



**JK MONARCH**  
FINE HOMES

## SOUTHCLIFFE

### Located in Kennewick

Announcing Our Newest Luxury Home Community Southcliffe, Stunning view lots with character, Potential for future pools or shops depending on lot. Gorgeous contemporary-styled residences set upon the ridge overlooking Kennewick, Washington. Close to fantastic schools, shopping, and outdoor activities including golf, water sports, aviation, and hiking. Dramatic modern and farmhouse-styled home plans reflect thoughtful touches, and exquisite finishes to create dynamic livability and elegance.



### Move In Ready Homes

LOTS	PLAN	Address	FEATURES	PRICE	SPECIAL OFFER
Available & Pending Homes.					
*15	3275 B ELEV.	7330 W. 22ND PL	Rambler   4 Beds   Office/Den   3.25 Baths   2 Car Garage + RV Bay	\$869,950	BUILDER UPGRADES
*23	2689 C ELEV.	7373 W. 23RD AVE	Rambler   3 Beds   Office/Den   2.5 Baths   2 Car Garage + RV Bay	\$809,950	BUILDER UPGRADES
*10	2850 B ELEV.	7440 W. 22ND PL	Rambler   4 Bedrooms   2.5 Baths   2 Car Garage + RV Bay	MODEL	

\* BUILDER UPGRADES WITH FULL LANDSCAPING INCLUDED.

### Homes Under Construction / Permitting

LOTS	PLAN/SIZE	ADDRESS	FEATURES	COMPLETION DATE	PRICE	SPECIAL OFFER
Available & Pending Homes.						
12	2647 B	7505 W. 23RD AVE	Rambler   3 Bedrooms   Office Alcove   2.5 Baths   Covered Outdoor Living   3 Car Garage	TBD	\$899,950	

### Presale Opportunities

PLAN	ELEVATION	FEATURES	BASE PRICE
2647	A,B,C Elevations	Rambler   3 Bedrooms   Office Alcove   2.5 Baths   Covered Outdoor Living   3 Car Garage	\$899,950
2840	A,B,C Elevations	Rambler   4 Bedrooms   Office/Flex Room   2.75 Baths   3 Car Garage	\$949,950
2850	B,C Elevations	Rambler   4 Bedrooms   2.75 Baths   2 Car Garage + RV Bay	TBD
3275	A,B,C,D Elevations	Rambler   4 Bedrooms   3.25 Bathrooms   Bonus/Media Room   Office   2 Car Garage + RV Bay	\$949,950

### Community Notes

- \* 3rd Car Bay Option available on select lots and plans.
- \* Lot Premiums apply on select lots.
- \* Special Offers available on select homes.
- \* Contact Us for more details.

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**CENTURY 21**  
Tri-Cities

JK Monarch seeks to constantly improve our homes, and to that end we reserve the right to change features, brand names, dimensions, architectural details, and designs. This document is for illustrative purposes and drawings are not to scale. Finishes, styles, and amenities shown may not be included, even under signed contract.

