

The Neighborhood

The beautiful views and good living of San Carlos await you. Located at 2811 San Carlos Avenue, Gateway San Carlos is located in the perfect spot.

- Live in the prestigious San Carlos School District
- Walk to Terra Linda Middle School & Carmont High School
- Access the heart of downtown San Carlos in minutes
- Enjoy easy access to 280, 101, San Carlos Caltrain, and major employers

Modern Exterior Designs

- Stucco exterior with sand finish
- Designer selected exterior color palettes
- Standing seam metal roof
- Dark bronze windows and doors
- Designer selected light fixtures
- Two car garages with modern garage doors
- Front yard landscaping
- Full rear and side yard good neighbor fencing
- Decks and patios, per plan

Gourmet Kitchens

- Wolf stainless steel appliance package:
 - 36" professional range with 6 gas burners and convection oven
 - 36" professional 900 CFM hood
 - 24" Microwave oven drawer
- Asko stainless steel dishwasher
- Euro-style frameless cabinetry with satin nickel hardware
- Designer selected white quartz counters
- Kohler stainless steel large basin sink
- Moen stainless steel faucet with sprayer
- Island workstation/breakfast bar
- Decorative pendant lighting over island

Gourmet Kitchens (cont.)

- LED recessed lighting
- Under cabinet task lighting
- Built-in space for 42" refrigerator
- 1/2 hp garbage disposal
- Hardwood flooring

Private Master Suites

- Spacious master suite with private bath and walk-in closet(s)
- Euro-style frameless cabinetry with satin nickel hardware
- Soaking tub
- Ceramic tile shower with frameless clear glass enclosure
- Moen chrome faucets and matching bath hardware
- Engineered stone counters with modern sinks
- Hand set ceramic shower surround and tile floors
- Decorative light fixtures at each sink
- Private water closet with exhaust fan
- High efficiency elongated porcelain toilet
- Modern ceiling fan in bedroom

Modern Interiors

- Open concept floor plans
- 9' & 10' high ceilings per plan, and some vaulted ceilings, per plan
- Spacious rooms with abundant natural light
- Hardwood flooring in Kitchen, Dining, Great Room, Entry & Living Room, per plan
- Modern interior doors with satin nickel hardware
- Designer selected lighting package
- LED Recessed lighting
- Decora® rocker switches throughout
- Designer selected carpeting at lower family room, bedrooms, stairs, and upper hall
- Abundant storage (Plan C & D include large Lower Level storage area)

Added Convenience

- Air conditioning
- Electric car charging plug in garage
- Finished garage walls textured and painted
- Pre-wired for flat screen TV's at Great Room, Master, Family Room
- Structured wiring for high speed networking including dual Cat5/RG6 cable universal outlets
- Fire sprinklers
- Hard wired smoke and CO2 detectors
- Conduit installed for future wiring of solar electric system

Efficiency

- High performance windows
- High performance insulation
- Energy-efficient tankless water heater with recirculating pump
- 95% High-efficiency gas furnace heater
- 16 SEER Air conditioning
- Recessed LED lighting
- Electric car charging plug in garage
- Conduit installed for future wiring of solar electric system
- Low water consumption fixtures
- Drought tolerant landscaping

Secondary Baths

- Euro-style frameless cabinetry with satin nickel hardware
- Designer selected engineered stone counters
- Moen chrome faucets and matching bath hardware
- Decorative light fixtures over each sink
- High efficiency elongated porcelain toilet
- Hand set ceramic tub/shower surrounds and tile floors

Personalizing Opportunities

- Subzero 42" Stainless Steel Side-by-Side Refrigerator/Freezer
- Set of Electrolux "Island White" front loading laundry equipment
- Elastomeric garage floor covering in "Tuxedo" color (black/white)
- Clear glass tub enclosures for secondary baths
- Carpet, pad, tile, and hardwood flooring upgrades

Laundry Room

- Euro-style frameless cabinetry with satin nickel hardware
- Designer selected engineered stone counters
- Hand set ceramic tile floor
- Washing machine & gas dryer hookups

For more information, and to see the floor plans please visit:

gatewaysancarlos.com