

THE MONICA at SILVERLEAF

THE COASTAL MODERN **MODEL**

4 Bedrooms • 4.5 Bathrooms • 4-Car Garage • 3,488 ft² Living Area • 5,052 ft² Under Roof

The Monica floor plan offers 3,488 square feet of thoughtfully designed luxury, featuring four bedrooms, four baths, and a four-car garage. A grand entry leads to a spacious dining room and study, while the vaulted living room flows seamlessly into the kitchen and nook. The master suite is a private retreat, with French doors to the lanai, a spa-inspired bath, and a large walk-in closet. Additional bedrooms provide comfort and privacy, and flexible spaces like a game room and cabana guest suite allow for customization. Tailor the Monica with ICI Homes' wide array of options to create your dream home.

$1,576
ESTIMATED SAVINGS

FACTOR ENERGY•WISE • QUALITY•BUILT

This home has a HERS Score of 66 and is estimated to save you $1,576 on your annual utility bills vs. a resale home.

*** Renderings may vary from actual home. Please see disclaimer for more details.**

THE MONICA

4 Bedrooms • **4.5** Bathrooms • **4**-Car Garage

MODEL

Silverleaf

Pinnacle Series | 80' Wide Lots | Courtney Grove - Lot 006

84 Courtney Manor Court
St Augustine, FL, 32092

Living Area: 3,488 ft^2

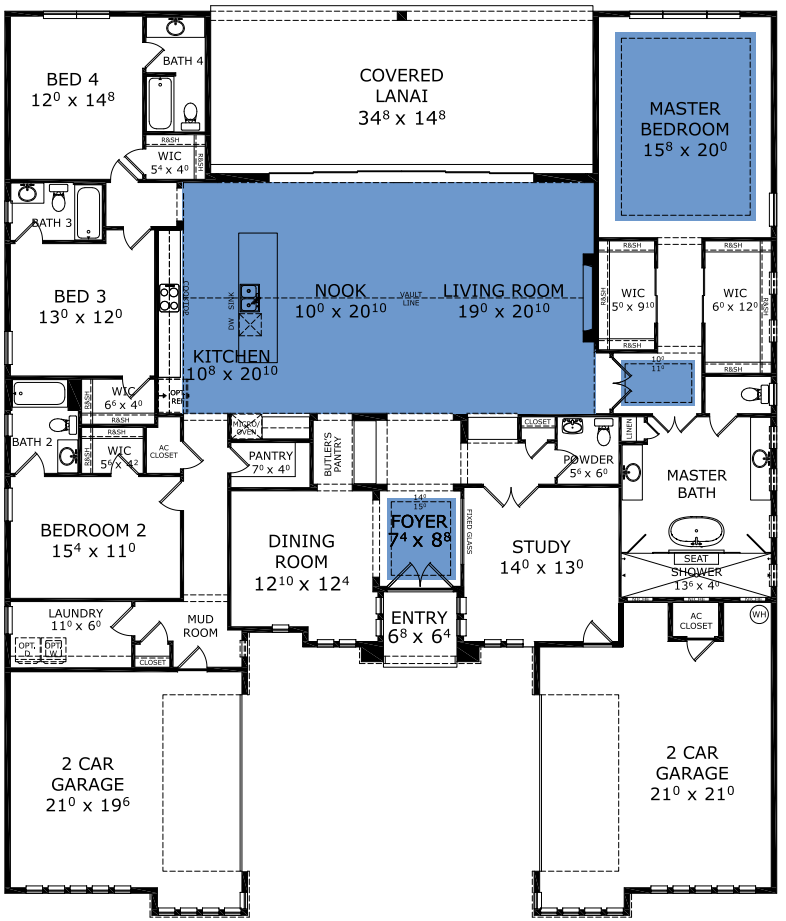
Structural Options Included in This Home:

- Shower ilo Guest Tub @ Bath
- Kitchen Deluxe - NFD
- Vaulted Ceiling - Living
- Tray Ceiling - Dining
- Tray Ceiling - Foyer
- Tray Ceiling - Living Room
- Tray Ceiling - Master Suite
- Tray Ceiling - Master Suite Entry
- Outlet-Floor Plug Brass
- Laundry Sink-Rough In
- DO NOT INSTALL LUGGAGE SHELVES
- CLARIFICATION: MASTER BATH KNEE WALL TO EXTEND TO FIT A 66" TUB
- CLARIFICATION: AIRSWITCH TO BE PLACED 8" LEFT OF FAUCET
- CLARIFICATION: DO NOT INSTALL MBA LINEN CLOSET

And much more....

From: $1,083,900

FIRST FLOOR



This Monica is a Model! Speak to a Sales Counselor (844) 349-6401 or visit ICIHomes.com

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ICI HOMES
2-10 HOME BUYERS WARRANTY
EQUAL HOUSING OPPORTUNITY