



Windemere

Windemere...

...Richfield's premiere residential community offers estate home sites. This exceptional property lies among acres of preserved wooded green space. Build your dream home in harmony with nature. With just a short commute to local shopping, schools, churches, and recreational activities, Windemere offers everything you need and desire for your new home.

Improvements...

Every lot includes paved streets with curbs and gutters, underground electrical, telephone and natural gas service (all lots require an onsite private well and septic system).

Architectural Guidelines...

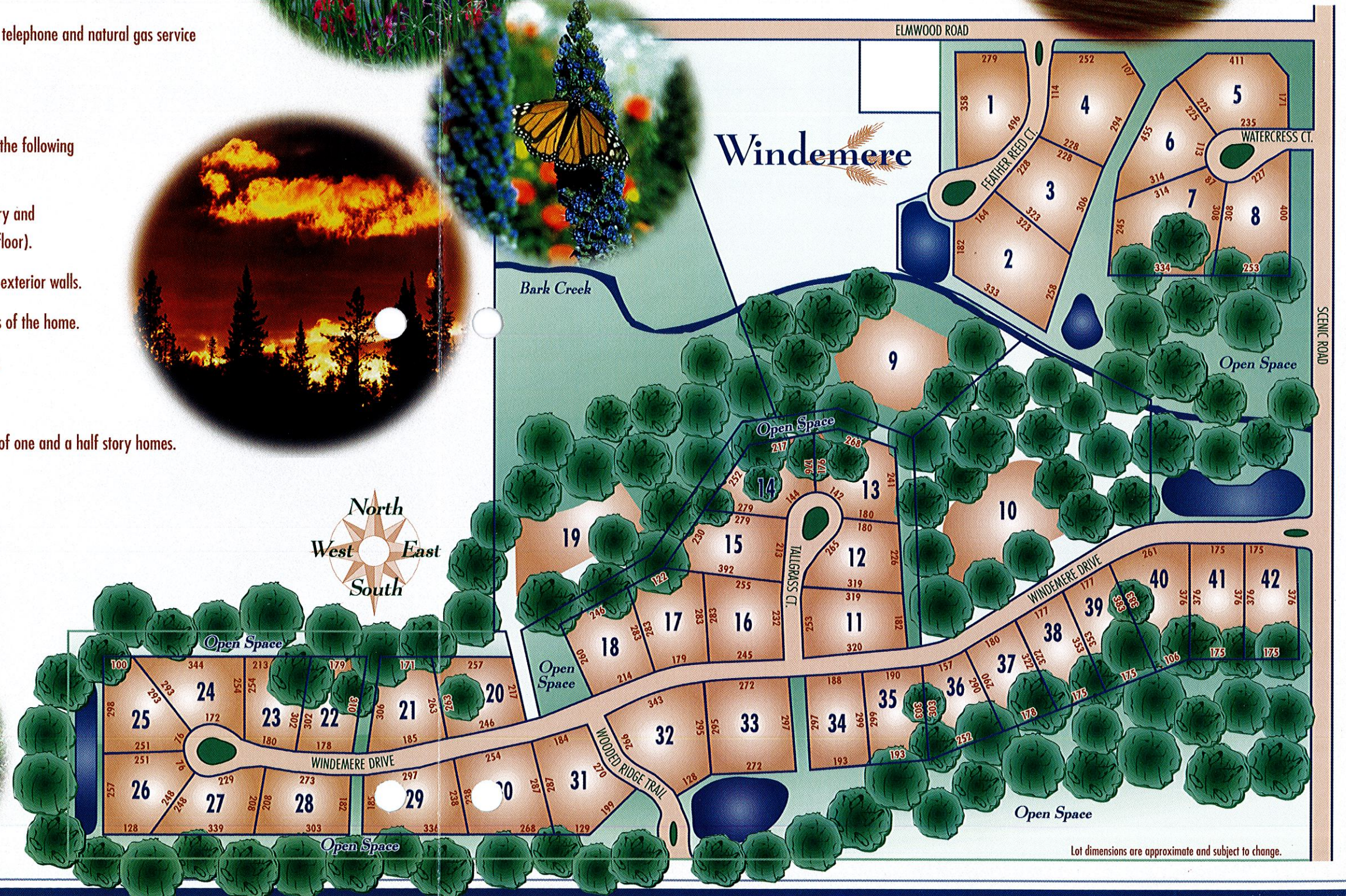
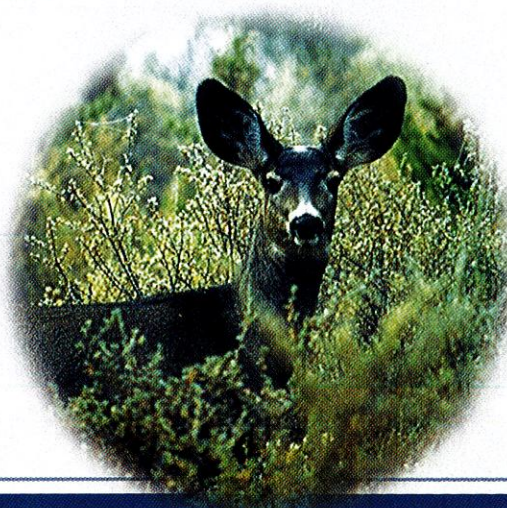
To preserve the property values and enhance the beauty of the neighborhood, the following architectural guidelines will be enforced:

- The minimum size of each residence shall be 2600 square feet for a one story and 3000 square feet for a one and a half or two story (1800 square feet, first floor).
- Only natural materials such as brick, stone, stucco, or wood may be used on exterior walls.
- The treatment of window trim and/or shutters must be consistent on all sides of the home.
- All homes must have an attached garage with a minimum three car capacity.
- All driveways must be paved. Outbuildings will be permitted.
- All homes shall have a minimum of 8/12 roof pitch, except on rear dormer of one and a half story homes.
- Minimum building set back is 50 feet from any street right of way.
- Minimum side yard is 25 feet. Minimum rear yard is 40 feet.
- An approved outdoor electrical post lamp and address plaque must be installed at the time of home construction.

Schools...

Germantown School District

- Amy Belle School (Kindergarten through Grade 5)
- Kennedy Middle School (Grades 6 through 8)
- Germantown High School (Grades 9 through 12)



Location...



Windemere

Lot Information...



J.B.J. Companies
(262) 255-1800
www.jbjcompanies.com

M&I Bank of Menomonee Falls

For all your banking needs call

Darvin Behm, Vice President Mortgage Lender

Richfield Office • 1301 Highway 175

Richfield, Wisconsin 53076

800-571-0157 or 262-253-6197

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