

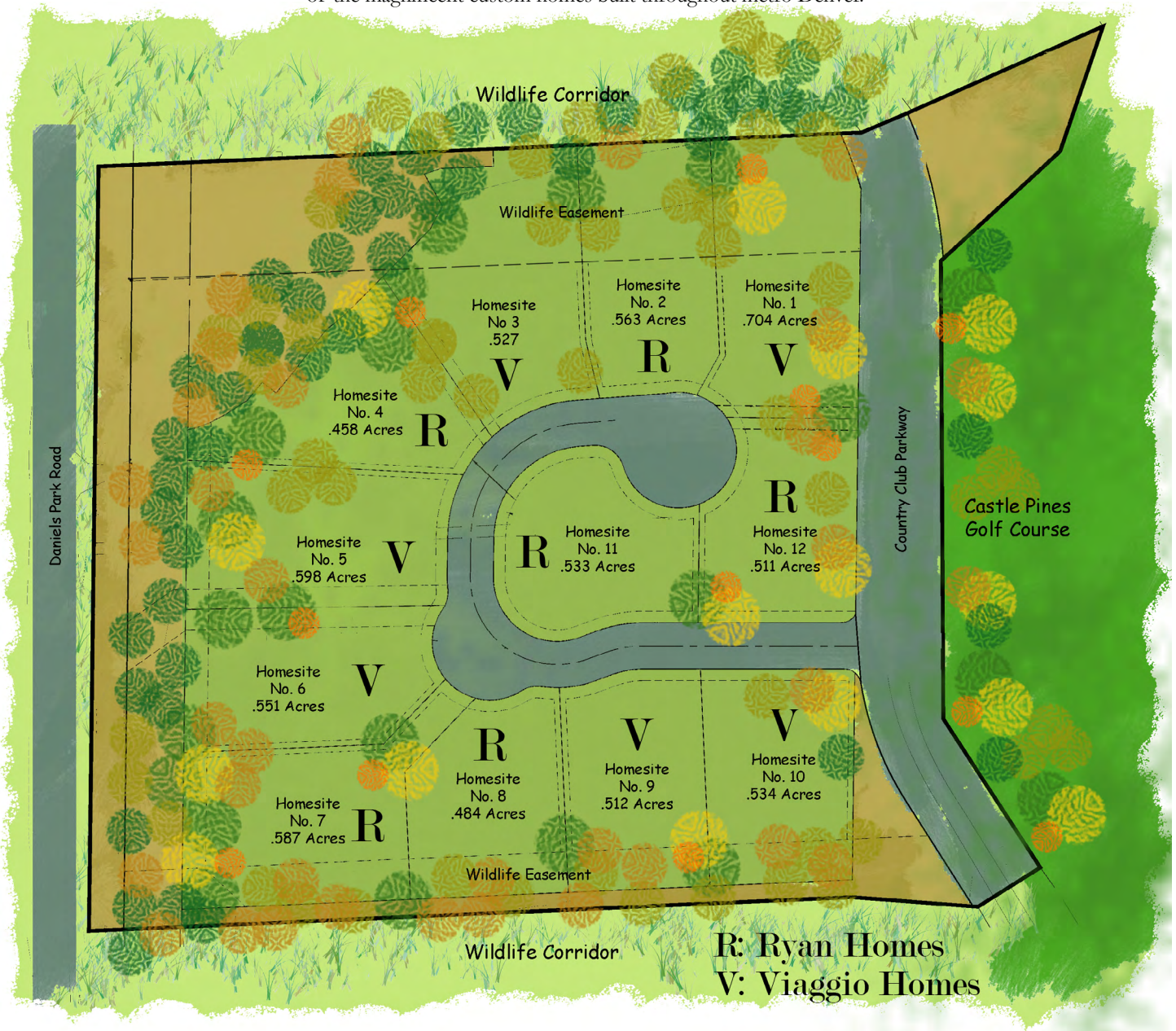
The Settlement at Castle Pines Village

Take advantage of one of the rarest land purchase opportunities in Denver
- The Settlement at Castle Pines Village.

The Settlement is an exclusive neighborhood with 12 custom home sites, delivering both spectacular views as well as a host of trees. The Settlement is offered by two of Colorado's leading custom builders, Ryan Homes, Inc., an expert team that's delivered more than 125 luxury homes and Viaggio Homes with nearly thirty years experience building throughout Colorado's finest neighborhoods.

The Settlement at Castle Pines Village offers 1/2-acre to 3/4-acre home sites from the upper \$300s to the upper \$500s.

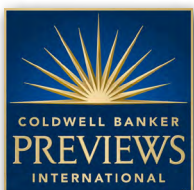
Visit www.ryanhomescolorado.com & www.viaggiohomes.com/about.htm for a sampling of the magnificent custom homes built throughout metro Denver.



Settlement Residences must meet and be consistent with the Design Review Committee guidelines and requirements which include:

- Single-story ranch homes must consist of a minimum of 2,800 finished square feet on the main floor
- Two-story homes must consist of a minimum of 2,400 finished square on the main floor and a combined minimum of 4,000 finished square feet for the main and upper floor
 - Minimum 3-car garage, side entry
 - Stone masonry and/or stucco exteriors
 - Brick detail permitted but no full brick exteriors
 - Wood metal clad windows
- Custom home landscape designs consistent with Design Review Committee guidelines
- Concrete tile, concrete tile with metal accents, or slate roofs; no composition roof materials will be permitted

To reserve your favorite custom home site or for more information or a personal showing, call Steve Redmond or Eva Barkman today.



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