

*The Zamara is spacious and elegant from the front courtyard to the open layout of the kitchen, living room and dining room areas. The living room and dining room are filled with lots of natural light from the wall of windows and patio doors leading to the full length patio. There is one bedroom on the lower level, and two bedrooms on the upper level each with their own bathroom. The master bedroom is very comfortable with private fireplace.*

## **Zamara**

**UNIT K - TOTAL HEATED SQUARE FOOTAGE – 1,950**

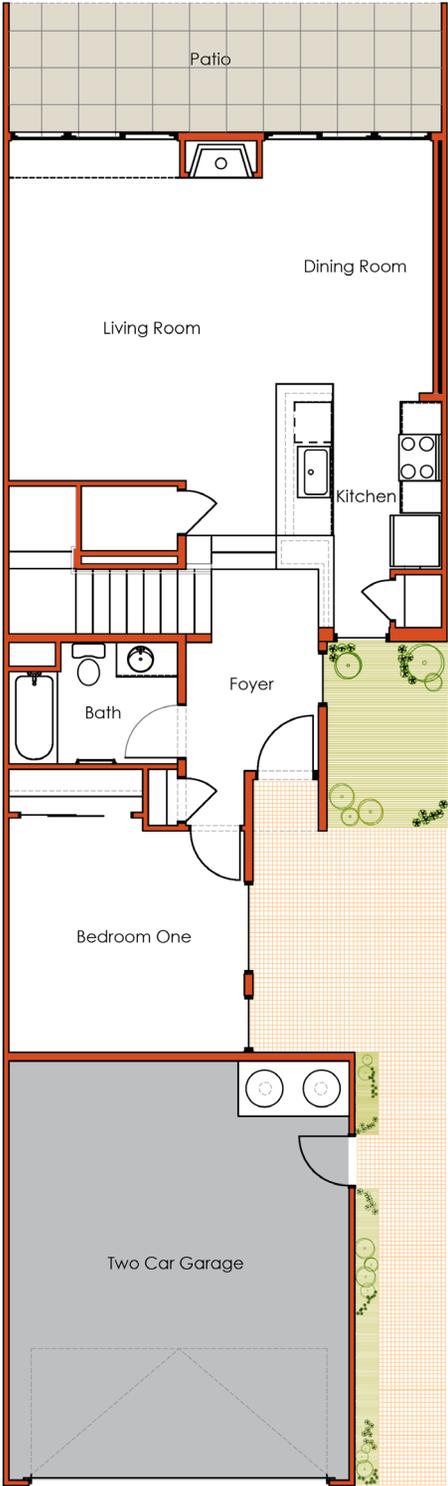
- 3 Bedroom / 3 Bath
- Open Concept Kitchen, Living and Dining Areas
- 9' Ceilings – Dining and Living Rooms has 11' ceiling
- Two Car Finished Garage
- Separate Laundry Room



**Z O C A L O**

DESIGNED BY  
RICARDO LEGORRETA

**First Floor**



# *Zamara*

## UNIT S

**TOTAL HEATED SF – 1,950**

**FLOOR PLANS ARE SUBJECT TO CHANGE.**

**VERIFY WITH YOUR ZOCALO REPRESENTATIVE.**



**Second Floor**

**BASE FEATURES \***

Tile in public areas - entry, dining room, living room, kitchen  
Carpeted stairs and bedrooms  
Semi-custom cabinetry in kitchen, baths and laundry room  
Porcelain tile counter tops in kitchen and baths  
Gas-burning fireplace

Pre-wiring for alarm, some speaker locations  
Wired for high speed internet access  
Master bath soaking tub and stand-alone shower  
Recessed lighting  
Numerous skylights

**CONSTRUCTION \***

Foundation: Concrete foundation walls, concrete floor slabs  
Exterior Wall Construction: 2x6 wood stud walls at 16" on center with wood O.S.B. sheathing  
Interior Wall Construction: 2x4 wood stud walls at 16" on center  
Unit Separation walls: Double 2x4 wood stud wall with 1 and 2-hour fire resistive construction  
STC sound rating 55-60  
Wood Floor Construction: Wood Floor Joists (Truss Joist Silent Floor) at 16" on center  
Topping Slab at Wood Floor Construction: 1/4" thick "Therma-Floor" topping slab  
Roof Construction: Engineered Pre-fabricated wood trusses at 24" on center with built-in roof slope  
Insulation: Kraft paper-faced batt insulation R=19 at walls, R+30 at roof  
Roofing: 3-ply built-up roof with granular surfaced cap sheet  
Stucco: 2-coat cementitious stucco with textured and painted elastomeric paint  
Garage: Batt insulation and gypsum board wall finish at framed walls and ceiling cavities

**WINDOWS & DOORS \***

Entry Door: 3'-0" x 7'6"  
Interior Doors: Flush birch solid-core wood doors with solid wood rabbeted frames  
Garage Door: Flush panel insulated steel door  
Windows and patio doors: Semco extruded aluminum-clad wood windows, dual-pane clear insulating glass

**SKYLIGHTS \***

Curb-mounted double dome skylights with white over clear plastic cover and aluminum frame

**FIREPLACE \***

Gas-burning zero-clearance fireplace

**HEATING \***

Forced air heating system. Multiple zone control manifolds and thermostats.  
Therma-Floor gypsum topping slabs

**ELECTRICAL \***

Typical Load Center: 125 amp main panel  
Wire: 12 gauge copper wire "Rom ex"  
Switches and receptacles: Dacora Style

\* details subject to change