



## THE MONICA at OAKMONT

THE PRAIRIE MODERN

BEING BUILT

**4 Bedrooms • 4.5 Bathrooms • 4-Car Garage • 3,488 ft<sup>2</sup> Living Area • 5,052 ft<sup>2</sup> Under Roof**

The Monica floor plan offers 3,488 square feet of thoughtfully designed luxury, featuring four bedrooms, four baths, and a four-car garage. A grand entry leads to a spacious dining room and study, while the vaulted living room flows seamlessly into the kitchen and nook. The master suite is a private retreat, with French doors to the lanai, a spa-inspired bath, and a large walk-in closet. Additional bedrooms provide comfort and privacy, and flexible spaces like a game room and cabana guest suite allow for customization. Tailor the Monica with ICI Homes' wide array of options to create your dream home.

\* Renderings may vary from actual home. Please see disclaimer for more details.

**\$1,576**

ESTIMATED SAVINGS



This home has a HERS Score of 66 and is estimated to save you \$3,459 on your annual utility bills vs. a resale home.

# THE MONICA

4 Bedrooms • 4.5 Bathrooms • 4-Car Garage

BEING BUILT

## Oakmont

Pinnacle Series | 80' Wide Lots - Lot 767

3853 SW 107th Terrace  
Gainesville, FL, 32608

Living Area: 3,488 ft<sup>2</sup>

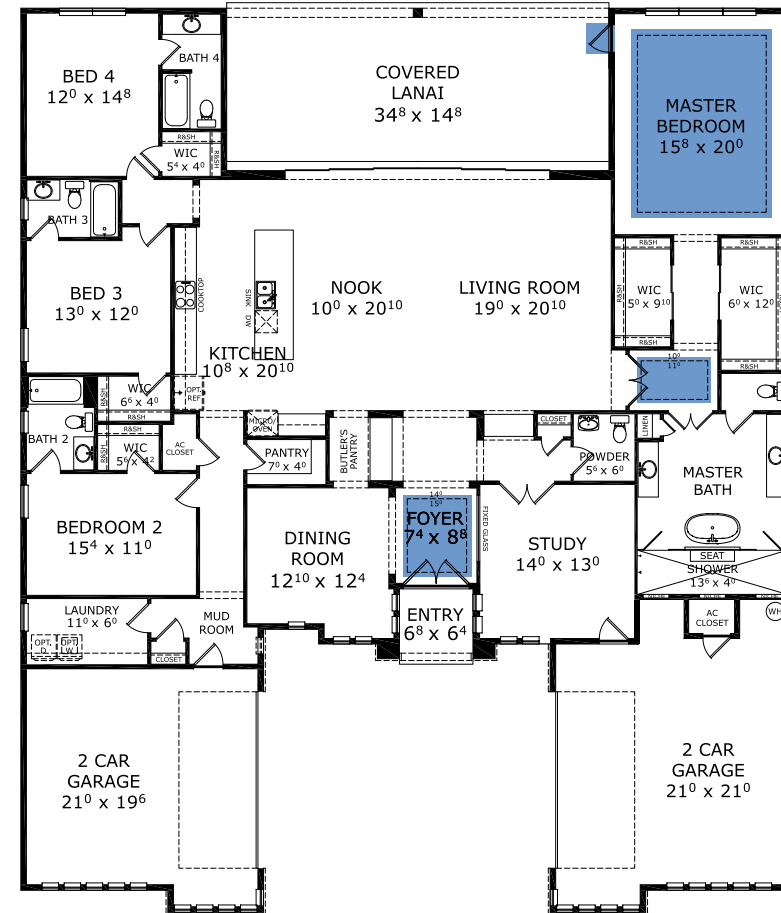
### Structural Options Included in This Home:

- ✓ Shower ilo Guest Tub @ Bath Alt
- ✓ Kitchen Deluxe - NFD
- ✓ Sliding Glass Door 16x10
- ✓ Hidden Pantry
- ✓ Tray Ceiling - Dining
- ✓ Tray Ceiling - Foyer
- ✓ Tray Ceiling - Living Room
- ✓ Tray Ceiling - Master Suite
- ✓ Tray Ceiling - Master Suite Entry
- ✓ French Doors @ Master Bedroom
- ✓ Outlet-Floor Plug Brass
- ✓ Sink-Rough In

And much more....

Priced at: **\$1,160,253**

## FIRST FLOOR



This Monica is a Being Built! [Speak to a Sales Counselor \(844\) 349-6401](https://www.icihomes.com) or visit [ICIHomes.com](https://www.icihomes.com)

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