



**DESIGNING A HOME MAY NOT BE INSTINCTIVE FOR SOME,
BUT WITH OVER 25 YEARS OF EXPERIENCE - IT IS FOR US.**



Age in place or grow your family in this conveniently located new community that creates a peaceful oasis with large lots, natural beauty and a whole lot more.

Ashley Knoll

FELIDA, WASHINGTON

WWW.CASCADWEST.COM

This Is What Home Feels Like — This Is Where Family Happens — This Is Cascade West

Highlighted Features

11-14ft Ceilings in Great Room - Per Plan (On One Levels)
 10ft Tall Ceilings : Main Floor & 9ft Tall Ceilings : Upper Floors
 8ft Tall Extra Wide Doors Throughout Your Home
 Fully Landscaped Front and Rear Yards with Sprinkler Systems
 Roll-In (ADA) Mud Set Tile Shower in Main Floor Master Bath
 Full Bathrooms : Tub or Shower with Decorative Tile Surround
 Gas Fireplace with a Custom Mantel and Tile Surround
 Stainless Steel Undermount Sink and Pull-Down Delta Faucet
 Decorative Driveways with Exposed Aggregate Strips
 Wood Wrapped Windows and 5¼in Base Moldings
 Kohler Toilets : Comfort Height with Elongated Bowls
 Fully Finished Garages (Taped, Textured and Primed White)
 All Wood Shelving in Closets and Walk-In Pantry
 Coffered Ceilings at Entry and Master - Per Plan
 Large Covered Outdoor Living Areas - Per Plan
 Brushed Stainless or Dark Bronze Hardware
 Custom Designed Cabinetry Throughout
 Modified Craftsman Millwork Package
 Quartz or Granite Slab Countertops
 Whole Home Air Conditioning Included
 Two Interior Paint Colors
 Engineered Hardwood Floors : Entry, Kitchen, Nook and Great
 Room Areas - Per Plan

Exterior Features

3-5 Car Garages Available (See Your Sales Specialist)
 RV Garages and/or RV Parking Available
 Large Covered Outdoor Living Spaces
 Limited Lifetime Architectural Roofing
 Cement Fiber Siding Systems
 Eldorado Stone Accents and Posts Wraps - Per Plan
 'Hardietrim' Exterior Trim Packages (No Wood To Rot)
 Quiet - Belt Drive - Smart - Garage Door with Keyless Entry
 All Plywood Sheathing on Exterior Sides and Roof (No OSB)
 All Kiln Dried Lumber
 2ft x 6ft Exterior Framing (16in On Center)
 Backyard Fencing* (Prestained Cedar with a Top Cap)
 *Fencing Included, But Not Required

Efficiency Highlights

Tankless Hot Water Heater
 95% High Efficiency Gas Forced Air Furnace
 Energy Efficient Milgard Windows (Lifetime Warranty)
 Blower Door and Duct Testing
 Heat Pump (Upgrades) Available Upon Request

Custom Allowances

During construction you will meet with a Personal Design Partner to determine your home's look and feel using these allowances that have been previously determined by you.

- Custom Appliance Allowance
- Custom Cabinet Allowance
- Custom Flooring Allowance
- Custom Landscape Allowance
- Custom Lighting Allowance

Warranty

One Year Builder Warranty - All Homes



Two Year Systems Warranty - Lot Dependant

Ten Year Structural Warranty - All Homes

+ Individual Manufacturer's Warranties

Additional Amenities

Ammenities and Features can be modified or adjusted upon request. Meet with your Sales & Design specialist to create the package that's right for you.

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Custom: Unique solutions crafted specifically for your needs.

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You design your home. At Cascade West we specialize in customizing any floor plan to fit our client's specific needs. We work with you in one-on-one plan design and customization sessions to modify every aspect of your home at no cost to you. A larger walk-in closet, additional garage bays, new rooms, flex spaces, or increased food storage - we can add almost any feature to your plan. You're in control every step of the way. **You talk. We listen.**

*A*shley Knoll features large, flat, **10,000 SF** lots that accommodate many of our customized floor plans. These generous lots are perfect for upsizing, **downsizing**, one levels and **ranches**, multistoried family homes with a **Master on the Main**, **expansive outdoor living areas**, as well as sprawling gardens, and even our most awe-inspiring Super Ranches... The choice is yours.

Cascade West is known for creating homes with extensive **natural light**, high ceilings, **wide open spaces**, built-in functionality, and capturing the natural beauty of the surrounding area. True; but those benefits are just a few of the things that set us apart from the competition.

Ask to view a home and see the Cascade West difference for yourself.

Proudly serving our friends and neighbors of the Portland Metro and Greater Vancouver areas has allowed us to learn the right way to build - communities, custom homes, and our business. **Let us prove it to you.**



We can build on your lot • 5687 S 6th Way
our lot or private acreage • Ridgefield, Wa 98642

OUR DREAM

Is Building Yours

2017 - Industry Choice - Most Livable Floor Plan
2017 - People's Choice - Most Livable Floor Plan
2017 - Industry Choice - Best Master Suite
2017 - People's Choice - Best Master Suite
2017 - Industry Choice - Best Entertainment Room
2017 - People's Choice - Best Entertainment Room
2017 - Industry Choice - Best Interior Decorating
2017 - People's Choice - Best Interior Decorating
2017 - Industry Choice - Best Kitchen
2017 - People's Choice - Best Kitchen
2017 - Industry Choice - Best of Show
2017 - People's Choice - Best of Show
2017 - New Homes Tour - Best of Show

2016 - Industry Choice - Best Master Suite
2016 - People's Choice - Best Master Suite
2016 - Industry Choice - Most Livable Floor Plan
2016 - Industry Choice - Best of Show
2016 - Industry Choice - Best Kitchen
2016 - People's Choice - Best Kitchen
2016 - People's Choice - Best Interior Design

2015 - Industry Choice - Most Livable Floor Plan
2015 - Industry Choice - Best Entertainment Room
2015 - People's Choice - Best Entertainment Room
2015 - People's Choice - Best Master Suite
2015 - People's Choice - Best Kitchen
2015 - Industry Choice - Best Kitchen
2015 - Industry Choice - Best Architecture

2014 - Industry Choice - Best Interior Design
2014 - People's Choice - Best Kitchen

2013 - The Buckmeyer Award
2013 - The Gardener Award

Best Kitchen (7)
Best Master Suite (5)
Best of Show (4)
Most Livable Floor Plan (4)
Best Entertainment Room (4)
Best Interior Design (4) ...and more



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