

QUALITY CONSTRUCTION PARTNERS

Acacia Model

Modern Duplex Living with Style & Efficiency

Starting at \$455,000 | 2,400 Sq. Ft. Total | 1,200 Sq. Ft. Per Unit | Duplex Model

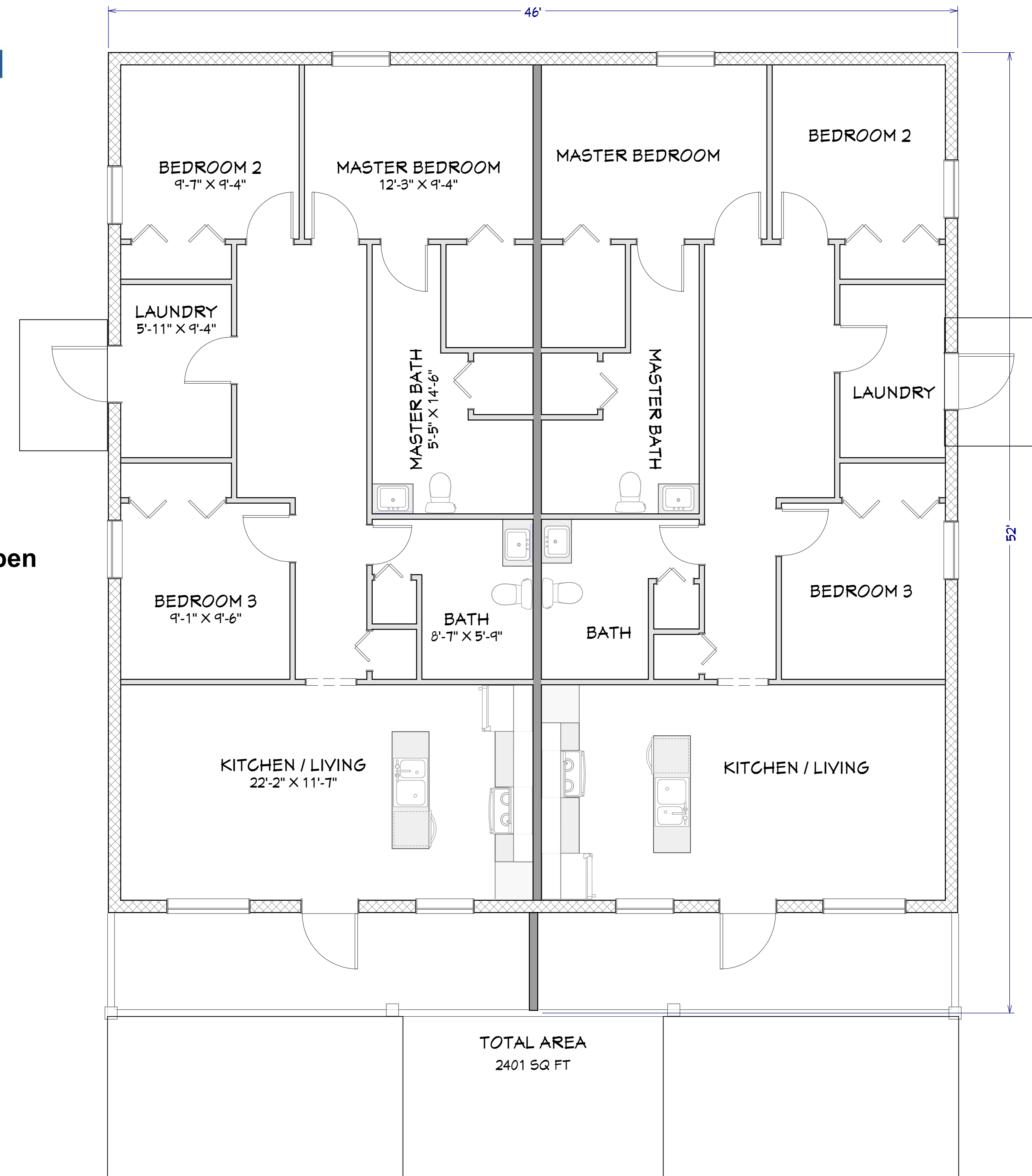
The **Acacia Model** is a **beautifully designed duplex**, perfect for **investors, multi-generational families, or homeowners looking for rental income**. With **two spacious 1,200 sq. ft. units**, each featuring a **modern open layout**, this home offers the perfect balance of privacy, functionality, and style.

Key Features – Each Unit (1,200 Sq. Ft.):

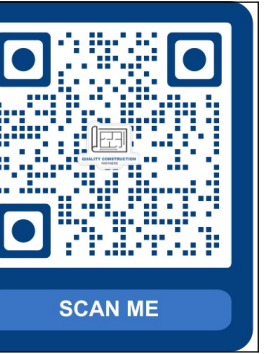
- 2 Bedrooms, 2 Bathrooms** – Thoughtfully designed for comfort and efficiency.
 - Open-Concept Living & Kitchen Area** – Seamless flow between the main living spaces.
 - Gourmet Kitchen** – Featuring:
 - **Granite countertops** for a sleek, modern look.
 - **Premium cabinetry** with ample storage space.
 - **Stainless steel appliances** included – refrigerator, range, microwave, and dishwasher.
 - Spacious Master Suite** – Includes a **walk-in closet** and a **private ensuite bathroom**.
 - Impact Windows & Doors** – Offering **storm protection, security, and energy efficiency**.
 - Elegant Bathrooms** – Modern fixtures, granite vanities, and stylish tile finishes.
 - In-Unit Laundry Room** – Convenient washer/dryer hookups in each unit.
- Exterior & Additional Features:**
- Contemporary Stucco Finish** – A stylish and low-maintenance exterior.
 - Private Entrances for Each Unit** – Ensuring **independent and secure access**.
 - Covered Front Porch & Rear Patio** – Ideal for **outdoor relaxation**.
 - Energy-Efficient Construction** – Built with **high-quality materials** for comfort and cost savings.
 - Ample Parking Space** – Driveway designed to accommodate multiple vehicles.

Perfect for Investment & Multi-Generational Living!

Whether you're an **investor seeking rental income** or looking for a **home with a private unit for extended family**, *The Acacia Model* offers **flexibility, affordability, and modern living**.



FLOOR PLAN VIEW SHELL
1/4 IN = 1 FT





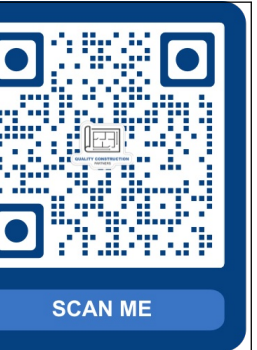
Key Features of The Acacia – 2,400 Sq. Ft. Duplex Model

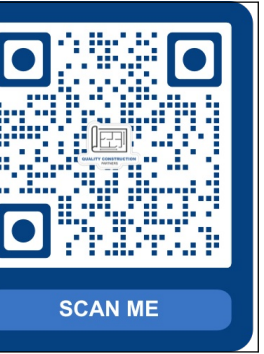
🏠 Each Unit (1,200 Sq. Ft.) Features:

- ☑️ **2 Bedrooms, 2 Bathrooms** – Spacious and well-designed for comfortable living.
- ☑️ **Open-Concept Living & Kitchen Area** – Maximizing space and functionality.
- ☑️ **Gourmet Kitchen** – Featuring:
 - **Granite countertops** for a sleek and modern look.
 - **Premium cabinetry** with soft-close features and ample storage.
 - **Stainless steel appliances included** – refrigerator, range, microwave, and dishwasher.
- ☑️ **Spacious Master Suite** – Complete with:
 - **Walk-in closet** for generous storage.
 - **Private ensuite bathroom** with modern fixtures and finishes.
- ☑️ **Elegant Bathrooms** – Featuring:
 - **Granite vanity countertops** for a sophisticated touch.
 - **Contemporary tile work and premium plumbing fixtures.**
- ☑️ **In-Unit Laundry Room** – Convenient washer/dryer hookups in each unit.

🏠 Exterior & Additional Features:

- ☑️ **Impact Windows & Doors** – Providing storm protection, security, and energy efficiency.
 - ☑️ **Private Entrances for Each Unit** – Ensuring independent and secure access.
 - ☑️ **Modern Stucco Exterior** – A stylish and low-maintenance finish.
 - ☑️ **Covered Front Porch & Rear Patio** – Perfect for outdoor relaxation and entertaining.
 - ☑️ **Ample Parking Space** – Driveway designed to accommodate multiple vehicles.
 - ☑️ **Energy-Efficient Design** – Built with **high-quality materials** to enhance comfort and reduce energy costs.
 - 🌟 **Perfect for Investment & Multi-Generational Living!**
- The Acacia Model provides flexibility, affordability, and modern living all in one.





ACACIA
MODEL

DRAWINGS PROVIDED BY:
QUALITY CONSTRUCTION PARTNERS LLC
ADMIN@QCPBUILDERS.COM

DATE:

3/15/2025

SCALE:

SHEET:

P-3



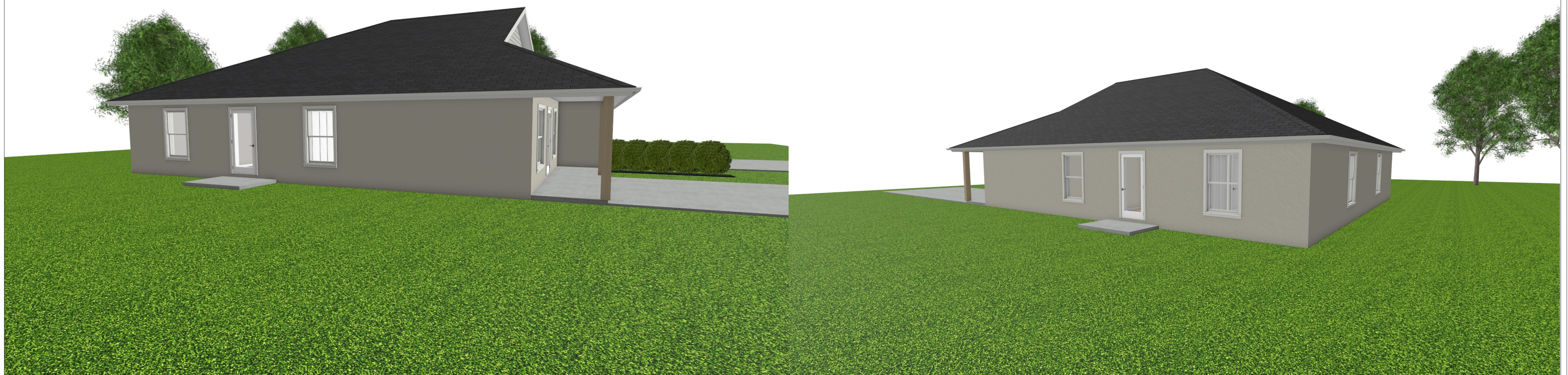
The **Acacia Model** is a **modern 2,400-square-foot duplex**, with each unit offering **1,200 square feet of living space**. Designed for efficiency and comfort, this duplex combines **contemporary and traditional design elements** to create a functional and aesthetically pleasing exterior.

Exterior Features:

- **Symmetrical Design:** The duplex is evenly divided into **two 1,200-square-foot units**, each with its own private entrance and designated outdoor space.
- **Neutral Stucco Finish:** The exterior is finished in a **soft, neutral-colored stucco**, providing a clean and modern look that complements various settings.
 - **Gable Roofline:** A **steep gable roof** with **dark asphalt shingles** enhances durability and adds a traditional touch to the modern structure.
 - **Covered Front Porch:** Each unit features a **spacious covered porch**, supported by **natural wood columns**, creating a warm and inviting entrance.
- **Large Windows for Natural Light:** Each unit has **well-placed, energy-efficient windows**, ensuring ample natural light and ventilation while enhancing curb appeal.
 - **Private Back Entry:** A **separate back entrance** provides convenient access to outdoor spaces, making it functional for tenants or homeowners.

Overall Style & Functionality:

The **Acacia Model** is an excellent choice for **multi-family living, investment properties, or rental developments**, offering a **balanced mix of modern simplicity and practical design**. The **efficient 1,200-square-foot layout per unit** ensures comfortable living while maintaining affordability and energy efficiency.





Interior Description of the Acacia Model (1,200 Sq. Ft. Per Unit)

The **Acacia Model** duplex offers a modern, open-concept interior designed for both functionality and comfort. Each **1,200-square-foot** unit features a well-balanced combination of stylish finishes, efficient layouts, and contemporary design elements.

Living & Kitchen Area

- **Open-Concept Design:** The kitchen seamlessly flows into the living area, creating a spacious and inviting atmosphere perfect for daily living and entertaining.
- **Modern Kitchen:**
- A central island with a sink and quartz countertops provides additional prep space and a breakfast bar for casual dining.
- Two-tone cabinetry with a mix of white upper cabinets and dark lower cabinets adds contrast and style.
- Stainless steel appliances, including a refrigerator, oven, and microwave, enhance the kitchen's modern feel.
- Pendant lighting over the island adds a decorative touch and functional illumination.
- Natural Light & Access: Large windows and glass-paneled doors allow ample natural light while providing easy access to the patio or backyard.
- Wood-Look Flooring: Durable, warm wood-style flooring extends throughout the main living areas, creating a cohesive and elegant appearance.

Bedrooms & Hallway

- Private, Spacious Layout: The hallway leads to well-sized bedrooms, ensuring privacy and separation from the main living space.
- Neutral Wall Colors: A soft, modern gray color scheme enhances the unit's airy and clean aesthetic.
- Recessed & Ceiling Lighting: Strategically placed lighting fixtures provide a bright and welcoming environment.

Bathrooms

- Sleek, Modern Design: The bathrooms feature stylish vanities with dark cabinetry, paired with white quartz countertops and black matte hardware.
- Walk-In Shower: A walk-in tiled shower with textured hexagonal flooring and subway-tiled walls offers a modern, upscale feel.
- Space-Efficient Storage: Bathroom layouts include well-placed vanities and shelving options for storage without sacrificing space.

Overall Interior Appeal

The **Acacia Model** duplex embraces a blend of modern and classic elements, with a focus on open space, natural lighting, and high-quality finishes. Its efficient layout and contemporary features make it an excellent choice for families, renters, or homeowners looking for a stylish yet practical living space.

