

Villas of  
*Rush Creek Trail*

VillasOfRushCreekTrail.com

**MAINFLOOR LIVING VILLA LIFESTYLE 59 HOMESITES**  
**ASSOCIATION MAINTAINED**

**BORDERS RUSH CREEK REGIONAL TRAIL & THREE RIVERS PARK DISTRICT**



**MAINTENANCE-FREE LIVING**  
**AT ITS FINEST**

Love Where You Live!

Join the Villas of Rush Creek Trail community where you can fully customize your beautiful new detached townhome. Mix and match to create your dream home from a variety of exterior designs and interior floor plans!



**CONTACT US TODAY SO WE CAN MOVE YOU IN TOMORROW!**

Team  **Zaudtke**  
Our Experience is your Key

**Edina Realty**  
a Berkshire Hathaway affiliate



**DEAN ZAUDTKE**  
612-840-4297

**COLTON RAMSAY**  
763-257-2561

# Villas of Rush Creek Trail

VillasOfRushCreekTrail.com



The Ashton



The Birchmere



The Mapleton



The Wilshire

## HOMES THAT FIT YOUR PERSONALITY

Start with one of these expansive floor plans to customize your new home in the Villas of Rush Creek Trail.

Spacious interior features include two bedrooms and two bathrooms with an optional office/den. The luxury kitchen includes a walk-in pantry, center island, granite countertops, custom stained knotty alder cabinetry and stainless steel appliances.

You'll have plenty of room for entertaining in the open living room with vaulted ceilings, four season porch and cozy fireplace.

**Basement options include a crawl space, full basement, lookout or walkout.**

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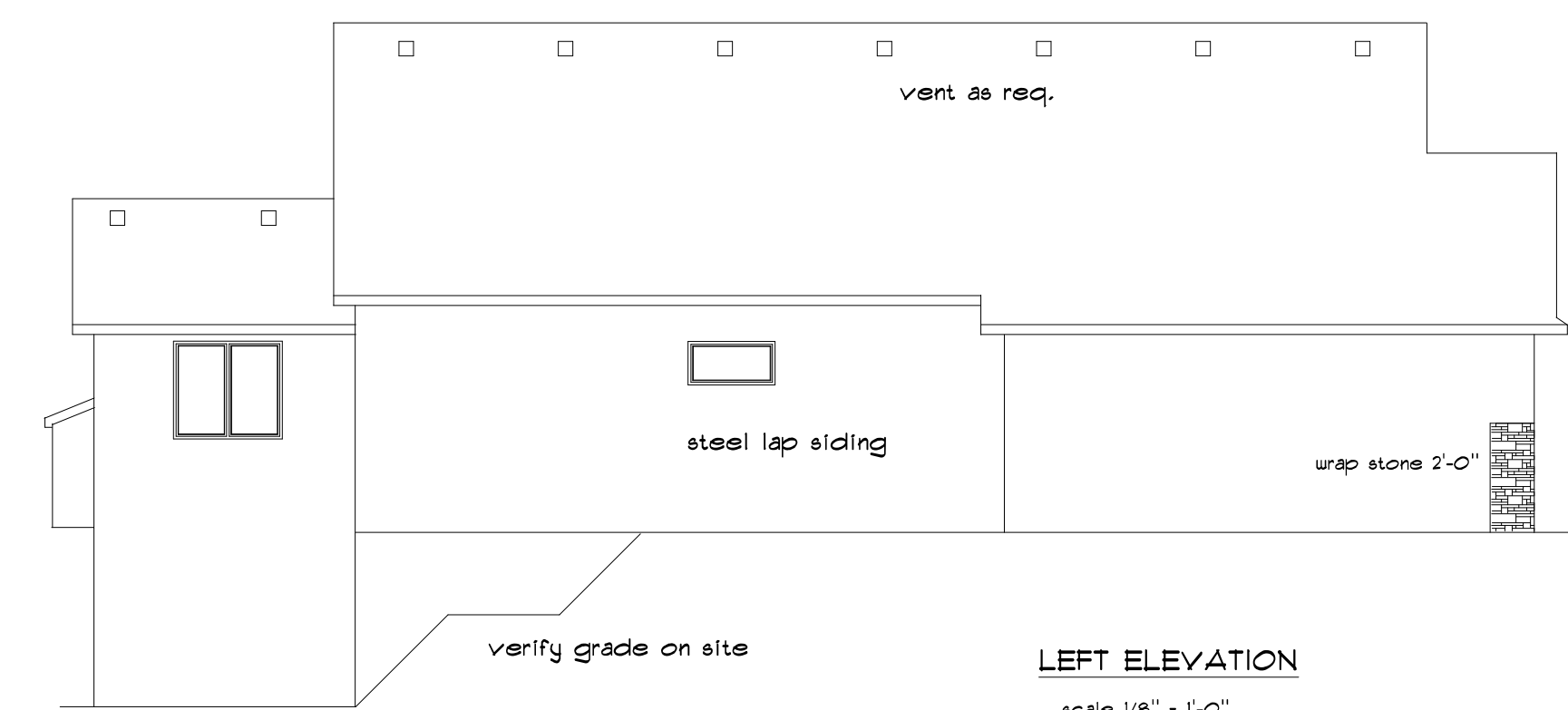
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REAR ELEVATION  
scale 1/8" = 1'-0"



RIGHT ELEVATION  
scale 1/8" = 1'-0"



LEFT ELEVATION  
scale 1/8" = 1'-0"

ELEVATION NOTES:  
all roofs 8:12 pitch w/  
1'-6" soffits  
1'-0" O.H. gable ends  
build out front gable vents 6"  
w/corbels as shown  
wrap OHD w/ 2x6  
2x6 frieze board  
steel lap siding as shown  
stone as shown  
board & batten front gables  
above 2x6 band board

Due to various site conditions  
of individual lots, the grade lines  
represented by this print are for  
illustrative purposes only.  
They do not reflect actual  
finished grade



FRONT ELEVATION  
scale 1/4" = 1'-0" page 1 of 4

38' wide walk-out  
base plan 1668 sq.ft.  
C front

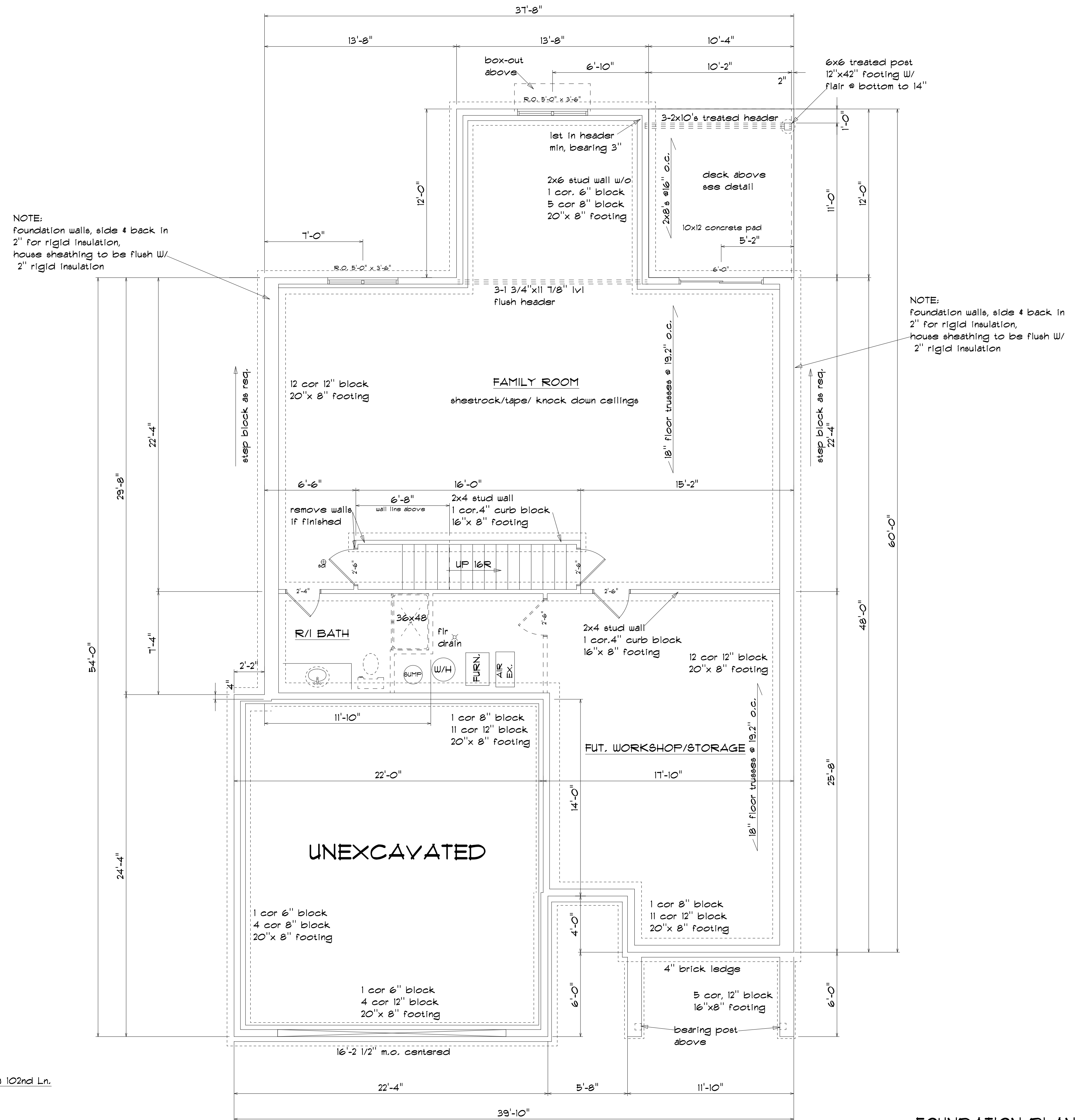
NOTE:  
All openings to exterior must be  
caulked & flashed. Flashing is req.  
where all roof & vertical surfaces meet  
or where siding material changes.

NOTE:  
contractor to verify all notes,  
conditions, and dimensions, and  
be responsible for the same.

# MEADOW CREEK BUILDERS

Villas of Rush Creek Trail

3739 102nd Ln.



NOTE:  
 foundation walls, side & back in  
 2" rigid insulation,  
 house sheathing to be flush w/  
 2" rigid insulation

NOTE:  
 foundation walls, side & back in  
 2" rigid insulation,  
 house sheathing to be flush w/  
 2" rigid insulation

NOTE:  
 All headers 2-2x10's unless  
 noted otherwise

NOTE:  
 min. 3" bearing @ ea. end  
 of all micro - lam beams,  
 and headers w/ spans of  
 7'-0" or greater.  
 (unless noted)

NOTE:  
 provide solid bearing under  
 all beams, headers, girders  
 down to foundation.

NOTE:  
 truss & joist mfg to verify  
 size & spacing of all trusses/  
 joist.

3739 102nd Ln.

**FOUNDATION PLAN**

scale 1/4" = 1'-0" page 2 of 4

38' base plan  
 C front  
 walk-out basement

NOTE:  
 contractor to verify all notes,  
 conditions, and dimensions, and  
 be responsible for the same.



