



ASHLAR HOMES

presents The Pepperwood Model



BUILDER:
Shawn Woods

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When you partner with Ashlar Homes, LLC to build your dream home, you have joined forces with a company that builds the strongest and most durable homes, coupled with a lasting promise of unwavering quality. To understand that quality, however, is to understand the meaning of the word “ashlar.” By definition, ashlar refers to prepared stonework from any type of stone. In past generations, ashlar blocks were frequently used to construct buildings symbolizing strength and progress. To that end, an Ashlar home is synonymous with solid construction that lasts a lifetime. Purchasing an Ashlar home is truly a solid investment.

One of Ashlar Homes’ premier designs is the Pepperwood. This captivating reverse one and a half floor plan has been making a name for itself the past couple of years due to its spacious and versatile floor plan. With 1,700 square feet of living space on the main floor alone, this home offers a host of features that truly make it a leader of the pack.

“This is an open floor plan that everyone wants,” noted of Shawn Woods, President of Ashlar Homes.

As you drive up to the Pepperwood, its decided curb appeal will catch your eye with its all brick façade highlighted with the perfect combination of stone and stucco accents.

“We are the only builder in the Kansas City metro area that has an all-brick neighborhood (Swanson Farm at Whispering Ridge),” said Woods. “We always have masonry on some sort on all of the homes we build. It is virtually maintenance free; has a strong aesthetic appeal; is very solid; and is highly energy efficient.”

As you cross the threshold through the front door, its engaging beauty will ultimately capture your heart.

The spacious main living area beckons a fun family gathering or just total relaxation after a long day at work. Your attention is soon focused on the breakfast nook that opens to a covered deck. The spacious kitchen is equipped with stainless steel appliances and an impressive granite-topped island.

The living room is home to an inviting tiled fireplace which the owner has the option of upgrading to a floor to ceiling stone package.

Also located on the main floor are two bedrooms and two full baths. The main level master bedroom is separated from the second bedroom and comes fully equipped with a walk-in tile shower and seamless access to the adjoining laundry room. Unique to the master bathroom is the custom-designed tub and shower containment, coupled with a double vanity. A second full bathroom is contiguous to the other bedroom on this floor.

A mudroom stands just off the three-car garage (with a four-car optional garage version), equipped with a standard cubby area and a walk-in pantry stands just off the mudroom, which then leads to the laundry room.

Multiple options in the basement allow the homeowner to choose from two bedrooms and one small recreation area or one highly spacious recreation area with two bedrooms towards the back. While hardwood flooring presents throughout the main level, the lower level is fully carpeted except for the tile in the

bar/kitchenette area. In some cases, the basement floor can be stained.

“We’ve also done floating wood floors, putting real wood on top of the concrete,” said Woods.

Depending upon how the basement is designed, this floor plan can range anywhere from 2,400 total square feet up to 3,200 square feet.

And while you won’t be able to take your eyes off the main features in this home, there is a cornucopia of standard features working behind the scenes that come with every Ashlar Home, and the Pepperwood is no exception. Among the top highlights include 8-foot foundation walls eight inches



wide; excavation for basement and foundation to solid soil, with a minimum three-foot depth below finished grade to allow for frost protection; 42” wall with trim cap and apron at all open stairways; and laminated composition shingles on the roof, complete with self-sealing ridge shingles and roof sheathing.

“We also use higher upgrade furnaces or heat pumps, depending upon the municipalities; install low-e (emissivity) windows and provide a foam and caulk package as well as Tyvek® wrap for air barrier on the outside,” explained Woods.

The roof is a 30-year laminate shingle, which is asphalt based but gives the appearance of an old cedar shake shingle, giving a bit of depth and character to the roof. Ashlar Homes provides a 10-year structural warranty, a one-year full warranty and a two-year systems warranty. Most important, however, is how effortless the entire building process seems to be.

“We make this as easy as possible for our clients,” smiled Woods.

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