



# SKY LAKES ESTATES

# Sky Lakes Estates

## FACT SHEET

### GENERAL INFORMATION

1578 Sky Lakes Drive, St. Cloud, Florida 34767  
(407) 392-2603

Single-Family Homes and Townhomes

Hours: Monday – Saturday, 10am – 6pm

Sunday, 12pm – 6pm

Lot Size: 50'

Total Homes in Community: 133

80 Townhomes

53 Single-Family Homes

### HOA DUES

Single-Family Homes: \$75 Monthly\*

Townhomes: \$237 Monthly\*

### LENDING PARTNER



Powered by NFM Lending

(888) 577-5977

[getapproved@landseamortgage.com](mailto:getapproved@landseamortgage.com)

### AMENITIES

Playground

Pond and Conservation Views

### SCHOOLS

Osceola County Schools

Michigan Avenue Elementary (K – 5)

St. Cloud Middle School (6 – 8)

St. Cloud High School (9 – 12)

## Unique Features

Excellent location  
just south of  
downtown  
St. Cloud

Close to local  
restaurants,  
shopping and  
entertainment

\*Subject to change

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# SKY LAKES ESTATES

## INCLUDED FEATURES – PREMIER HOMES

### EXCEPTIONAL EXTERIORS

- Energy-efficient vinyl windows
- Surface mount LED front entry light
- Exterior SunFlex paint system by Florida Paints®
- Raised-panel fiberglass front door by Therma-Tru®
- Aluminum fascia with ventilated soffits
- Two (2) exterior 110V electrical outlets and two (2) hose bibbs (per plan)
- Professionally designed landscape package
- Irrigation system with multiple zones and timer
- Raised-panel steel garage door
- Architectural shingles with 30-year warranty
- Coach lights by Kichler®

### HIGH PERFORMANCE HOMES



Enhancing your home's comfort and convenience while saving money and preserving natural resources.

- Home automation
- Energy savings
- Sustainability
- Healthy lifestyle features

[See HPH brochure for details](#)

### INTELLIGENT INTERIORS

- 18" x 18" ceramic tile in all wet areas including kitchen, all bathrooms, foyer and laundry room
- Laminate countertops in kitchen and bathrooms
- Fan pre-wired in family room and all bedrooms
- 3-1/4" colonial baseboards
- Light dimmer and rocker switches
- Individual A/C returns
- Orange peel texture walls
- First-floor knockdown texture 9'-4" ceilings
- 8' front door and sliding glass door
- Smoke detectors
- Doorbell camera pre-wired
- Front door chime
- Washer/dryer connections in laundry room
- Ventilating easy-slide shelving in closets
- Kwikset® front door locks with keypad
- Two (2) standard TV pre-wires (per plan)
- Light fixture pre-wired in foyer, nook and dining (per plan)

### KITCHEN INNOVATIONS

- Stainless steel range
- Exterior vented microwave
- Stainless steel built-in dishwasher
- 1/2 horsepower garbage disposal
- 42" kitchen cabinets
- Open living designs with large islands (per plan)
- Upgraded single-lever faucet with sprayer
- Surface mount LED lights
- 50/50 stainless steel sink

### PERSONAL SPACE AMENITIES

- Vanity mirrors in all bathrooms
- Ceramic wall tile in all bathtub and shower areas
- Primary shower prefab shower pan (second floor)
- Ceramic tile bathtub backsplash (primary bathroom)
- Chrome-framed shower enclosure

### MASTER PLANNING

- Decorative pavers on driveway, lead walk and entryway
- SEER2 heat pump
- Uponor plumbing system featuring PEX-A tubing
- Termite protection with Bora-Care®
- 50-gallon hot water heater
- One-year builder-backed warranty
- Two-year heating, ventilation and air conditioning warranty
- Ten-year warranty on structural elements
- Minimum R-30 attic insulation
- Energy-efficient attic venting
- Garage door opener with two (2) remotes (two-car garage only)

6/2025

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# SKY LAKES ESTATES

## INCLUDED FEATURES – TOWNHOMES

### EXCEPTIONAL EXTERIORS

- Energy-efficient vinyl windows
- Surface mount LED front entry light
- Exterior SunFlex paint system by Florida Paints®
- Raised-panel fiberglass front door by Therma-Tru®
- Aluminum fascia with ventilated soffits
- Two (2) exterior 110V electrical outlets and hose bibbs (per plan)
- Professionally designed landscape package
- Irrigation system with multiple zones and timer
- Raised-panel steel garage door (per plan)
- Architectural shingles with 30-year warranty
- Coach lights by Kichler® (per plan)

### INTELLIGENT INTERIORS

- 12" x 12" ceramic tile in all wet areas including kitchen, all bathrooms, foyer and laundry room
- Premium Kichler® designer light fixtures
- Fan pre-wired in family room
- 3-1/4" colonial baseboards
- Light dimmer and rocker switches
- Individual ducted A/C returns
- Orange peel texture walls
- Knockdown texture 8'-8" ceilings
- Smoke detectors
- Doorbell camera pre-wired
- Front door chime
- Washer/dryer connections in laundry room
- ClosetMaid® ventilated easy-slide shelving in closets
- Kwikset® front door locks with keypad
- Two (2) standard TV pre-wires (per plan)

### KITCHEN INNOVATIONS

- Stainless steel range
- Exterior vented microwave
- Stainless steel built-in dishwasher
- 1/2 horsepower garbage disposal
- 36" kitchen cabinets
- Open living designs with large islands (per plan)
- Upgraded single-lever faucet with sprayer
- Surface mount LED lights
- 50/50 stainless steel sink

### PERSONAL SPACE AMENITIES

- Vanity mirrors in all bathrooms
- Ceramic wall tile in all bathtub and shower areas
- Primary shower prefab shower pan (second floor)
- Ceramic tile bathtub backsplash (primary bathroom)

### MASTER PLANNING

- Decorative pavers on driveway, lead walk and entryway
- SEER2 heat pump
- Uponor plumbing system featuring PEX-A tubing
- Termite protection with Bora-Care®
- 50-gallon electric hot water heater
- One-year builder-backed warranty
- Two-year heating, ventilation and air conditioning warranty
- Ten-year warranty on structural elements
- Minimum R-30 attic insulation
- Energy-efficient attic venting

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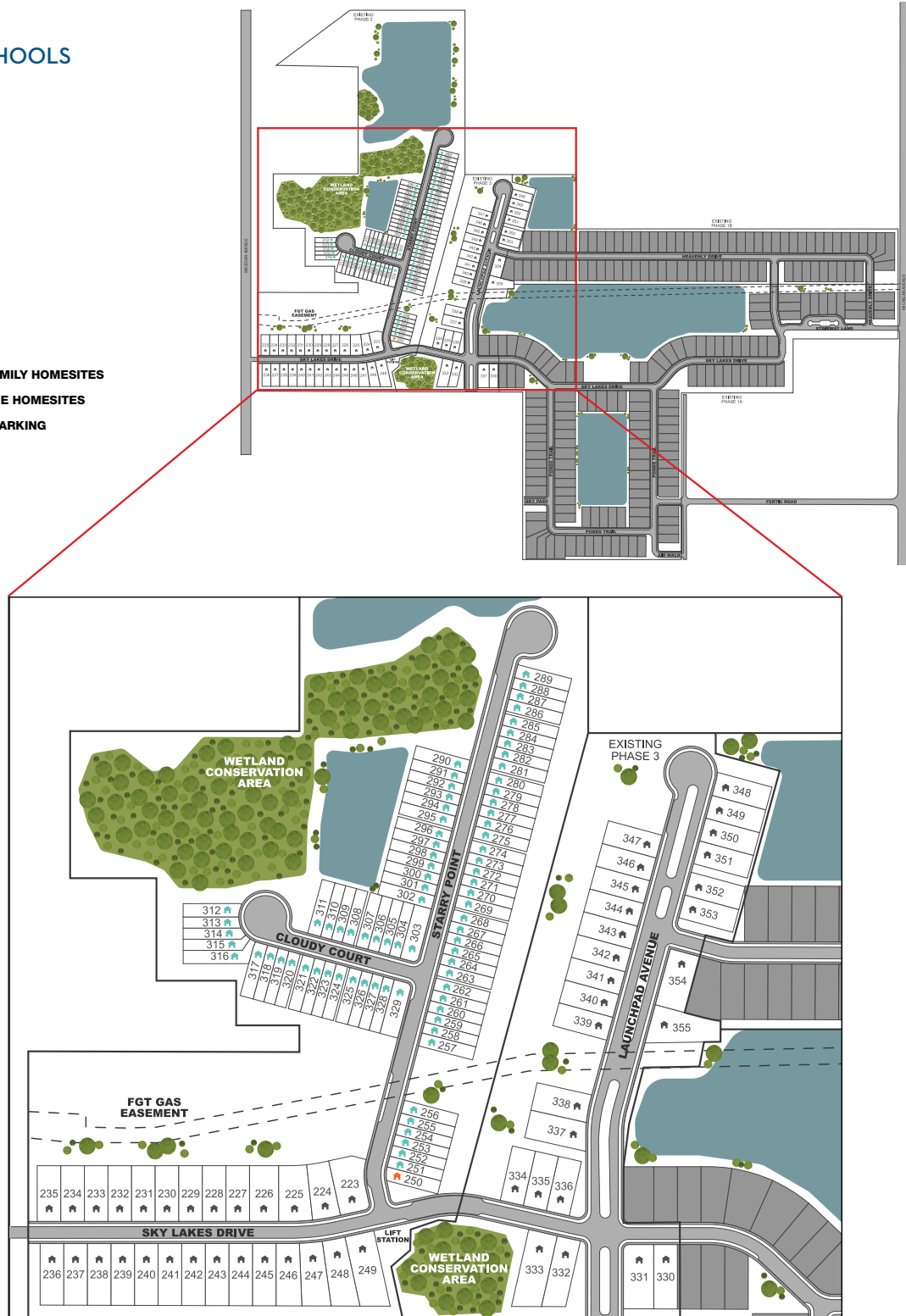
## OSCEOLA COUNTY SCHOOLS

- Michigan Elementary School
- St. Cloud Middle School
- St. Cloud High School

MAP NOT TO SCALE



- SINGLE-FAMILY HOMESITES
- TOWNHOME HOMESITES
- MODELS/PARKING



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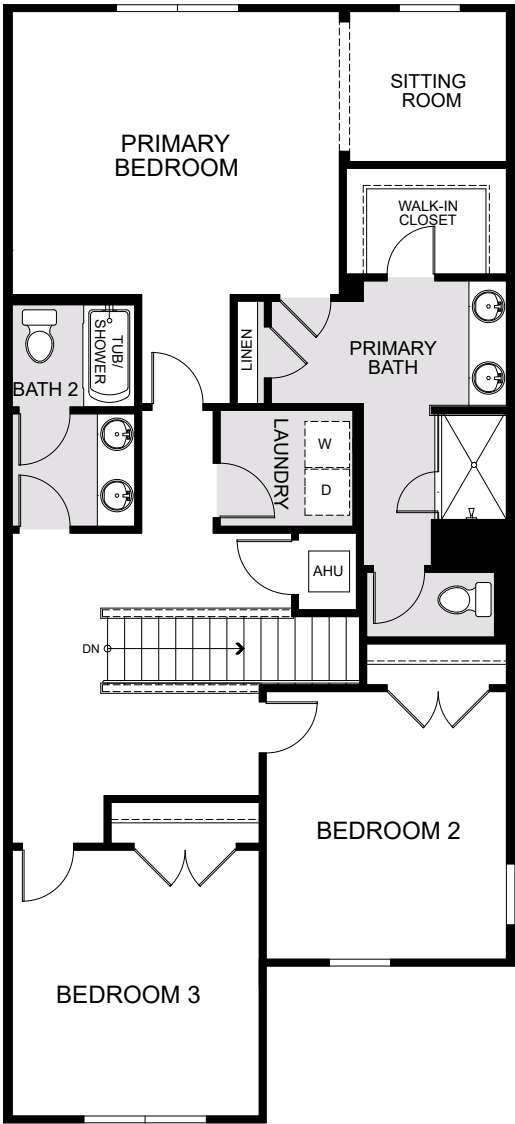
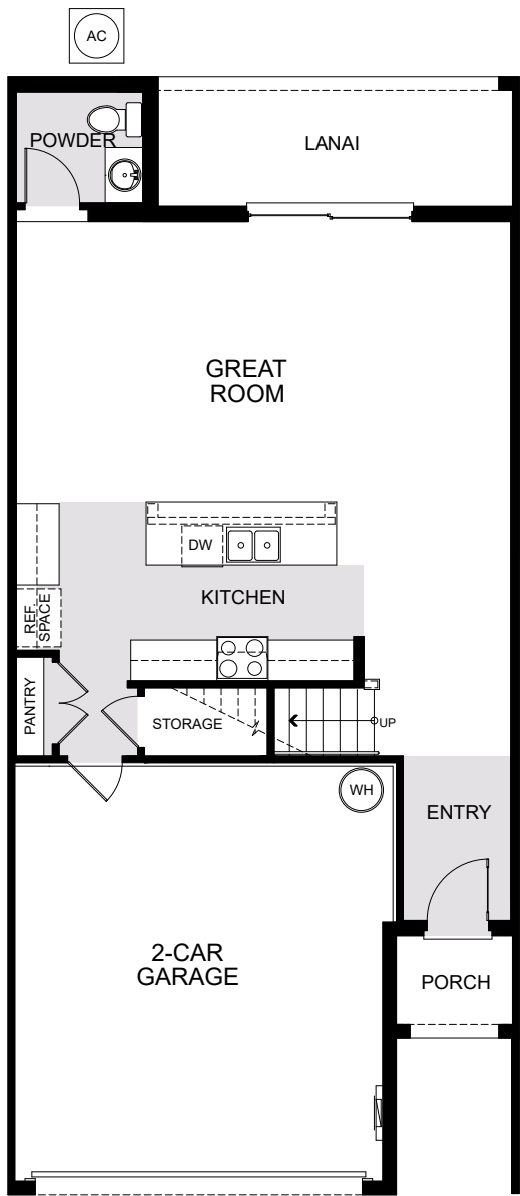
# Sky Lakes Estates

## CESSNA

2,014 Square Feet • 3 Bedrooms • 2.5 Baths • 2-Car Garage

FIRST FLOOR

SECOND FLOOR



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# Sky Lakes Estates

## PIPER

2,032 Square Feet • 4 Bedrooms • 2.5 Baths • 2-Car Garage



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# Sky Lakes Estates

## PIPER

2,032 Square Feet • 4 Bedrooms • 2.5 Baths • 2-Car Garage



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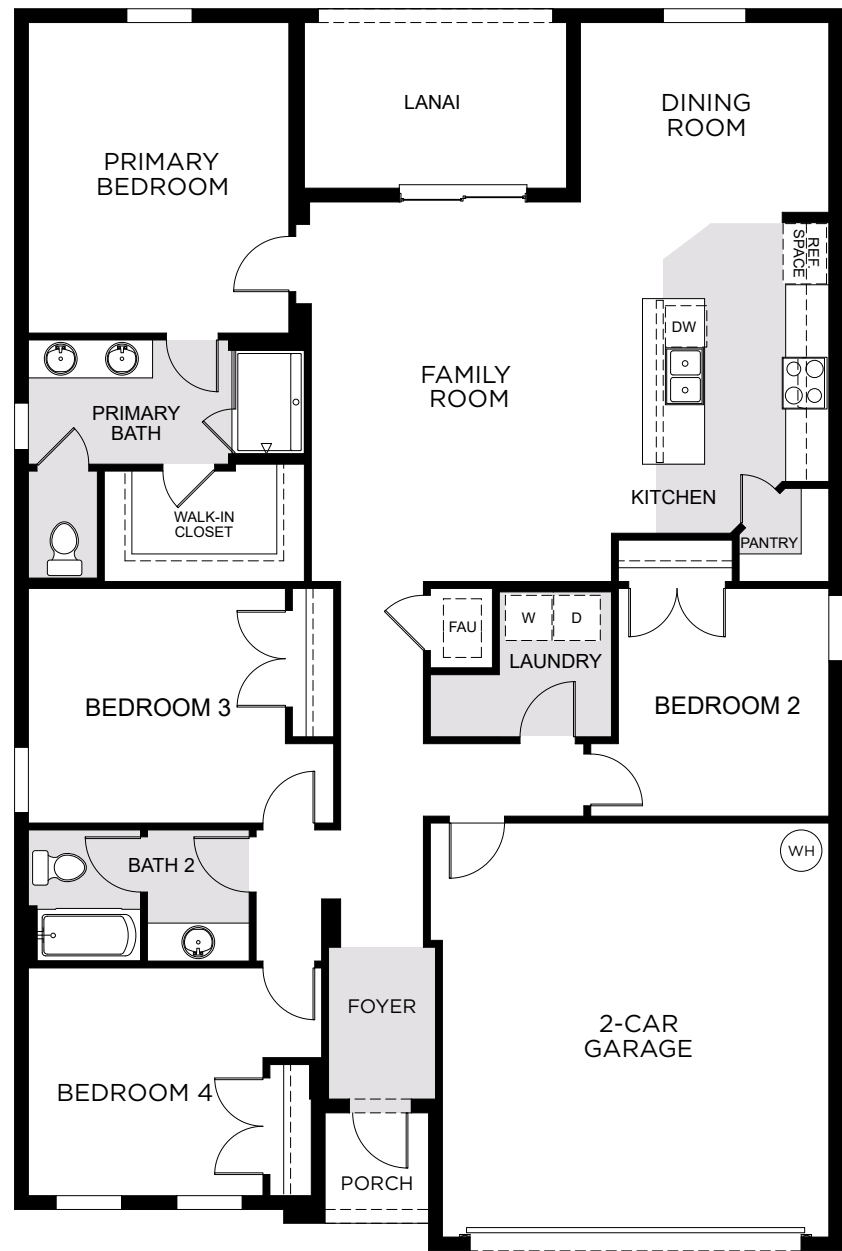
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# Sky Lakes Estates

## SELBY FLEX

1,819 Square Feet • 4 Bedrooms • 2 Baths • 2-Car Garage



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# Sky Lakes Estates

## SELBY FLEX

1,819 Square Feet • 4 Bedrooms • 2 Baths • 2-Car Garage



ELEVATION 1 - STUCCO



ELEVATION 1 - STONE



ELEVATION 2 - STUCCO



ELEVATION 2 - STONE



ELEVATION 3 - STUCCO



ELEVATION 3 - STONE



ELEVATION 3 - HARDIE

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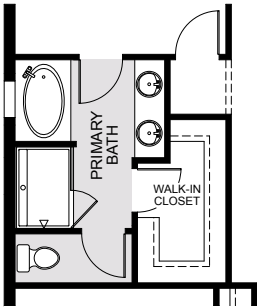
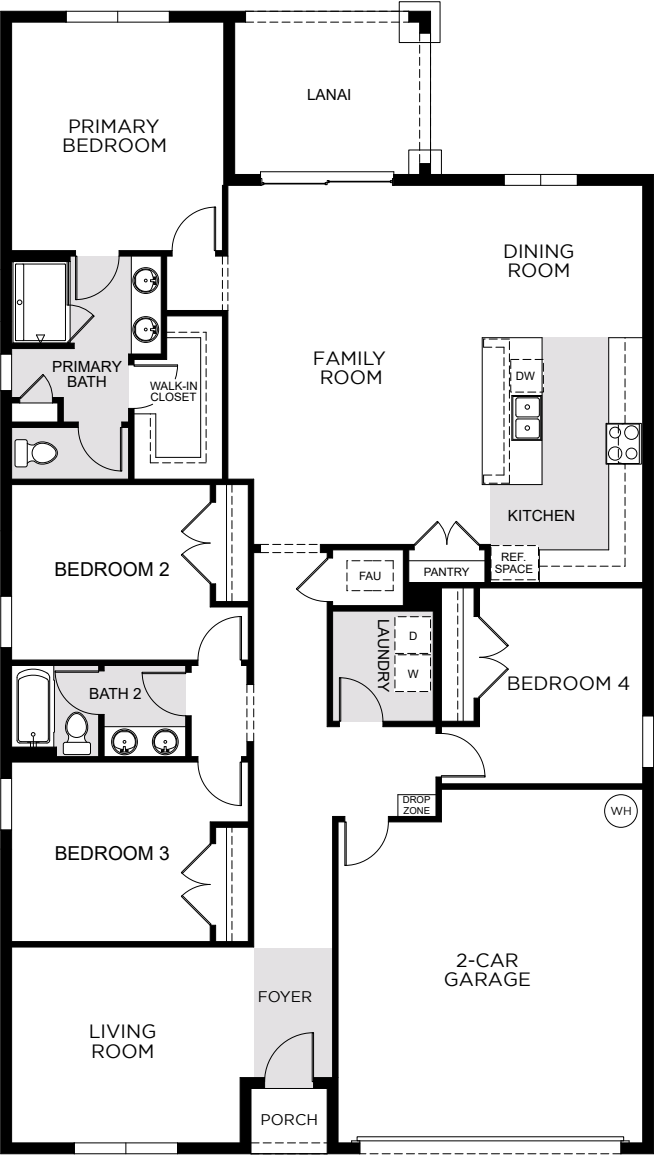
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## KENSINGTON FLEX

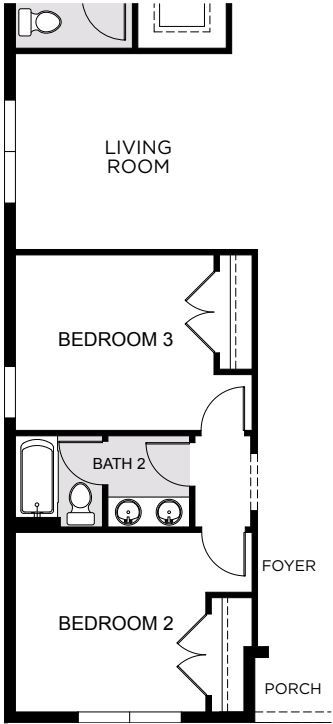
2,103 Square Feet • 4 Bedrooms • 2 Baths • 2-Car Garage



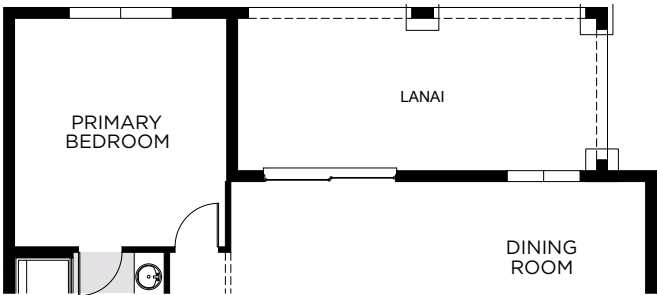
OPTIONAL  
PRIMARY BATH TUB



OPTIONAL  
DINING



OPTIONAL  
LIVING AND BEDROOM 2 ALT



OPTIONAL  
EXTENDED LANAI

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## KENSINGTON FLEX

2,103 Square Feet • 4 Bedrooms • 2 Baths • 2-Car Garage



ELEVATION 1 - STUCCO



ELEVATION 1 - STONE



ELEVATION 1 - CLADDING



ELEVATION 2 - STUCCO



ELEVATION 2 - STONE



ELEVATION 2 - CLADDING



ELEVATION 3 - STUCCO



ELEVATION 3 - STONE



ELEVATION 3 - HARDIE

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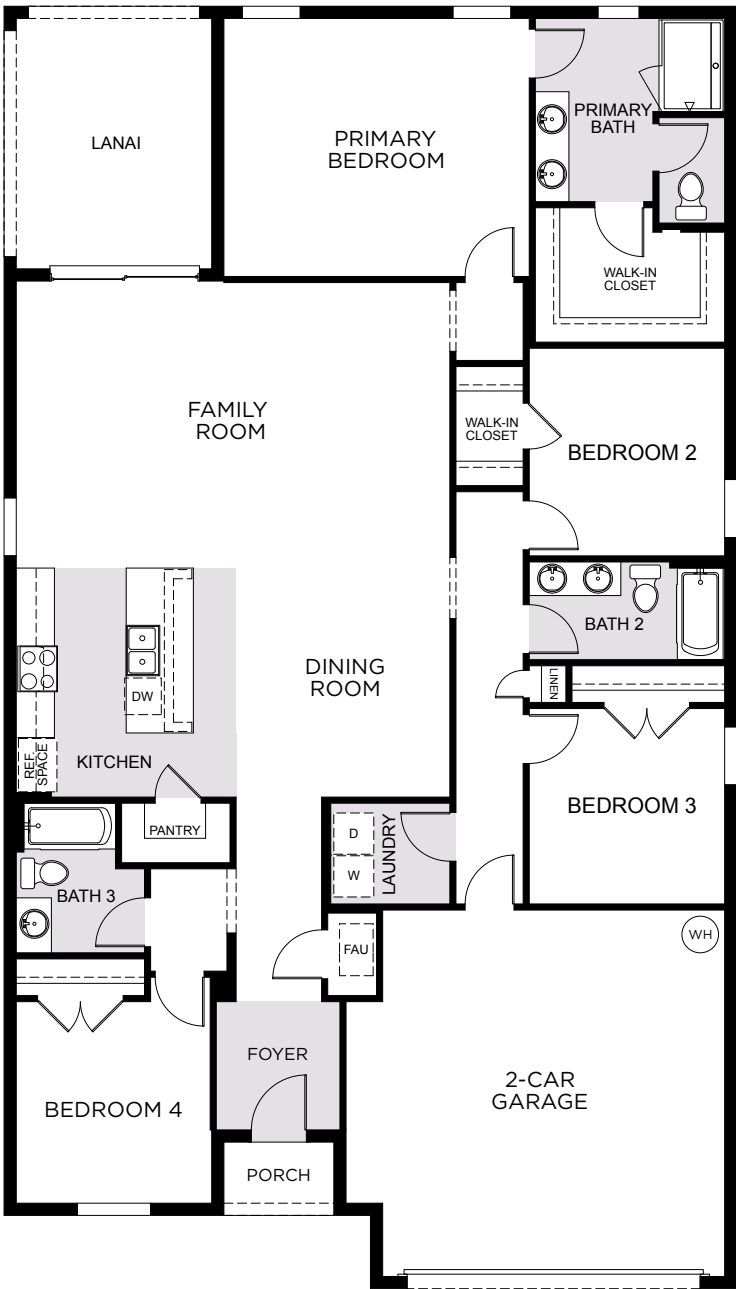
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# Sky Lakes Estates

MILES

2,105 Square Feet • 4 Bedrooms • 3 Baths • 2-Car Garage



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# Sky Lakes Estates

MILES

2,105 Square Feet • 4 Bedrooms • 3 Baths • 2-Car Garage



ELEVATION 1 - STUCCO



ELEVATION 1 - STONE



ELEVATION 2 - STUCCO



ELEVATION 2 - STONE

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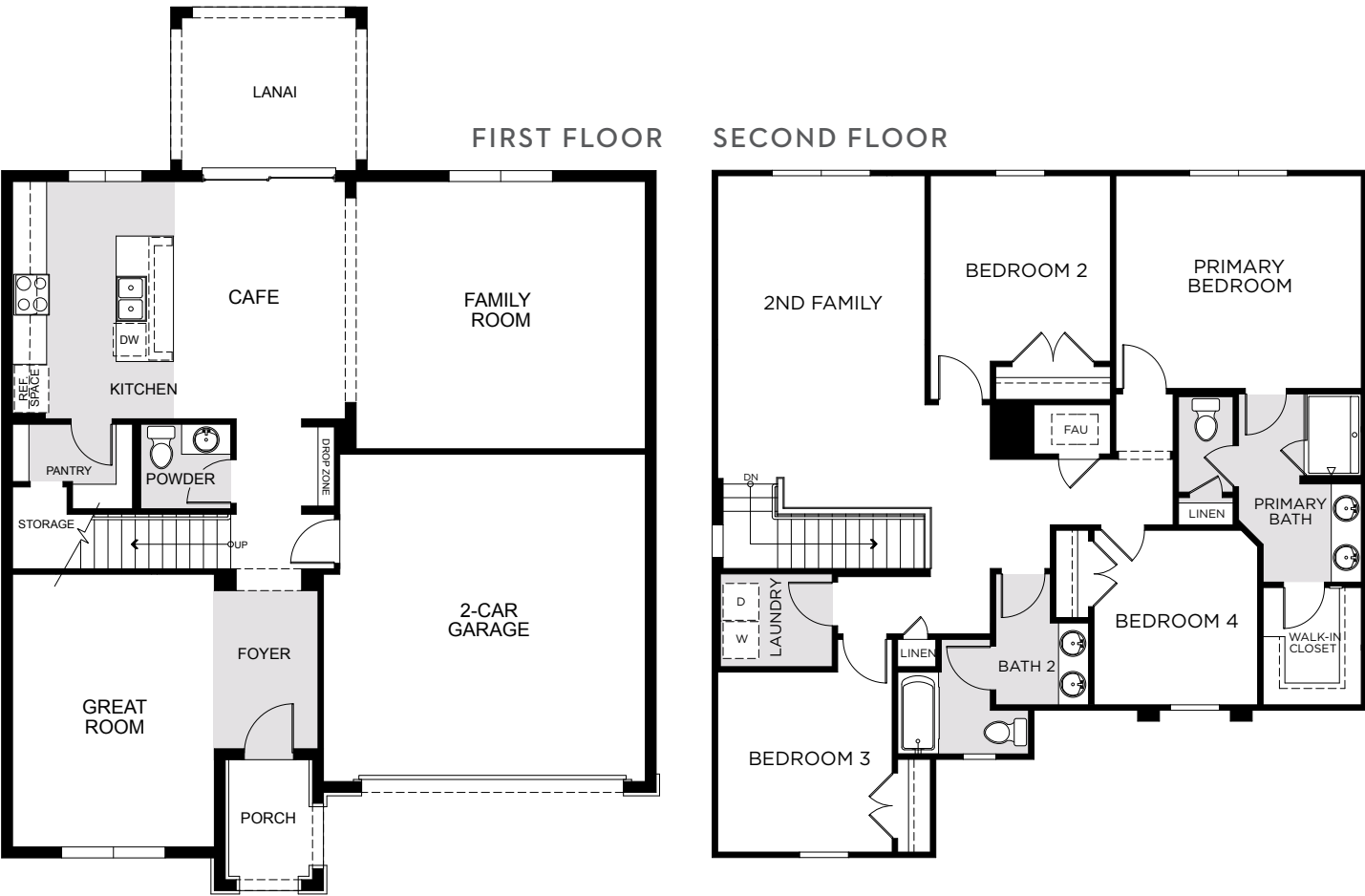
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# Sky Lakes Estates

## NEWCASTLE

2,560 Square Feet • 4 – 5 Bedrooms • 2.5 – 3.5 Baths • 2-Car Garage



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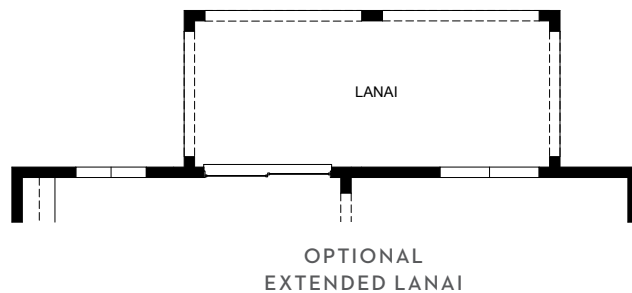
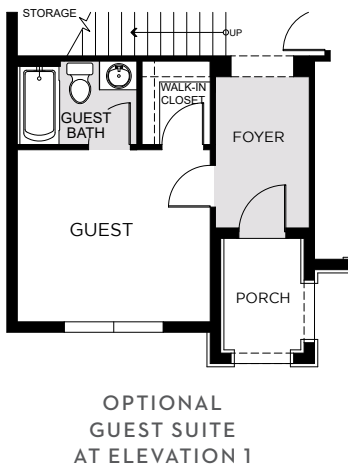
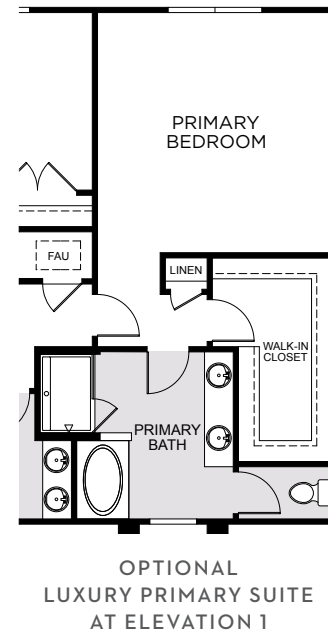
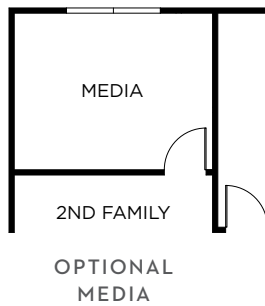
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# Sky Lakes Estates

## NEWCASTLE

2,560 Square Feet • 4 – 5 Bedrooms • 2.5 – 3.5 Baths • 2-Car Garage



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# Sky Lakes Estates

## NEWCASTLE

2,560 Square Feet • 4 – 5 Bedrooms • 2.5 – 3.5 Baths • 2-Car Garage



ELEVATION 1 - STUCCO



ELEVATION 1 - STONE



ELEVATION 1 - CLADDING



ELEVATION 2 - STUCCO



ELEVATION 2 - STONE



ELEVATION 2 - CLADDING



ELEVATION 3 - STUCCO



ELEVATION 3 - STONE



ELEVATION 3 - HARDIE

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# Sky Lakes Estates

## VERO

2,903 Square Feet • 4 Bedrooms • 2.5 Baths • 2-Car Garage



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# Sky Lakes Estates

## VERO

2,903 Square Feet • 4 Bedrooms • 2.5 Baths • 2-Car Garage



ELEVATION 1 - STUCCO



ELEVATION 1 - STONE



ELEVATION 1 - HARDIE



ELEVATION 2 - STUCCO



ELEVATION 2 - STONE



ELEVATION 2 - HARDIE



ELEVATION 3 - STUCCO



ELEVATION 3 - STONE



ELEVATION 3 - HARDIE



ELEVATION 4 - STUCCO



ELEVATION 4 - STONE



ELEVATION 4 - HARDIE

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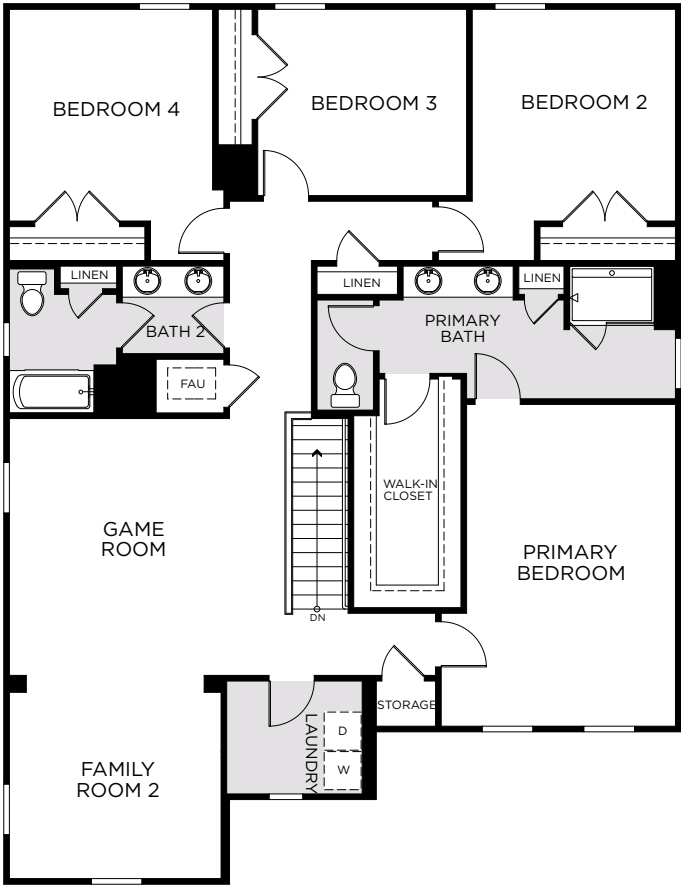
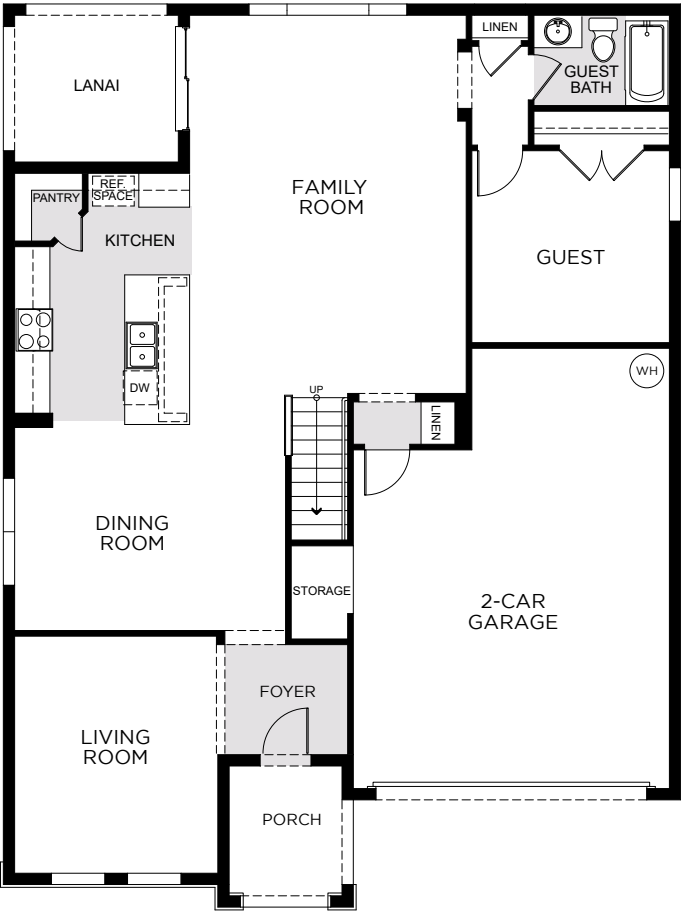
# Sky Lakes Estates

## WILSHIRE

3,198 Square Feet • 5 – 6 Bedrooms • 3 – 4 Baths • 2-Car Garage

FIRST FLOOR

SECOND FLOOR



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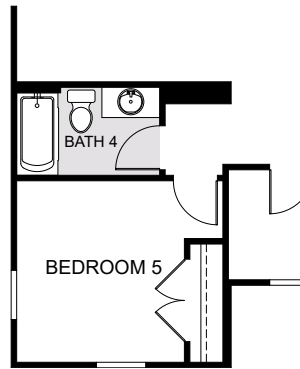
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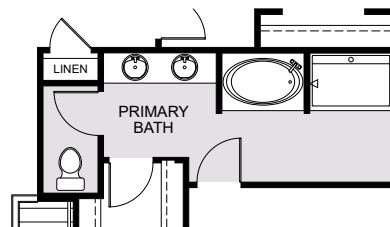
# Sky Lakes Estates

## WILSHIRE

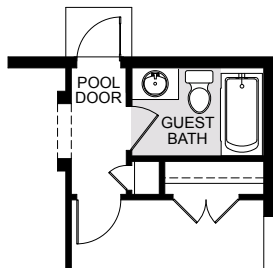
3,198 Square Feet • 5 – 6 Bedrooms • 3 – 4 Baths • 2-Car Garage



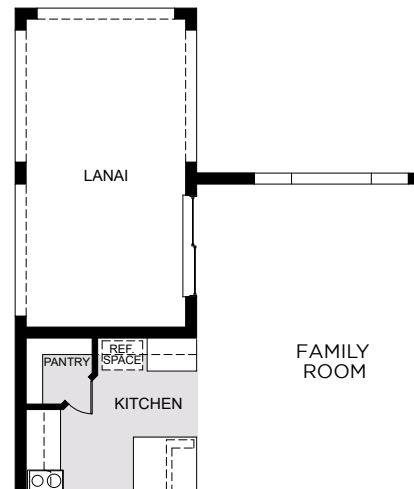
OPTIONAL  
BEDROOM 5  
AT ELEVATION 1



OPTIONAL  
PRIMARY BATH  
GARDEN TUB



OPTIONAL  
POOL DOOR



OPTIONAL  
EXTENDED LANAI

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# Sky Lakes Estates

## WILSHIRE

3,198 Square Feet • 5 – 6 Bedrooms • 3 – 4 Baths • 2-Car Garage



ELEVATION 1 - STUCCO



ELEVATION 1 - STONE



ELEVATION 2 - STUCCO



ELEVATION 2 - STONE



ELEVATION 2 - CLADDING



ELEVATION 3 - STUCCO



ELEVATION 3 - STONE



ELEVATION 3 - HARDIE

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