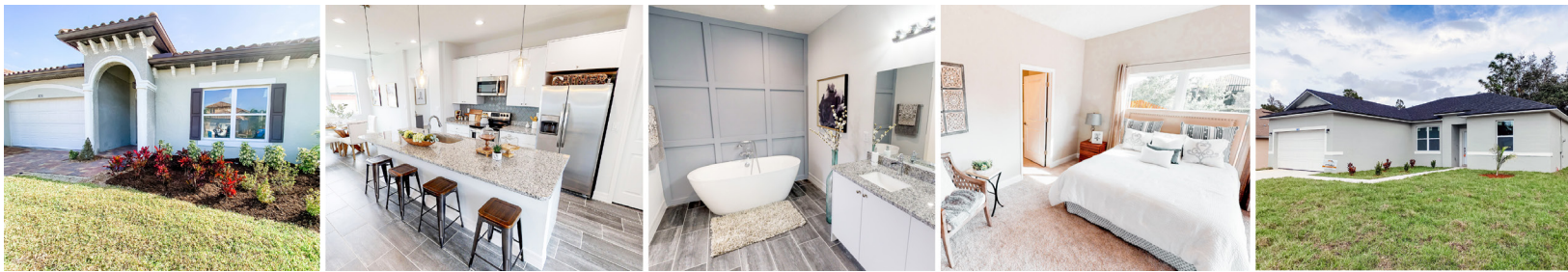


GENESIS HOMES

HOMES BUILT OF QUALITY & COMMITMENT



QUALITY. SERVICE. STYLE.

For the Life of Your Home



CARING FOR YOUR NEW HOME.

Rest assured knowing Genesis Homes come with a Home Warranty from the nation's leading home warranty company to help protect your finances and appliances.

CORPORATE HEADQUARTERS

7550 Southland Blvd., STE 105

Orlando, FL 32809

Tel: 407-664-1760

contact@genesishomesFL.com

Here at Genesis Homes, we are a family-owned and operated company. This means we take pride in providing a home that is constructed not only with quality, but with care. We understand that the homes we build are where you and your family will create memories for years to come. That is why it is our commitment to consistently deliver the best possible homes for those memories to grow in.

Genesis Homes is a premier real estate development company with operations in Florida. We are currently developing over 100 residential sites and have developed several commercial properties in Central Florida, as well. The principals of Genesis Homes have built hundreds of homes since 2007. Together they have forged an enviable reputation for quality construction and excellent customer service. They are dedicated to creating outstanding homes for today's families and offering homes with innovative designs.

Let us be the first to welcome you to your new home from Genesis Homes, where memories truly do **START HERE!**



TOP FIVE REASONS To Buy From Genesis Homes

02

FAMILY-OWNED

We take pride in providing homes that provide comfort, ease, and that "no place like home" feel. We are a family-owned company that has you and your family in mind.

04

HOME WARRANTY

Rest assured knowing Genesis Homes come with a 2-10 Home Buyers Warranty to help protect your finances from unexpected expenses related to the repair and replacement of costly systems and appliances.

01

QUALITY

Built-in quality that's not added-on! You will have peace of mind knowing your home is built with the highest quality of standards with a foundation of value, integrity, and commitment.

03

INSTANT SAVINGS

Help eliminate upfront fees and enjoy closing cost assistance to home buyers who use one of Genesis Homes' preferred lenders.

05

STANDARD FEATURES

All of Genesis Homes come with upgraded standard features that most home builders would charge extra for. Home buyers can enjoy an extensive list of high-quality features in all of Genesis Homes.

STANDARD FEATURES

Poinciana Villages

KITCHEN

- European all Wood Cabinetry
- Crown Molding on Cabinetry
- Soft Closing Cabinet Doors
- Cabinetry Door Knobs
- GE® Range w/ Self Cleaning Oven
- GE® Hood
- GE® Dishwasher
- ¾HP Garbage Disposal
- Ice Maker Line
- Double Under-Mount Stainless Steel Sink
- Granite Counter-tops
- Moen Faucet

ENERGY

- MI Low-e Dual Pane Vinyl Windows
- R-4.1 Masonry Wall Insulation
- R-13 Frame Wall Insulation
- R-30 Ceiling Insulation
- Insulated Ductwork Throughout
- Digital Programmable Thermostat
- High-Efficiency Heat Pump, 15 SEER Variable Speed
- A/H A/C System
- Off Ridge Vent Attic Ventilation

STRUCTURAL

- 1 Year Builder Warranty
- 10 Year Structural Warranty (2-10 Warranty)
- Limited Lifetime 30 Year Architectural Roof Shingles GAF HD
- Engineered Wood Trusses
- 7/8" Stucco Finish
- Concrete Block Structure

INTERIOR

- 9'4" Ceiling Height (No Other Builder Includes)
- 2 Panel Interior Doors
- Kwikset® Satin Nickel Hardware on all Doors
- 5¼" Colonial Baseboards
- Satin Nickel Hardware on all Cabinetry
- Wood Window Sills and Custom Finishes
- Large Format Porcelain Tile Flooring (Except Bedrooms)
- Stain Resistant Carpet in all Bedrooms
- Sherwin Williams® Easy Clean Interior Paint
- Granite Counter Tops Throughout
- Moen Fixtures

EXTRA FEATURES

- Nest Door Bell Camera
- Garage Door Opener
- Designer Coach Lights
- RG6 Cable in Bedrooms and Living Room
- 50 Gallon Quick Heat Water Heater
- Weather Proof Exterior Outlets
- Smoke Detectors and Carbon Monoxide Sensors
- Ventilated Aluminum Soffits
- Porcelain Sinks (Bathrooms)

*Standard features are subject to change without notice. Contact a Genesis Homes' team member for the most up-to-date list.



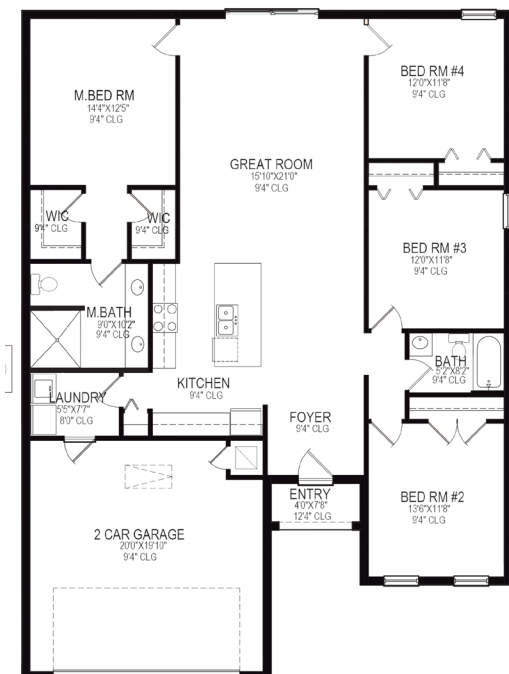
FLOOR PLANS

Open Concept, Spacious Living



MODEL 1750
Elevation A & B

Living 1,750 SF
Garage 401 SF
Entry 22 SF
TOTAL 2,173 SF



MODEL 1737

Living 1,737 SF
Garage 436 SF
Entry 31 SF
TOTAL 2,204 SF

FLOOR PLANS

Open Concept, Spacious Living



MODEL 1667

Living 1,667 SF
Garage 384 SF
Entry 38 SF
TOTAL 2,089 SF

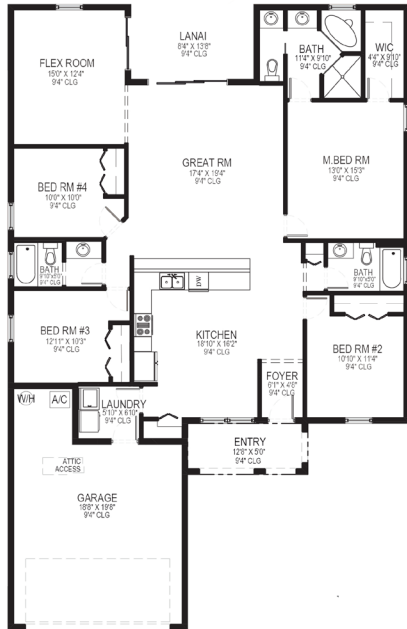


MODEL 1508

Living 1,508 SF
Garage 406 SF
Entry 43 SF
TOTAL 1,957 SF

FLOOR PLANS

Open Concept, Spacious Living



MODEL 1974

Elevation A

Living 1,974 SF

Garage 457 SF

Entry 76 SF

Lanai 113 SF

TOTAL 2,620 SF



MODEL 2140

Elevation B

Living 2,140 SF

Garage 391 SF

Entry 61 SF

TOTAL 2,716 SF



www.geneshomesFL.com

O: 407-664-1760

