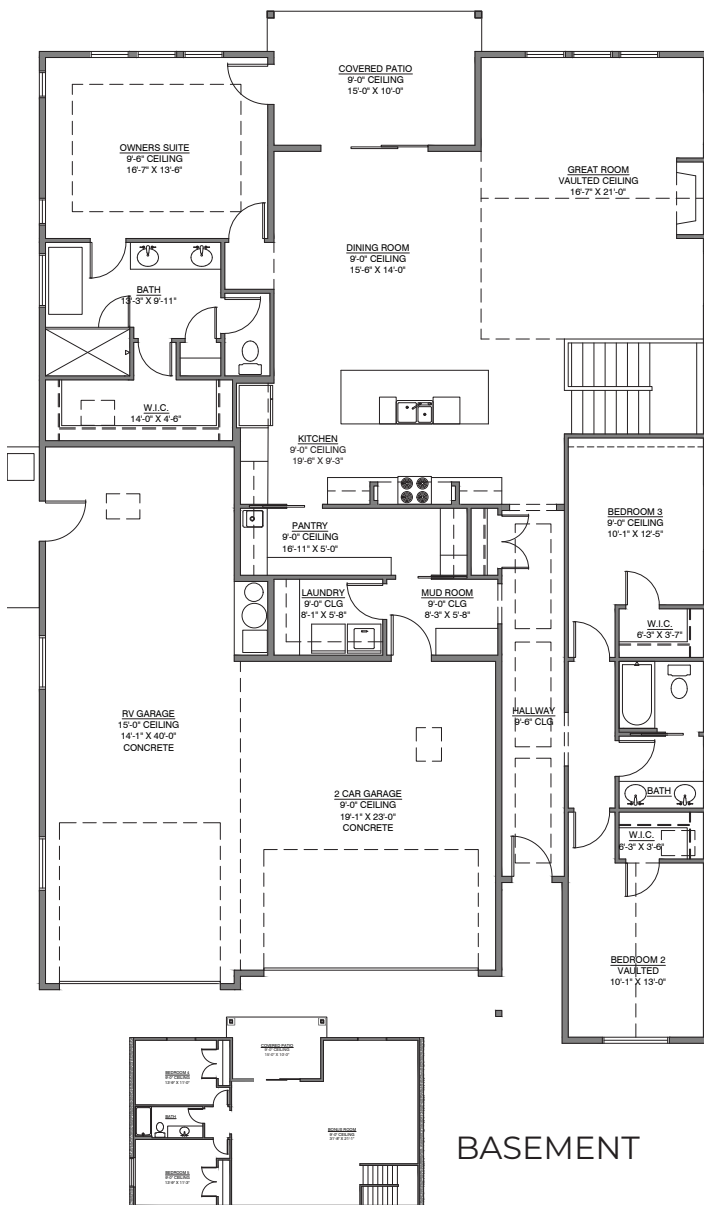
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FEATURES:

3 Bedrooms
2 Bath
2,918 SqFt.
2-Car Garage

DETAILS

The Rainier RV – Full Daylight by Cedar & Sage Homes offers an extraordinary amount of space designed to elevate the way you live, entertain, and explore. With an impressive 3,859 square feet, 3 bedrooms, 2 bathrooms, a dedicated RV garage, and a daylight lower level, this home provides unmatched flexibility for growing households and active lifestyles. The main living spaces are bright, open, and intentionally designed to feel connected to the outdoors. Expansive windows flood the home with natural light while showcasing the beauty of Northwest living. The spacious kitchen, dining area, and great room create an ideal environment for hosting gatherings or enjoying quiet evenings at home. Downstairs, the full daylight basement expands your possibilities with abundant space for recreation rooms, guest accommodations, fitness areas, media rooms, or additional storage. Perfect for buyers searching for luxury homes with daylight basements, RV garage homes, or expansive new construction homes in Idaho, Montana, and Washington, this floor plan delivers incredible versatility without compromising design. The Rainier RV – Full Daylight is built for homeowners who want room to grow, entertain, and fully embrace every season of Northwest living.



BASEMENT

THE TETON RV



FEATURES:

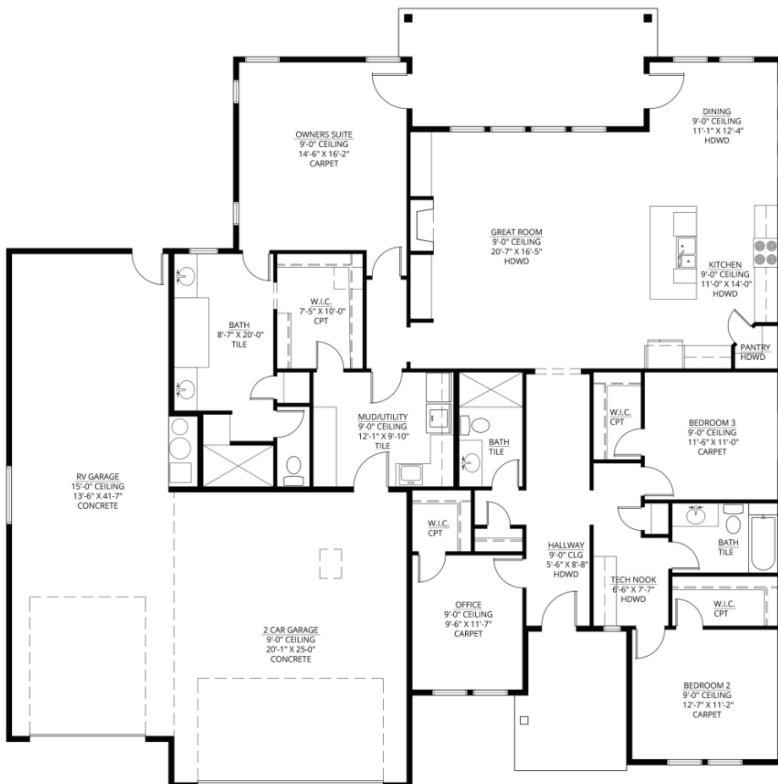
4 Bedrooms
3 Bath
2,366 SqFt.
2-Car Garage

DETAILS

The Teton RV by Cedar & Sage Homes offers spacious, modern living with the added convenience of RV-friendly design in the sought-after Langtree community in Star, Idaho. Featuring 2,366 square feet, 4 bedrooms, 3 bathrooms, and a 2-car garage, this thoughtfully designed single-family home provides the perfect combination of comfort, functionality, and space.

The open-concept kitchen, dining, and living areas create an inviting atmosphere for entertaining and everyday living, while expansive windows fill the home with natural light and showcase its modern Northwest style. The spacious primary suite offers a private retreat, while three additional bedrooms provide flexibility for family, guests, a home office, or hobby spaces.

With its generous layout, quality craftsmanship, and RV-ready functionality, the Teton RV is designed for homeowners who want room to live, work, and explore. Located within the gated Langtree community, this home offers the ideal blend of modern amenities, neighborhood connection, and the relaxed Idaho lifestyle Cedar & Sage Homes is known for.



THE REDWOOD BONUS

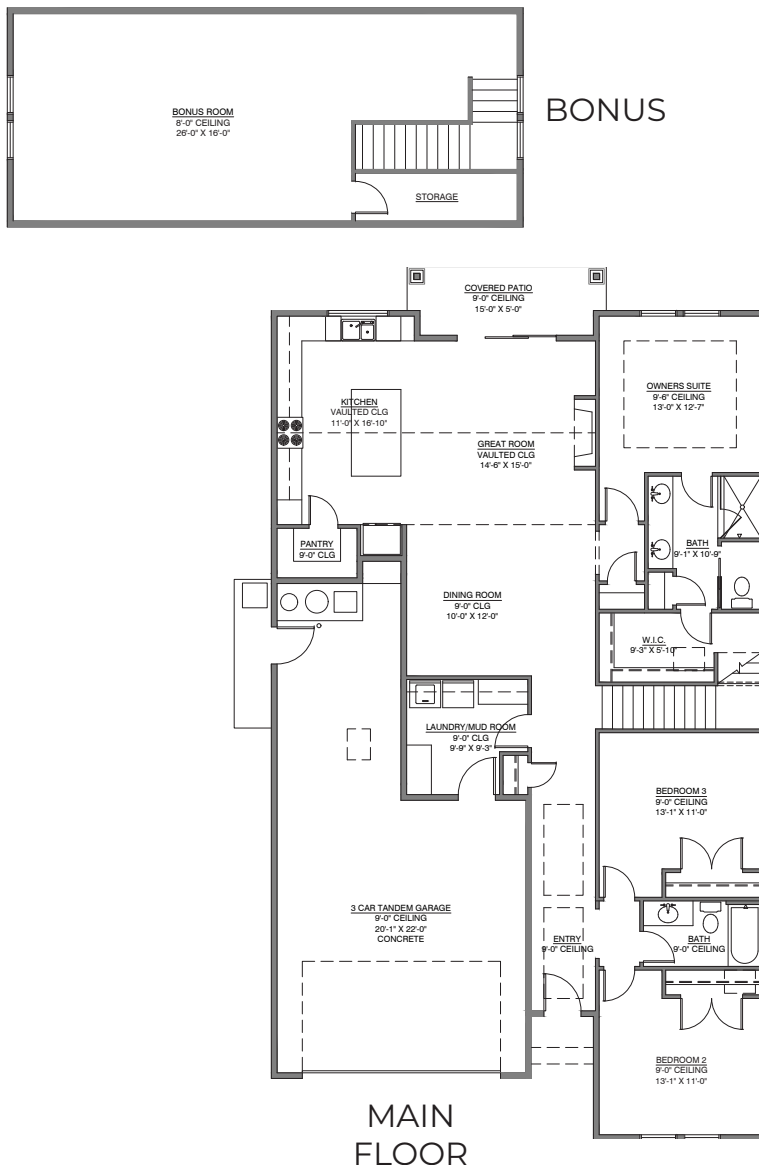
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FEATURES:

3 Bedrooms
2 Bath
2,412 SqFt.
2-Car Garage

DETAILS

The Redwood Bonus by Cedar & Sage Homes takes one of our most popular floor plans and adds even more versatility with an expansive bonus space designed to adapt to your life-style. Featuring 2,704 square feet, 4 bedrooms, 3 bathrooms, a 2-car garage, and a main-floor primary suite, this thoughtfully designed home offers flexibility without compromising comfort or style. The open-concept main living area creates a bright, inviting atmosphere where the kitchen, dining room, and great room flow effortlessly together. Large windows maximize natural light, creating a seamless connection between indoor living and the surrounding Northwest landscape. The spacious primary suite offers a peaceful retreat on the main floor, while the additional bedrooms and bonus room provide endless possibilities for a media room, home office, fitness studio, playroom, or guest accommodations. Perfect for buyers searching for homes with bonus rooms, spacious single-family homes, or luxury new construction homes in Idaho, Montana, and Washington, the Redwood Bonus offers the flexibility today's homeowners are looking for. Designed with thoughtful craftsmanship and modern functionality, it's a home built to evolve alongside your needs.



THE REDWOOD BONUS NARROW

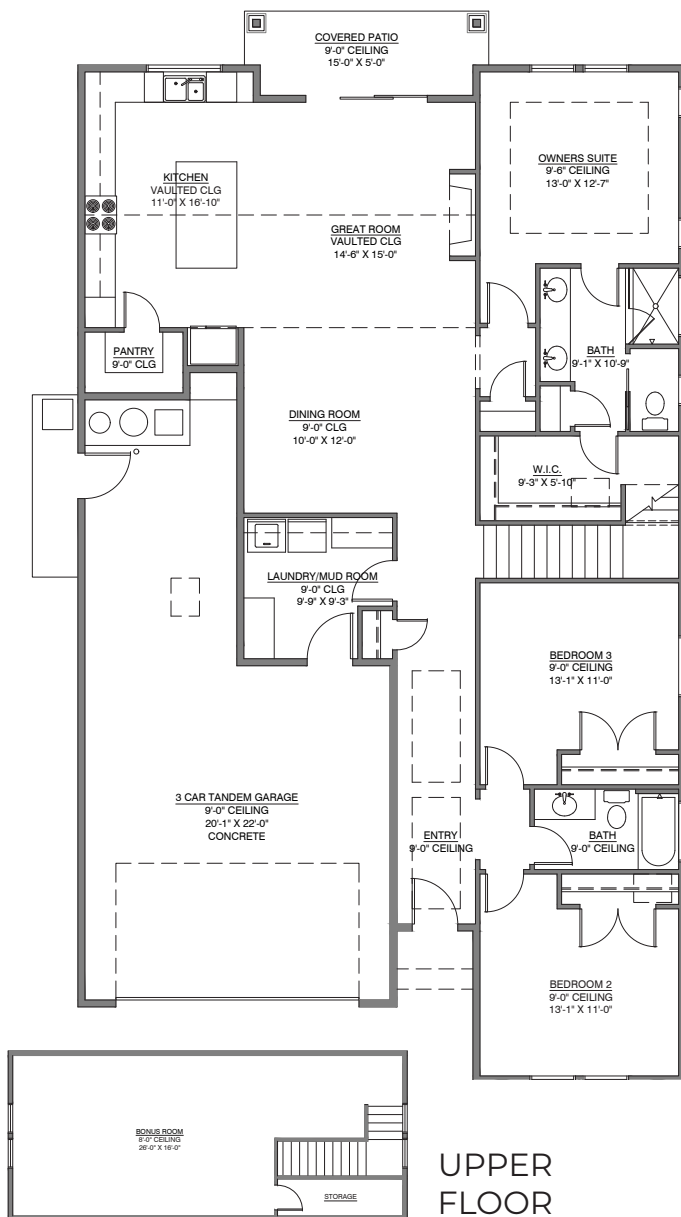
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FEATURES:

3 Bedrooms
2 Bath
2,412 SqFt.
2-Car Garage

DETAILS

The Redwood Bonus (Narrow) proves that thoughtful design can make the most of every homesite without sacrificing comfort or livability. Offering 2,412 square feet, 3 bedrooms, 2 bathrooms, a 2-car garage, and a main-floor primary suite, this carefully crafted floor plan is ideal for narrower lots while still delivering the spacious feel Cedar & Sage Homes is known for. An open-concept layout creates a welcoming environment where the kitchen, dining area, and great room naturally become the center of daily life. Expansive windows fill the home with natural light, creating bright, inviting spaces throughout. Upstairs, the bonus room provides valuable flexibility for a home office, game room, media space, or additional guest area, allowing the home to adapt as your needs change over time. Ideal for buyers searching for homes designed for narrow lots, modern single-family homes, or new construction homes with bonus space, the Redwood Bonus (Narrow) offers an efficient layout with elevated Northwest style. It's a perfect blend of smart design, everyday functionality, and quality craftsmanship.



THE REDWOOD BONUS FULL DAYLIGHT

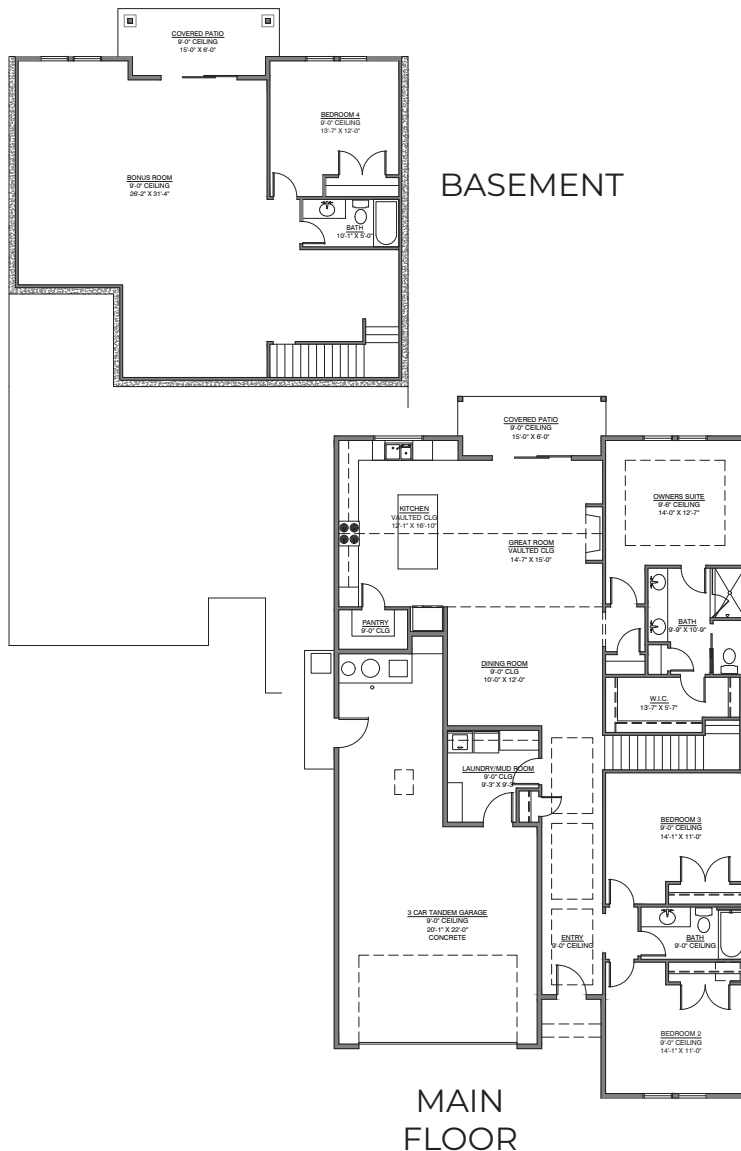
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COMING
SOON

FEATURES:

3 Bedrooms
2 Bath
2,918 SqFt.
2-Car Garage

DETAILS

The Redwood Full Daylight by Cedar & Sage Homes is designed to maximize both living space and the natural beauty of its surroundings. Offering 2,918 square feet, 3 bedrooms, 2 bathrooms, a 2-car garage, and a main-floor primary suite, this thoughtfully designed home features a full daylight lower level that expands the possibilities for everyday living. The main level showcases an open-concept design where the kitchen, dining area, and great room come together in a bright, welcoming space filled with natural light. The spacious primary suite offers convenience and privacy, while the lower-level daylight living area creates endless opportunities for entertaining, recreation, guest accommodations, a home gym, or additional storage. Large windows throughout the daylight level create an airy, connected feel that sets this home apart from traditional basement floor plans. Perfect for buyers searching for homes with daylight basements, spacious new construction homes, or modern homes in Idaho, Montana, and Washington, the Redwood Full Daylight delivers flexibility, functionality, and timeless Northwest-inspired design. Every square foot is intentionally planned to support the way today's homeowners live, gather, and grow.





Pictured Left to Right: Jed Cazier, Dave Gintz, Doug Whitfield, Rich Cook, Nick Walsh, Ben Ashton.

ABOUT THE BUILDERS

At Cedar and Sage Homes, you'll find a leadership team driven by vision, experience, and a passion for creating exceptional communities. Our executive team brings together decades of expertise in real estate development, homebuilding, finance, construction, sales, and customer experience. Together, they guide every aspect of our company—from land acquisition and community planning to construction, sales, and homeowner satisfaction.

Cedar and Sage Homes is committed to designing, building, and developing residential communities, mixed-use investment properties, and custom homes with a focus on quality, innovation, and long-term value. As our company has grown, so has our network of trusted craftsmen, industry professionals, and strategic partners who share our commitment to excellence.

Our leadership team is united by a common goal: building more than homes. We strive to create thriving communities, lasting relationships, and opportunities for homeowners, investors, and real estate professionals alike. Through thoughtful planning, exceptional craftsmanship, and a customer-first approach, Cedar and Sage Homes continues to shape communities where people are proud to live, work, and invest.

MEET YOUR SALES TEAM

At Cedar and Sage Homes, our dedicated sales team delivers a personalized, white-glove homebuying experience built around your needs. From your first visit to closing day, we provide attentive service, clear communication, and expert guidance every step of the way. With a customer-first approach at the heart of everything we do, we're committed to making the journey to your new home seamless, enjoyable, and rewarding.



KIMBERLY CORNELIUS
Sales Manager

Phone: 208.495.4023

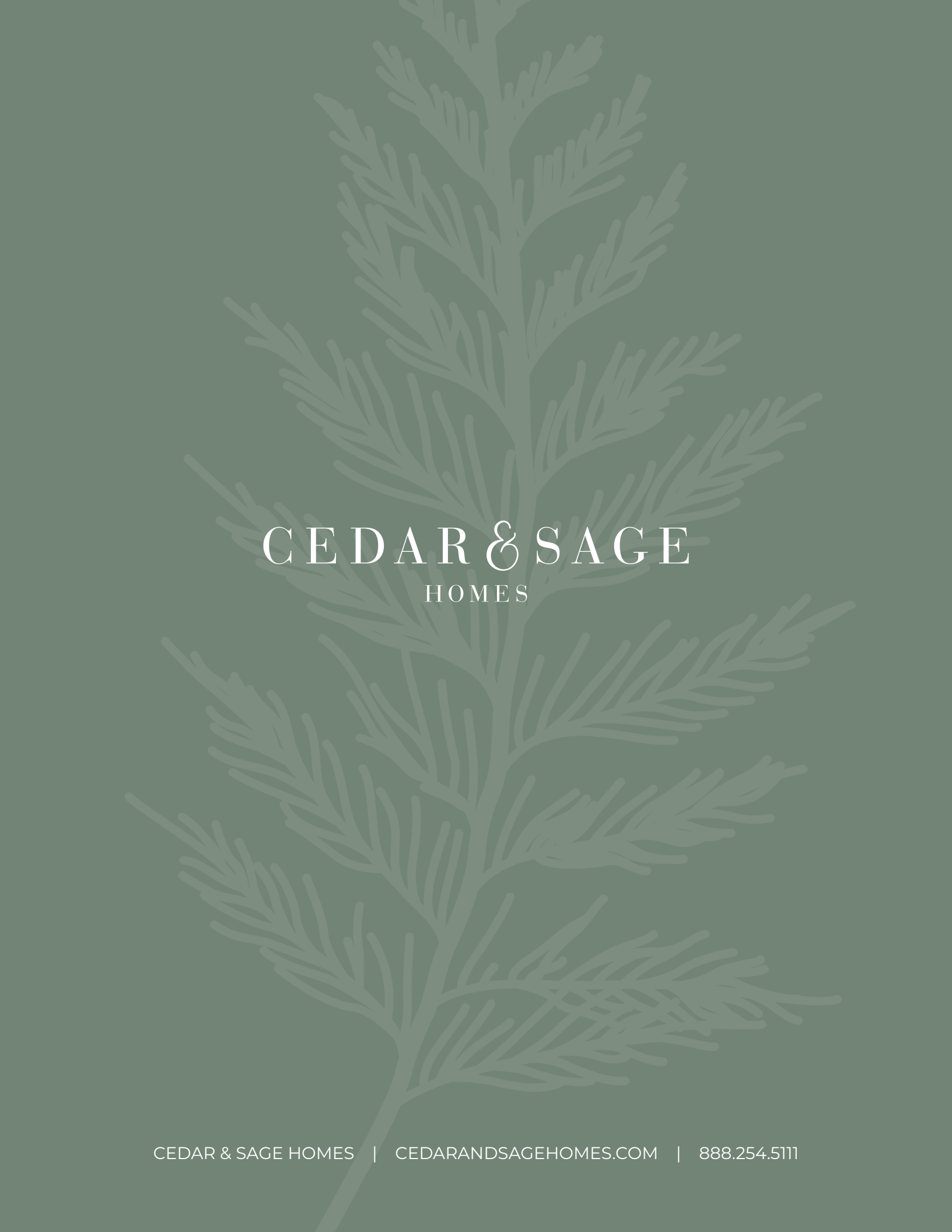
Email: sales@cedarandsagehomes.com



REBEKAH MCKERNAN
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Phone: 208.278.6880

Email: rebekah@cityoftreesrealestate.com



CEDAR & SAGE

HOMES

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