THE
HILLSIDE
ON MAPLE

LUXURY FEATURES & HOME SPECIFICATIONS

Every residence at The Hillside on Maple has been intentionally designed to deliver exceptional craftsmanship, refined finishes, and integrated technology. Rather than beginning with a blank canvas, each home includes an extensive collection of luxury features carefully selected by the 501 Maple development team.

PERSONALIZATION & DESIGN SELECTIONS

One of the greatest advantages of purchasing a residence at The Hillside on Maple during construction is the opportunity to personalize your home. Buyers work directly with the 501 Maple Development Team to select custom finishes, materials, fixtures, technology, and specialty features that best reflect their lifestyle and personal design preferences.

Selections beyond the included base specifications (OR established allowance amounts) will be quoted separately and completed as owner-requested upgrades outside of the base purchase price. Our goal is to provide each homeowner with a residence that feels thoughtfully designed, exceptionally crafted, and uniquely their own.

LUXURY FEATURES AT A GLANCE

Residence

✓ Approximately 3,250 square feet of interior living space
✓ Approximately 650 square feet of covered outdoor terraces
✓ Private elevator option available
✓ Three-bedroom floor plan + flex room
✓ Open-concept living designed to maximize panoramic views
✓ Naturally textured, charcoal concrete garage approaches and sidewalks.

Private Garage

✓ Approximately 1,620-square-foot private garage
✓ Capacity for up to eight vehicles
✓ 14-foot ceilings

Smart Home Technology

✓ Sonos WIFI integrated sound system
✓ Lutron WIFI lighting controls: Main areas, Garage, and Terraces
✓ App-controlled heated driveway apron and sidewalks
✓ Smart garage door operation
✓ Whole-home automation upgrade available
✓ Emtek WIFI coded door entry (Garage and Front door)

White Glove Conciergerie Experience

✓ One-on-one design collaboration with the 501 Maple development team
✓ Personalized sourcing and installation of custom finishes and specialty features
✓ Dedicated guidance from purchase through completion

INCLUDED FEATURES & SPECIFICATIONS

Private Heated Garage

Included:

- (2) Oversized garage doors:
    - 12ft tall by 12ft wide
    - 12'ft tall by 16ft wide
    - Additional man door
- Heated hydronic concrete floors, and air-conditioning
- Epoxy flake flooring with buyer selection of select colors
- Finished painted walls
- Recessed lighting
- Architectural accent strip lighting
- Electrical outlets for future customization
- Vehicle-lift-ready concrete in designated locations
- App-enabled side mount garage door openers
- Direct private access into the residence
- Linear Floor drains
- hot/cold water hooks-ups

Lower Level

Included:

- Large-format porcelain tile flooring
- Premium painted walls, customizable colors
- Utility/storage room
- Stacked washer and dryer
- Glass sliding entry doors from living space to garage
- Half wall with windows to garage from lower level (optional full wall at additional cost).

Staircase

Included:

- Contemporary open staircase
- Glass side railings
- Option for enclosed tread risers included

Main Living Level

Included:

- White oak hardwood flooring
- Premium painted walls, customizable colors
- Hydronic heated floors

Kitchen

Included:

- Custom cabinetry – White Oak or Walnut woods
- Natural colored quartz countertops
- Signature Kohler plumbing fixture package
- Emtek cabinet hardware package
- Kitchen island pendant lighting
- Gas and electrical appliance connections
- Walk-in pantry with shelving
- Dimmable under cabinet lighting

Signature Kitchen Suite Appliances

- 24" Integrated Refrigerator
- 24" Integrated Freezer
- 48" Professional Range
- Panel-ready Dishwasher
- Microwave Drawer

**Inquire with Krista for a unique opportunity to visit the Signature Showroom in Chicago for a private hands-on chief lead appliance demo experience.*

Bedrooms

- Spacious primary suite
- All-in-one washer/dryer located in primary closet
- Custom closet cabinetry

Bathrooms

Included:

- Kohler plumbing fixtures
- Contemporary vanities
- Backlit mirrors
- Toe-kick lighting
- Lit shower niche
- Heated shower bench and floor
- Heavy glass shower doors
- Contemporary toilets
- Optional: Freestanding soaking tub in primary bathroom

Lighting

Included:

- Recessed LED lighting throughout and Terrace lighting
- Modern exterior sconces
- Kitchen island pendants
- Backlit bathroom mirrors

Smart Home Technology

Included:

• Sonos WIFI audio system
• Lutron WIFI lighting controls
• Smart garage doors
• App-controlled, sensor driven outdoor hydronic heating

Outdoor Terraces

Included:

• Gas connection
• Electrical outlets
• Paver surface | no grout
• Sonos Audio

Customization & Upgrade Opportunities

Selections beyond the included base specifications (OR established allowance amounts) will be quoted separately and completed as owner-requested upgrades outside of the base purchase price.

Floor Plan Customization

Depending on the stage of construction, buyers may choose to customize the home's layout, including:

- Reconfigure bedroom sizes
- Convert or eliminate bedrooms
- Expand the private garage
- Create additional storage space
- Add a dedicated office or library
- Design an art or music studio
- Create a hobby workshop
- Add boat, motorcycle, or collector vehicle storage
- Modify room layouts to better suit your lifestyle
- Wood-paneled feature wall at entry

Private Garage

Transform your 8-car heated garage into a true luxury showroom.

Available enhancements include:

- Large-format porcelain slab wall finishes
- Premium porcelain or designer tile flooring
- Custom epoxy floor systems
- Vehicle lift installation
- Electric vehicle charging stations
- Custom cabinetry and garage storage systems
- Built-in workbench
- Slat wall storage systems
- Compressed air system
- Specialty detailing station
- Climate-controlled collector storage
- Custom lighting packages
- Display shelving for automotive collections
- Elevator from the garage to the main living level

Lower-Level Flex Space

Design the lower level around the way you live.

Popular options include:

Wellness Retreat

- Infrared or traditional sauna
- Salt therapy wall
- Cold plunge
- Steam room
- Massage room
- Spa-inspired retreat

Fitness Studio

- Private gym
- Yoga or Pilates studio
- Recovery room
- Mirror fitness wall

Entertainment

- Golf simulator
- Home theater
- Sports lounge
- Wine tasting room
- Whiskey or bourbon lounge
- Game room
- Billiards room

Lifestyle Spaces

- Executive office
- Creative studio
- Library
- Hobby room
- Children's playroom

Main Living Area

Customize the heart of your home with upgrades such as:

- Statement gas fireplace
- Built-in media wall
- Floating cabinetry
- Custom shelving and millwork
- Feature walls in wood, stone, or porcelain
- Expanded wet bar
- Wine display wall
- Motorized window treatments

Kitchen

Create a kitchen designed around the way you cook and entertain.

- Additional appliance upgrades:
    - Sous vide
    - Appliances for the coffee/barista station
    - Wine refrigerator
    - Specialty ice maker
    - Additional refrigeration or freezer drawers
    - Warming drawer
    - Steam oven
    - Speed oven
    - *Inquire about opportunity to visit the Signature Showroom in Chicago for a Handson chef lead experience.*
- Walk-in pantry customization
- Designer stone selections
- Specialty cabinet interiors and organizers

Bedrooms

Personalize each bedroom with:

- Custom built-in cabinetry
- Designer accent walls
- Custom walk-in closet systems
- Fireplace in the primary suite
- Motorized blackout shades

Bathrooms

Elevate your daily routine with spa-inspired upgrades.

Options include:

- Steam shower
- Infrared or red-light therapy shower
- Freestanding soaking tub
- Smart bidet toilet
- Heated towel warmers
- Floating vanities
- Designer stone surrounds
- Premium plumbing fixture collections

Lighting

Tailor the home's ambiance with:

- Designer decorative lighting
- Statement chandeliers
- Architectural lighting
- Art lighting
- Cove lighting
- Expanded recessed lighting
- Landscape lighting
- Fully programmable lighting scenes

Smart Home Technology

Expand the home's technology package with:

- Whole-home automation
- Centralized tablet control
- Voice-controlled lighting
- Whole-home audio
- Security cameras
- Smart locks
- Video doorbell
- Climate control automation
- Motorized window shades
- Leak detection system
- Remote monitoring and management

Outdoor Terraces

Create an outdoor living experience designed for entertaining.

- Built-in outdoor kitchen
- Grill
- Pizza oven
- Refrigerator and beverage center
- Gas cooktop
- Built-in storage
- Fire table
- Ceiling-mounted heaters
- Retractable screens
- Outdoor television hook-up
- Hot tub
- Outdoor bar
- Dining area

Our goal is simple: to create a home that is distinctly yours.