



www.AxbergHomes.com  
602-469-1808  
axberghomes@gmail.com

## Base Price Sheet

Granite 1,780 Floor Plan	Elevation A	\$637,680
3 bed, 2 bath, 2 car garage	Elevation B	\$624,780
Humphreys 1,533 Floor Plan	Elevation A	\$575,470
3 bed, 2 bath, 2 car garage	Elevation B	\$569,570
Thumb Butte 1,467 Floor Plan	Elevation A	\$575,650
2 bed, 2 bath, 3 car garage	Elevation B	\$569,190
Dells 1,372 Floor Plan	Elevation A	\$554,560
2 bed, 2 bath, 2 car garage	Elevation B	\$548,870

7.1.2025 Seller reserves the right to change plans, specifications, and pricing at any time without notice or obligation in its sole discretion. Floorplans, rendering, color schemes and maps are artist's conceptions and are not to scale. All square footages, window sizes and dimensions are approximate and may vary by elevation. Illustrations and specifications are believed to be correct at time of publication and are not intended to create any warranty or contract rights. No offer to sell or lease may be made and no offer to purchase or lease may be accepted prior to the issuance of the final Arizona Public Subdivision report. Prices shown do not reflect premiums associated with individual homesites. Any and all incentives will apply only if the Buyer obtains financing through Seller's approved Mortgage Company or pays cash.



# Bradshaw Hills by Axberg Homes

## Standard Features

### **CONSTRUCTION FEATURES**

Dual pane windows with screens  
R-19 batts wall insulation  
Exterior finish per plan  
High efficiency heat pump system  
Electric A/C  
Electric hot water heater  
Recirculating hot water pump  
Soft close cabinets throughout  
10 ft inter ceiling height  
Garage Opener with camera

### **KITCHEN FEATURES**

Granite slab countertops  
Soft close cabinets  
Garbage disposal  
Brushed Nickel pull out faucet  
Water line at kitchen sink to refrigerator  
Recessed lighting per plan  
Stainless steel undermount 50/50 sink  
30" electric range  
Dishwasher  
Mirco-hood  
42" upper soft close cabinets

### **EXTERIOR FEATURES**

3 Color exterior paint - Body, trim, accent  
4 Frost free hose bibs per plan  
Composite shingle roof  
Covered patios per plan  
Rain gutters  
Coach lights per plan, dark sky compliant  
42" block wall on back property line; where applicable

### **INTERIOR FEATURES**

Open kitchen with island per plan  
8' Tall sliding glass door per plan  
Cat6 Internet drop for modem  
TV jack in living room & master bedroom at 5'  
White decora style switches and outlets  
Ceiling fan pre-wire in great room  
Tile in Entry, Kitchen, Laundry, and Baths per plan  
Carpet in living room and Bedrooms per plan

5 ½" baseboards throughout  
Interior paint - 1 body color (ceiling and walls) and 1 trim color (doors and trim)  
Brushed Nickel lever door hardware  
Hand applied skip trowel wall texture  
Bullnose drywall corners  
8' interior doors  
Ceiling fan in Master and Living room

### **BATHROOM FEATURES**

36" tall vanities with plate glass mirrors  
Granite countertops w/undermount rectangle sinks  
Brushed Nickel faucets  
8' tiled master shower  
Cast-iron tub and 8' tiled guest bath

### **LANDSCAPING**

Front yard included;  
-2 boulders  
-decorative rock to front of house  
-Five 5 gallon plans  
-One 20 gallon tree  
-automatic drip irrigation timer  
-drainage per plan

---

Buyer

Date:

---

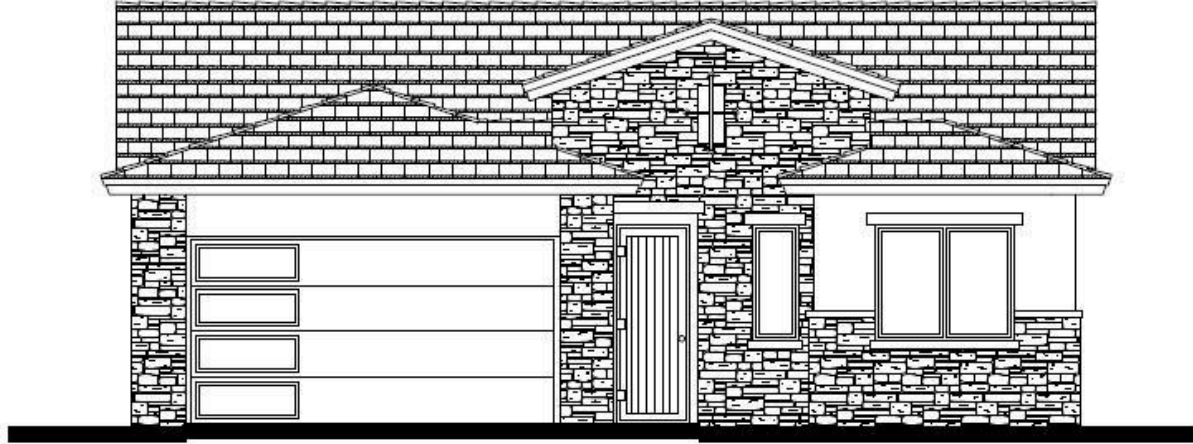
Buyer

Date:

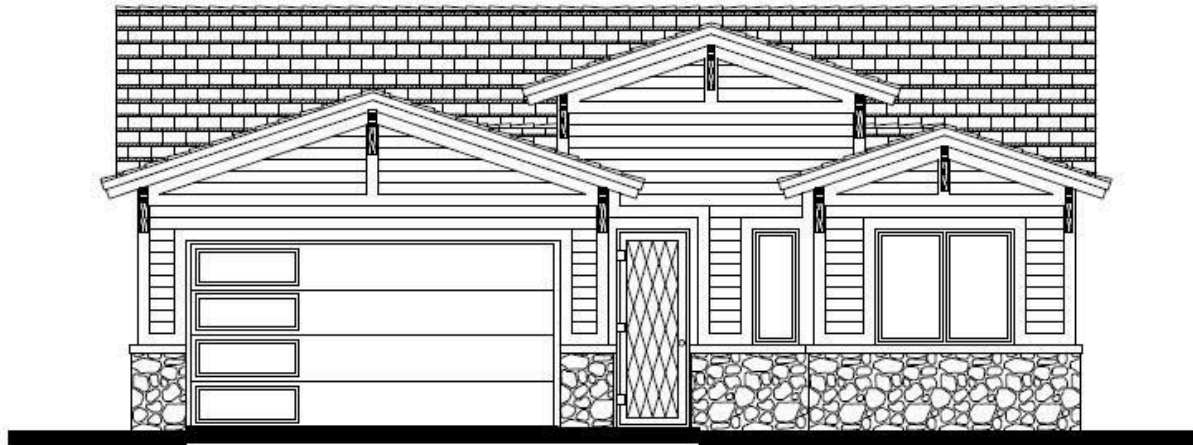
Builder/Developer has the right to substitute items with the same or equal material at their discretion. Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

## Granite Floor Plan

1,780 Livable Square Feet



**FRONT ELEVATION "A"**  
PLAN 1780

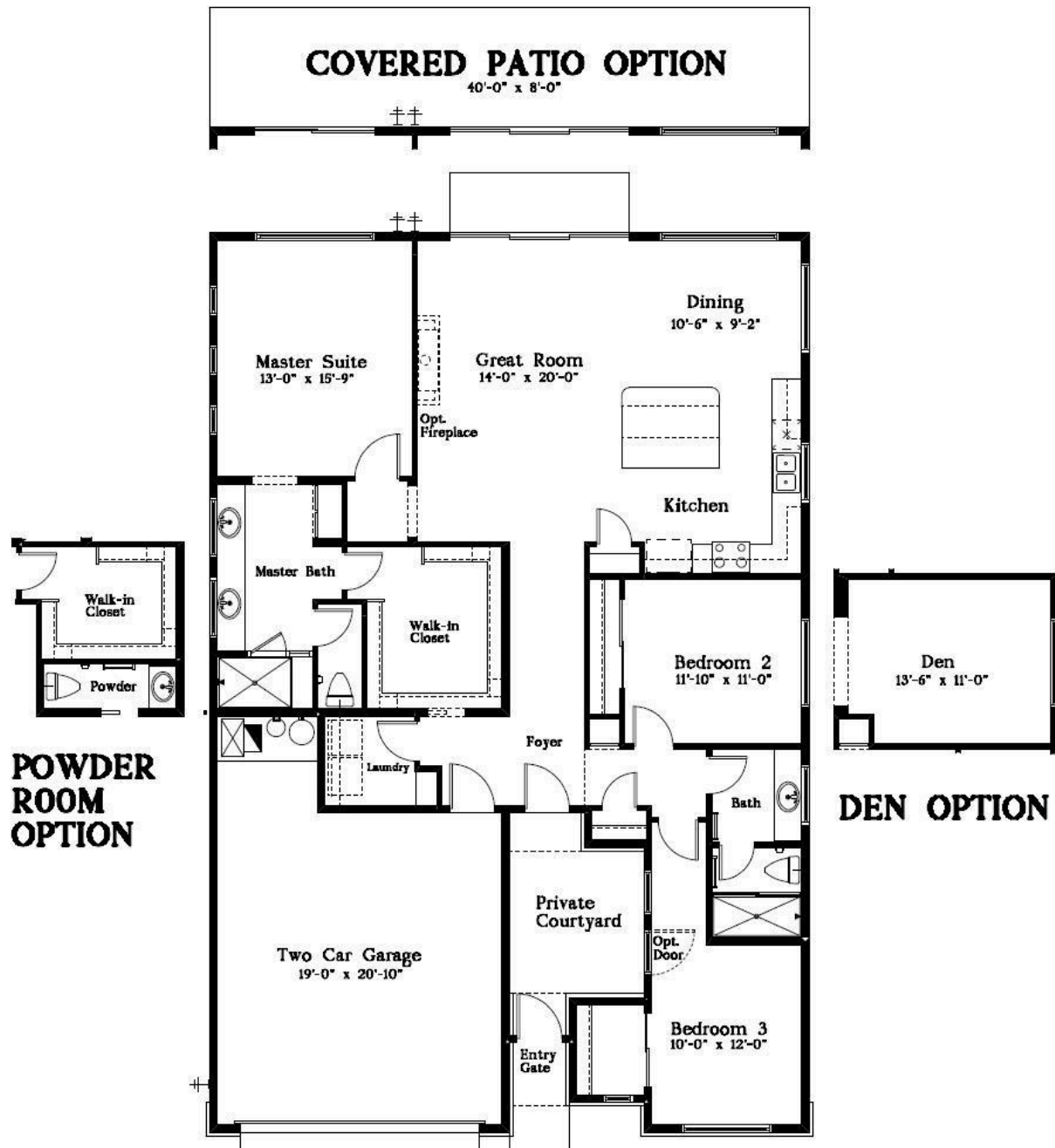


**FRONT ELEVATION "B"**  
PLAN 1780

Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly. Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

## Granite Floor Plan

1,780 Livable Square Feet



Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly.

Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

## Humphreys Floor Plan

1,533 Livable Square Feet



**Elevation A**

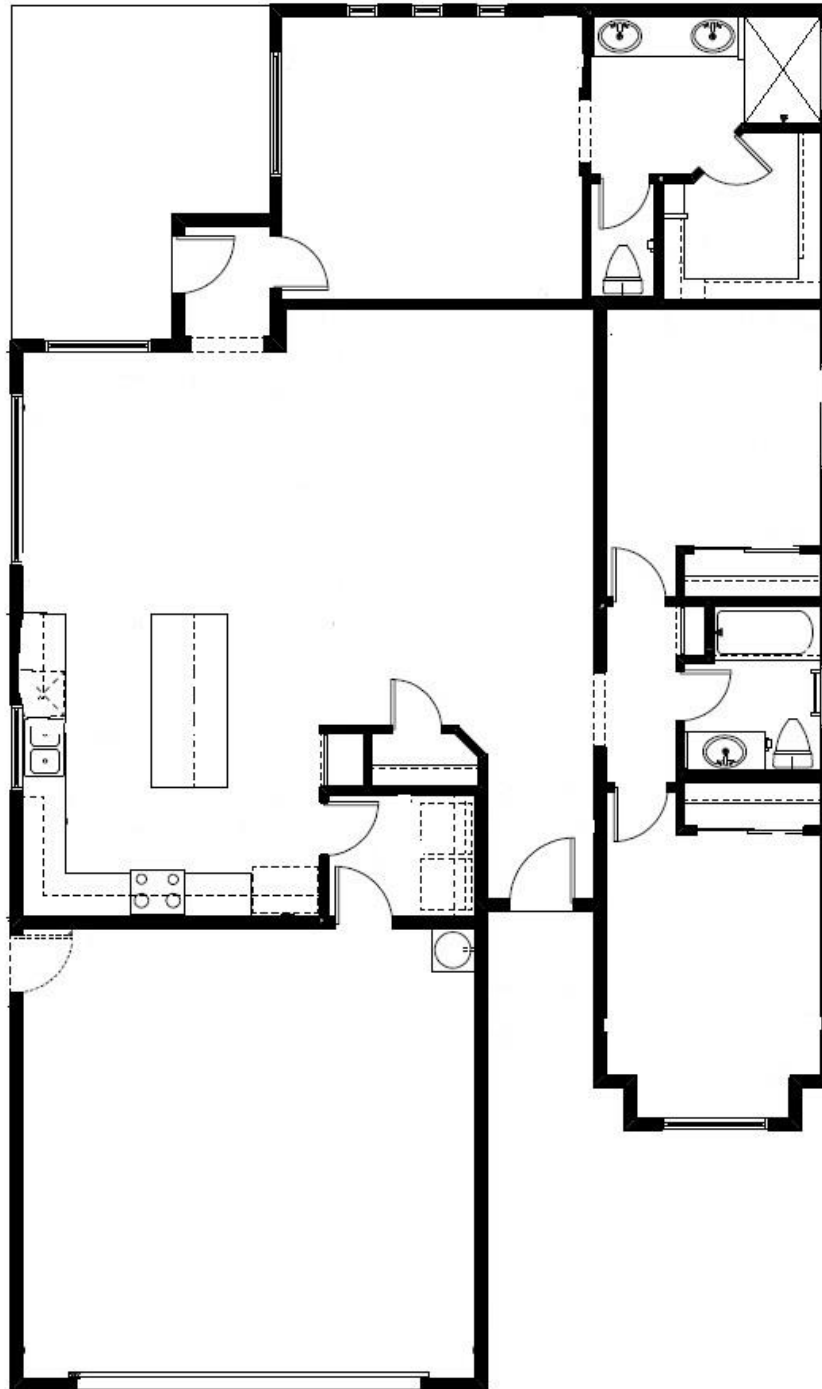


**Elevation B**

Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly. Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

## Humphreys Floor Plan

1,533 Livable Square Feet



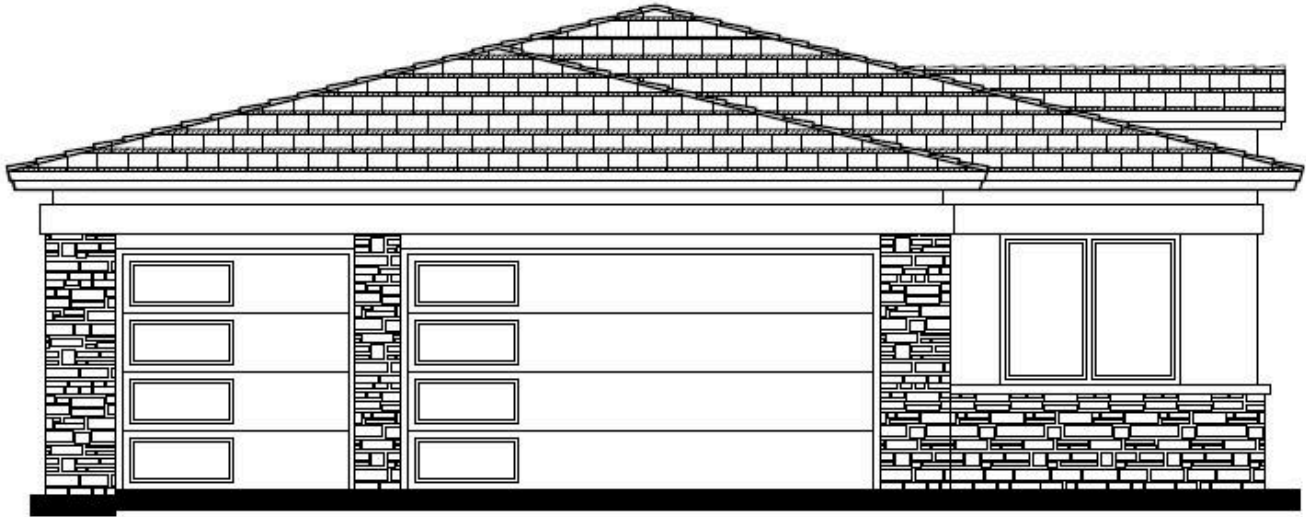
Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly.

Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

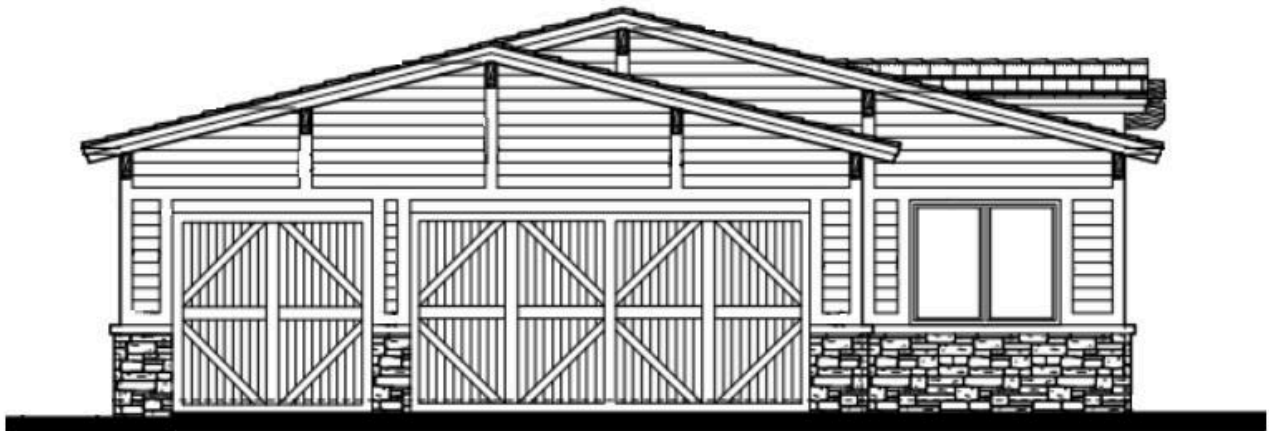


## Thumb Butte Floor Plan

1,467 Livable Square Feet



**Elevation A**

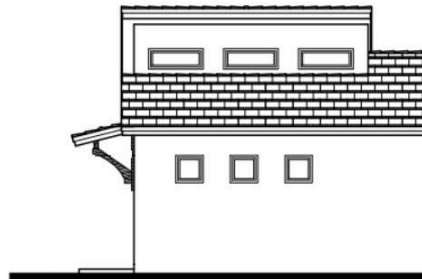
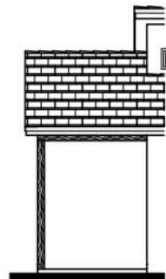
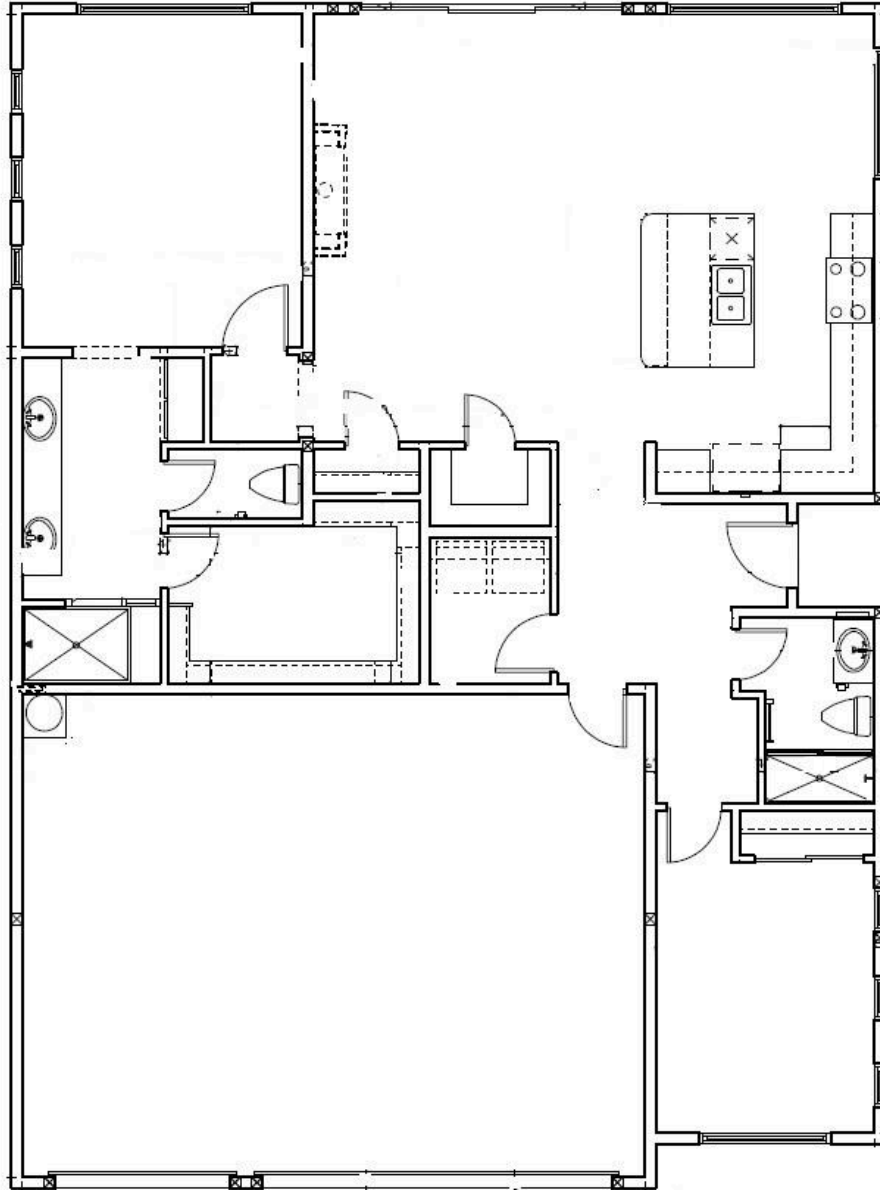


**Elevation B**

Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly. Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

## Thumb Butte Floor Plan

1,467 Livable Square Feet



Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly.  
Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301



## Dells Floor Plan

1,372 Livable Square Feet



**Elevation A**

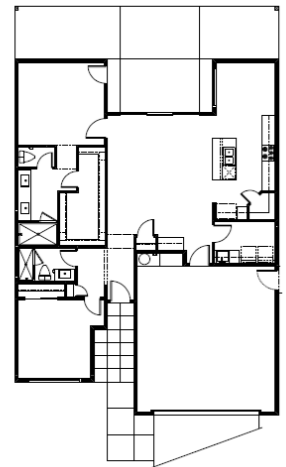
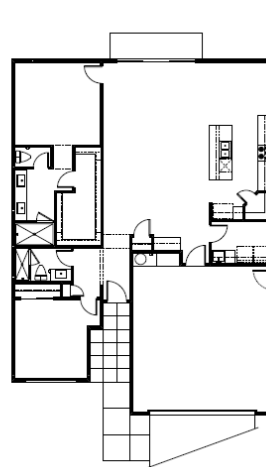
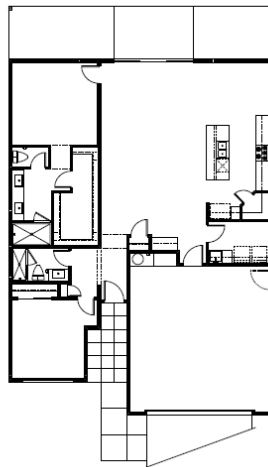
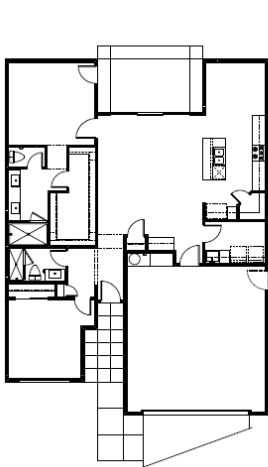
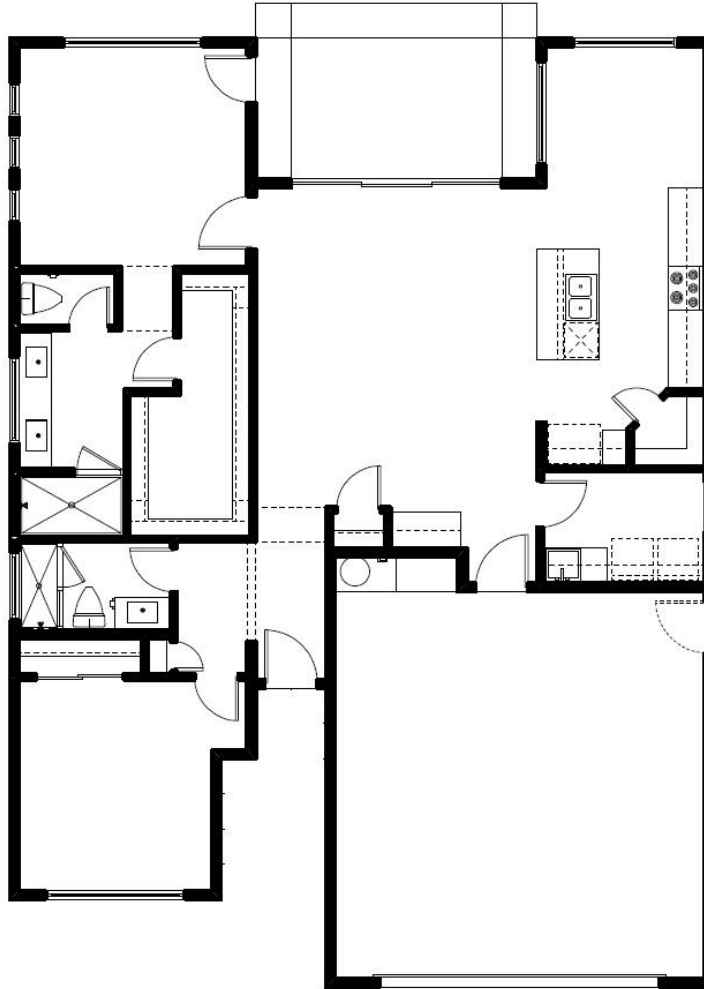


**Elevation B**

Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly.  
Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301

## Dells Floor Plan

1,372 Livable Square Feet



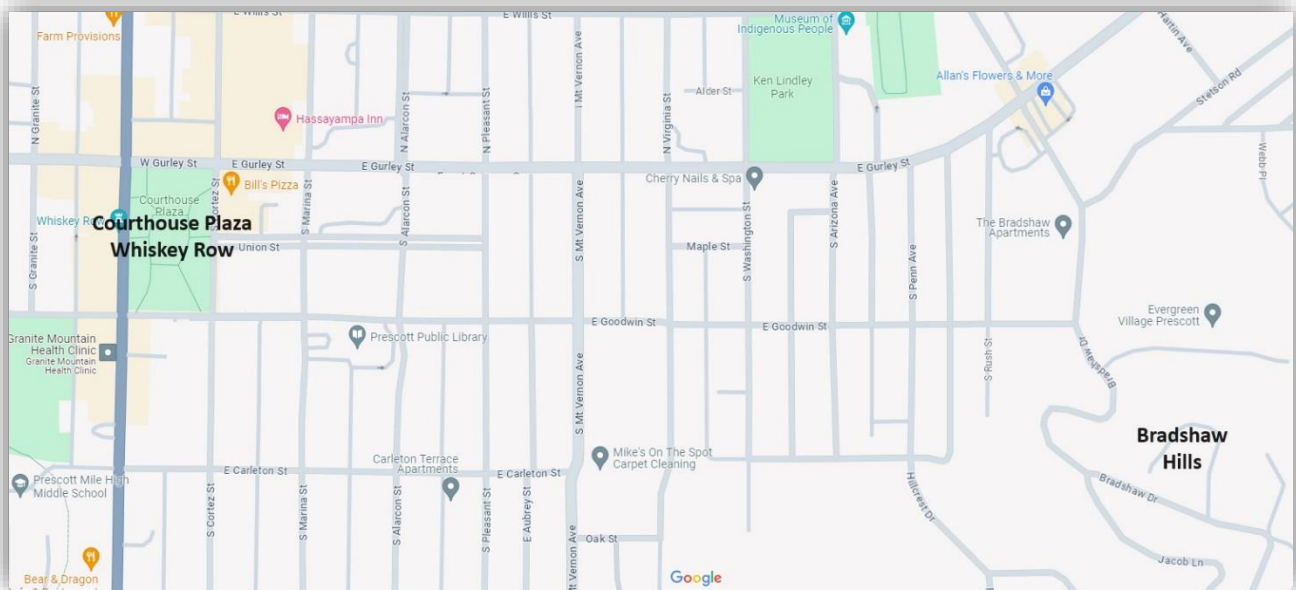
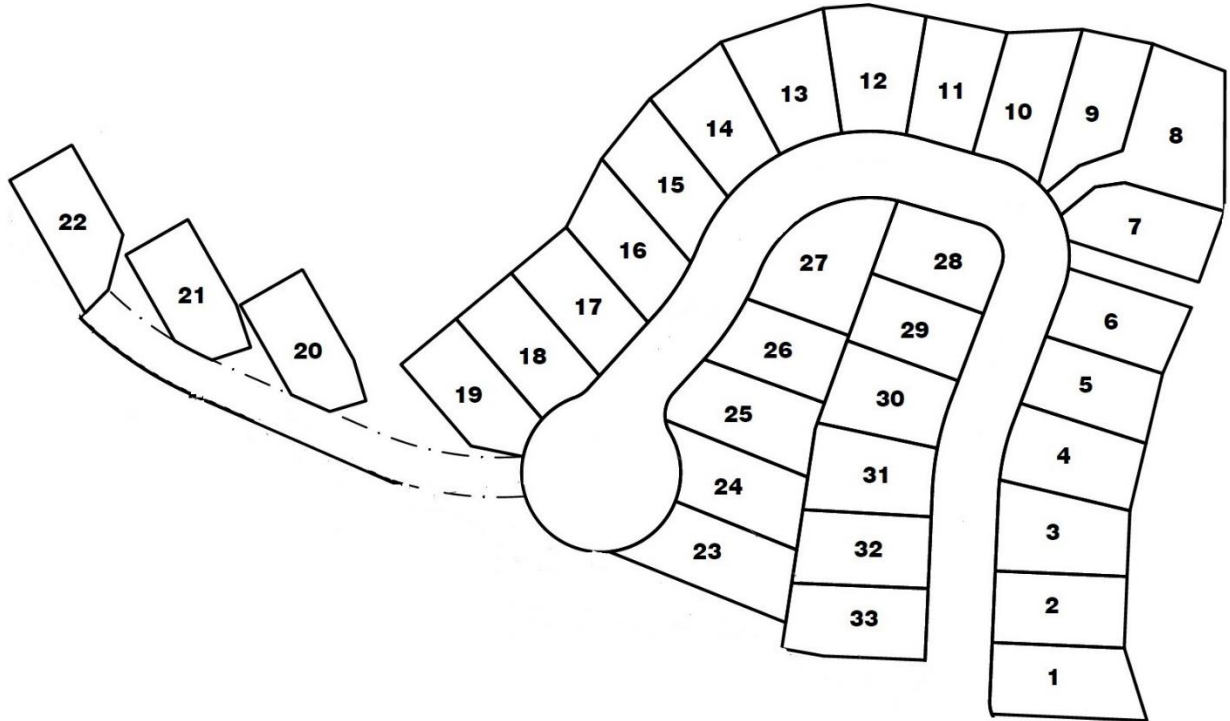
Builder/Developer has the right to substitute items with the same or equal material at their discretion. Some selections shown are not included in the base price of the home. These are representations and actual homes may vary slightly.

Bradshaw Hills is developed by Bear Creek Holdings, LLC, 100 E Sheldon St Suite 200, Prescott, AZ 86301



www.AxbergHomes.com  
602-469-1808  
axberghomes@gmail.com

Living in the Bradshaw Hills community offers residents a unique and unparalleled experience, making it a truly fortunate location. The breathtaking landscape provides an extraordinary backdrop, allowing residents to enjoy not only the scenic beauty of downtown, but also expansive mountain views that stretch into the distance. Residents can revel in the convenient proximity to entertainment, dining, shopping and more while Prescott's mountains stand as timeless sentinels on the horizon. The elevated vantage point of Bradshaw Hills provides a panoramic perspective, showcasing the natural beauty of Northern Arizona in all its glory.



## Bradshaw Hills Lot Price List

8/23/2025

	<i>Dells</i>	<i>Thumb Butte</i>	<i>Humphreys</i>	<i>Granite</i>	Premium/Price	Color	Sold	APN	Address	Garage
Lot 1R	XP	xP	X	XP	\$9,000			110-04-194A	287 Looking Glass	
Lot 2R	XP	XP	X	XP	<b>\$549,814</b>		<b>SPEC</b>	110-04-195A	283 Looking Glass	
Lot 3R	XP	XP	X	XP	Incentivized			110-04-196A	279 Looking Glass	
Lot 4R	XP	XP	X	XP	<b>SOLD</b>	A, X, GL	<b>X</b>	110-04-197A	275 looking Glass	
Lot 5R	XP	XP	X	XP	Incentivized			110-04-198A	271 Looking Glass	
Lot 6R	XP	XP	X	X	<b>SOLD</b>	A	<b>X</b>	110-04-199A	267 Looking Glass	
Lot 7R				X	<b>\$723,450</b>	B, GR	<b>SPEC</b>	110-04-200A	263 Looking Glass	
Lot 8R				XP	<b>\$855,199</b>	A, GL FP 1/2	<b>SPEC</b>	110-04-201A	259 Looking Glass	
Lot 9R				XP	<b>SOLD</b>	B GL	<b>X</b>	110-04-202A	255 looking Glass	
Lot 10R	XP	XP			\$714,410	A, clerestory		110-04-203A	251 Looking Glass	
Lot 11R	X				\$672,870	B		110-04-204A	247 Looking Glass	
Lot 12R	X				\$689,560	A		110-04-205A	243 Looking Glass	
Lot 13R	X				\$683,870	B		110-04-206A	239 Looking Glass	
Lot 14	X				\$691,560	A		110-04-207	235 Looking Glass	
Lot 15	XP				<b>SOLD</b>	B, GL, XL, XP,	<b>X</b>	110-04-208	231 Looking Glass	
Lot 16	X				\$689,560	A		110-04-209	227 looking Glass	
Lot 17		XP			<b>SOLD</b>		<b>X</b>	110-04-210	223 Looking Glass	
Lot 18				XP	<b>\$824,297</b>	A GL FP 1/2	<b>SPEC</b>	110-04-211	219 Looking Glass	
Lot 19R	XP				<b>SOLD</b>	XLM, XP, A, GR	<b>X</b>	110-04-212A	215 Looking Glass	
Lot 20R	X				<b>SOLD</b>	B, GL,	<b>X</b>	110-04-213A	211 Looking Glass	
Lot 21R		XP			<b>\$667,551</b>	A, GL, XP	<b>SPEC</b>	110-04-214A	207 Looking Glass	
Lot 22R				XP	<b>SOLD</b>	B, GL, XP	<b>X</b>	110-04-215A	203 Looking Glass	
Lot 23	XP	XP	X	XP	\$14,000			110-04-216	218 Looking Glass	
Lot 24	X	X			Incentivized			110-04-217	224 Looking Glass	
Lot 25R	XP	XP	X	XP	Incentivized			110-04-218A	230 Looking Glass	
Lot 26R	X				\$528,870			110-04-219A	236 Looking Glass	
Lot 27	X				\$528,870			110-04-220	242 Looking Glass	
Lot 28	X	X			\$14,500			110-04-221	250 Looking Glass	
Lot 29	X	X			\$49,000			110-04-222	256 Looking Glass	
Lot 30	X				<b>SOLD</b>	B, GL	<b>X</b>	110-04-223	262 Looking Glass	
Lot 31	XP	X		X	\$87,000			110-04-224	268 Looking Glass	
Lot 32			X		<b>SOLD</b>	A, GL	<b>X</b>	110-04-225	274 looking Glass	
Lot 33R				XP	<b>\$838,750</b>	A, GL	<b>SPEC</b>	110-04-226A	280 looking Glass	

Seller reserves the right to change plans, specifications and pricing at any time without notice or obligation in its sole discretion. Floorplans, rendering, color schemes and maps are artist's conceptions and are not to scale. All square footages, window sizes and dimensions are approximate and may vary by elevation. Illustrations and specifications are believed to be correct at time of publication and are not intended to create any warranty or contract rights. No offer to sell or lease may be made and no offer to purchase or lease may be accepted prior to the issuance of the final Arizona Public Subdivision report. Prices shown do not reflect premiums associated with individual homesites. Any and all incentives will apply only if Buyer obtains financing through seller's approved Mortgage Company or pays cash before the build starts.



## Prescott Package

Kitchen-Aid Appliance Package	<b>\$4,500</b>
Paver driveway and walkway per plan	<b>\$3,500</b>
Elongated, comfort height toilets	<b>\$300</b>
Attic spray foam insulation	<b>\$4,000</b>
Insulated garage door	<b>\$2,500</b>
Cat6 Coax wiring to living room and master bedroom	<b>\$1,100</b>
Ceiling fan pre-wires in bedrooms	<b>\$600</b>
Soft Water Loop	<b>\$900</b>
<b>Prescott Package Total</b>	<b>\$17,400</b>

Prescott Package subject to change without notice. Expires September 1, 2025. Package only offered at Bradshaw Hills by Axberg Homes. Prescott Package only available if you use Steve Zieser for financing or using cash for the purchase.