

CRANES CROSSING

September 9, 2008

<u>Lot #</u>	<u>Sq. Ft.</u> ★	<u>Price</u>	<u>Lot #</u>	<u>Sq. Ft.</u> ★	<u>Price</u>
1 E, PE, ✧	21,105	\$122,900	19 N, PE ✧	17,792	\$134,900
2	23,443	SOLD	20 E, PE ✧	18,387	SOLD
3 TL	24,376	SOLD	21 E, PE, C	17,145	\$134,900
4 E, PE, TL, ✧	27,542	SOLD	22 S,PE,C ✧	17,749	SOLD
5 S, PE, C	19,072	SOLD	23 S,FE,C ✧	22,521	SOLD
6 E,PE,C,TL ✧	23,437	SOLD	24 E, FE,C ✧	27,466	SOLD
7 E,PE,C,TL ✧	24,479	SOLD	25 E, FE, C ✧	26,932	SOLD
8 C	18,159	SOLD	26 N, FE, C ✧	19,703	SOLD
9 W,PE ✧	17,587	SOLD	27 N, PE, C ✧	17,009	SOLD
10 W,PE ✧	18,156	SOLD	28 N, PE,C	17,015	\$134,900
11	18,191	SOLD	29 TL	17,515	SOLD
12 W,PE ✧	19,565	SOLD	30 TL	19,581	SOLD
13	19,941	SOLD	31	23,327	SOLD
14 W,PE ✧	21,525	SOLD	32 TL	19,488	SOLD
15 W,PE ✧	22,409	\$128,900	33 TL	17,614	\$134,900
16 E, PE ◆	21,992	\$128,900	34 TL	17,462	SOLD
17 N, PE ✧	17,174	\$134,900	35 S, PE, TL ◆	23,609	SOLD
18 E,PE, ◆	18,503	SOLD	36 W,FE ✧	23,372	\$104,900

PRICES SUBJECT TO CHANGE WITHOUT NOTICE

* Square Footages are approximate

LOT CODES:

C – Lot faces Cul-de-Sac

TL – Lot has tree line or abuts wooded area

FE – Lot has full exposure [walk-out] **PE** – Lot has partial exposure, not necessarily look-out

◆ – Side Exposure Lot

◇ – Rear Exposure Lot

⊗ - Landscape Berm

EXPOSURE FACES: **S**-SOUTH **N**-NORTH **W**-WEST **E**-EAST

BUILDING REQUIREMENTS: 2,200 sq.ft. for a one-story dwelling; 2400 sq.ft. for a two-story dwelling, the first floor having 1250 sq.ft.

SETBACKS: 40' – 50' front, 12 ½' side, 25' - 30' rear. Buyer to verify specific lot setbacks with the Village of Menomonee Falls.

There is a \$1,400.00 lamp-post/mailbox fee charged at closing. The initial Annual Assessment Fee is \$300.00.

Cultured Stone and cement board siding products allowed. The amount of cultured stone shall not exceed 15% of any building elevation. Vinyl or aluminum siding prohibited. Roofing materials must be a minimum of a 30 year dimensional asphalt shingle. See Agency Disclosure.

Water, Sewer and Park Impact Fees have been paid by the Developer.

P – Pending Contract

*** Discount - \$5,000 credit at closing toward lot improvements**

NOTE: Phase 2 (Addition 1) lots have been renumbered, see revised Plat Sheet for changes. For Phase 3 (Addition 2), see preliminary plat.

You may also view us on-line at www.thomsoncorporation.com

CRANES CROSSING

(Phase 2/ Addition 1)

September 9, 2008

<u>Lot #</u>	<u>Sq. Ft. *</u>	<u>Price</u>	<u>Lot #</u>	<u>Sq. Ft. *</u>	<u>Price</u>
37	19,196	\$139,900	49 N,FE,◇, C	20,026	\$154,900
38	21,915	\$142,900	50 W,PE,◇,C	17,591	SOLD
39	23,113	SOLD	51 W,PE,◇,C	18,643	\$148,900
40 E,FE,◇	22,259	SOLD	52 C	17,664	\$146,900
41 W,PE,◇	22,187	SOLD	53 E,PE, ◇	17,569	\$145,900
42 W,PE,◇	21,553	\$146,900	54 E,PE, ◇	17,338	\$145,900
43	22,948	\$144,900	55 E,PE, ◇	17,081	\$145,900
44	20,078	\$144,900	56	18,001	\$142,900
45 E,PE,◇, C	18,404	\$147,900	57 S,PE, ◇	23,404	\$138,900
46 E,FE,◇, C	17,980	\$152,900	58 S,PE, ◇	18,246	\$134,900
47 E,FE,◇, C	25,404	\$154,900- P	59 S,PE, ◇	17,004	\$134,900
48 N,FE,◇, C	28,921	\$154,900- P	60 E,PE, ◆	19,625	\$134,900

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- | | |
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SETBACKS: 40' – 50' front, 12 ½' side, 25'- 35' rear. Buyer to verify specific lot setbacks with the Village of Menomonee Falls.

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***Buyer will receive a discount of \$5,000 off the price of the lot
or credit at closing toward lot improvements and also the developer
will credit buyer \$5,000 toward water, sewer, and park impact fees at closing.**

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CRANES CROSSING

(Phase 3/ Addition 2)

September 9, 2008

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61 S,PE,C, ◇	19,088	\$152,000	66 N,FE,C, ◇	17,121	\$152,900
62 S,FE,C, ◇	17,001	\$152,900	67	17,002	\$151,900
63 S,FE,C, ◇	25,430	SOLD	68	17,000	\$148,900
64 E,PE,C, ◇	24,954	\$156,900	69	17,009	\$148,900
65 N,PE,C, ◇	20,374	\$154,900	70	17,564	\$148,900

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