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NEWS

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THE ESTATES AT STONEBRIDGE LOGS SOLID SALES THROUGH 2007

-- *Nearly 40% Sold To Date* --

The Estates at StoneBridge, a luxurious yet semirural community near Scripps Ranch featuring neighborhoods by a variety of San Diego's most accomplished builders, is nearly 40 percent sold, with 159 of an eventual 411 homes accounted for as the end of 2007 nears.

Currently selling at The Estates at StoneBridge are Sanctuary by Shea Homes, Viscaya by Warmington Homes, Scripps Preserve by Davidson, Tiburon by Cornerstone Communities and Calabria by Brookfield Homes. At least ten homes have been sold since the start of the year at each neighborhood, as buyer interest has remained consistently strong despite the recent market shift.

"The Estates at StoneBridge has been quite prosperous in terms of becoming a true destination community where people are coming to stay and plant roots," said Liz Barela-Ramirez, marketing vice president for The Corky McMillin Companies, master

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developer of The Estates at StoneBridge. "Not only do the residences themselves epitomize the very best in luxury living, but the location within The Estates at StoneBridge adds tremendously to their appeal."

Sanctuary is now more than 70 percent sold, with 58 sales to date of the eventual 82 residences. Winner of the 2006 SAM Grand Award, Sanctuary features three distinct floor plans ranging from 4,775 to 5,599 square feet on lots averaging a half an acre. Five and six bedrooms are offered, with 4 1/2 to 5 1/2 baths and attached four-car garages.

Sanctuary residences offer formal spaces for large gatherings as well as quiet places to enjoy more intimate family occasions. Grandiose dining rooms, parlors, wine rooms, home theaters, outdoor covered summer kitchens, and cabanas add to the entertaining capabilities of the home while sitting rooms in the master suites, libraries, courtyards and outdoor loggias allow for a retreat from everyday life. Prices start at \$1.3 million.

At Viscaya, sales are nearing the 40 percent mark with 18 of the eventual 48 residences now sold. Designed by award-winning William Hezmalhalch, Viscaya homes showcase Tuscan, European Country, Spanish Colonial and Santa Barbara architectural styles, Viscaya features view-orientated homesites averaging 14,447 square

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feet. Offering a sprawling 3,729 to 4,435 square feet of living space, the residences feature up to five bedrooms, 4 1/2 baths and four-car garages.

Viscaya's sophisticated interiors include stair systems with convenient lighting, cozy oversized fireplaces and elegant dining rooms. The large kitchen features the ultimate in elegance with beech wood recessed panel cabinetry, granite slab or Caesarstone countertops and Thermador and Bosch stainless steel appliances. Other amazing features at Viscaya also include beautiful outdoor entertaining areas featuring loggias, atriums, courtyards, covered porches and covered decks (per plan). Prices begin in the low \$1 millions.

With 24 of the total 61 homes sold, sales at Davidson's Scripps Preserve are rapidly approaching the 40 percent mark. The neighborhood offers magnificent residences by one of the most decorated home builders in San Diego County. Scripps Preserve homes offer up to six bedrooms and 3 1/2 to 5 1/2 bathrooms with four-car garages available.

Ranging from 4,630 to 5,648 square feet in three distinct floor plans, the Spanish Colonial, Santa Barbara and Tuscan-themed homes at Scripps Preserve have been designed by Case Group

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STONEBRIDGE 4-4-4

Architects, a San Diego-based, multiaward-winning firm that specializes in the design of upscale residential residences. Prices begin in the low \$1 millions.

Consisting of an eventual 81 homes in three distinct floor plans, Tiburon homes range from 4,345 to 5,955 square feet and reflect diverse architectural statements in French Country, Santa Barbara and California Coastal styles by highly acclaimed Jamie Starck of Starck Architecture & Planning. Prices start in the low \$1 millions at Tiburon and 16 residences have been sold since the neighborhood's opening earlier this year.

Tiburon's grandiose residences offer up to seven bedrooms and six bathrooms with three- and four-car garages, making them the largest homes at The Estates at StoneBridge. They are also the only homes at StoneBridge offering two-story casitas, which have proven a big hit among buyers. Three professionally appointed model homes are now open for viewing.

The Estates at StoneBridge will eventually offer 16 miles of trails on its 2,658 acres, connecting to a countywide trail system. The community has been awarded a Trail Greenway Award from the California State Parks Department for its environmentally conscious design that provides critical trail linkages and

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preserves open space.

The community commemorated the opening of The Gathering Place, a five-acre recreational space, on Saturday, Oct. 13 when it hosted Pageant Of Pooches, an afternoon-long celebration of man's best friend, which featured a variety of dog-related activities and expert presentations, highlighted by a panel-judged dog fashion show.

Conveniently located off StoneBridge Parkway, The Gathering Place is a tree-lined grassy knoll featuring a spacious lawn area perfect for outdoor events. It will be joined in the coming months by two additional public parks soon to be available to San Diego residents and especially those living nearby in The Estates at StoneBridge.

To reach the community from Interstate 15, take Pomerado Road east approximately 3 1/2 miles through Scripps Ranch and turn right at the intersection of Spring Canyon Road and Pomerado Road. Turn right on StoneBridge Estates Parkway and follow the signs to the various sales offices. For more information on the overall community, visit homeatstonebridge.com.

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