

PRELIMINARY

# AZUL

PORTOLA SPRINGS



# WHERE LUXURY MEETS COMFORT



Introducing a place designed for how your family will live today and for years to come. Exceptional home designs graced with stunning interior finishes and the finest details.

*Welcome*  
**HOME**  
**TO AZUL**

In the hills overlooking Irvine, your new address will be enhanced by an exceptional quality of life that comes with living within the acclaimed Villages of Irvine.

# HAVE IT ALL IN PORTOLA SPRINGS VILLAGE

Surrounded by nature's beauty, you and your family will enjoy access to over 15 family-friendly pools and parks, top schools, preserved open space and convenient shopping and dining destinations just steps from home. Irvine has also been recognized as one of the safest cities of its size in America.



## *Walk your kids* TO AWARD-WINNING IRVINE SCHOOLS

Enjoy the peace of mind that comes with living moments away from acclaimed Irvine schools, including Loma Ridge Elementary School located within the Village.

15+ RESORT-STYLE POOLS & PARKS

MILES OF SCENIC TRAILS  
& OPEN SPACE

ACCESS TO TOP IRVINE SCHOOLS

PREMIER SHOPPING & DINING  
DESTINATIONS NEARBY



# Residence ONE

APPROX. 2,792 SQ. FT. | 4 BEDROOMS  
 3.5 BATHS | 2-CAR GARAGE  
 OPTIONAL OUTDOOR LIVING



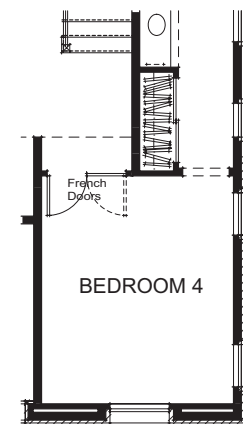
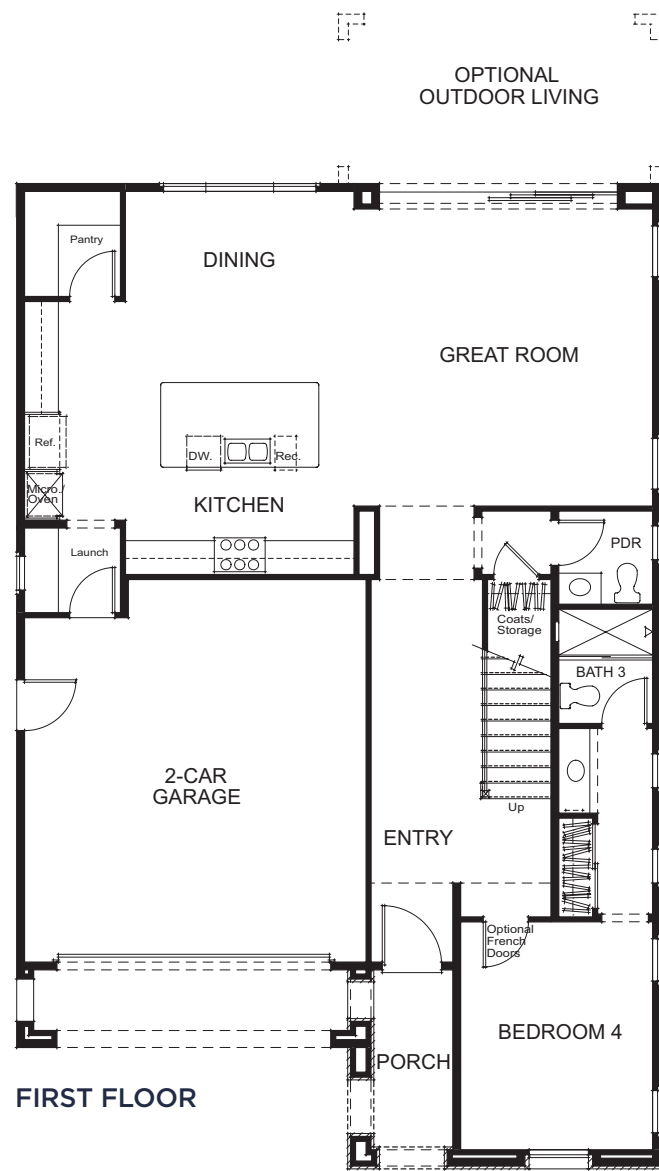
1B - EARLY CALIFORNIA (AS MODELED)



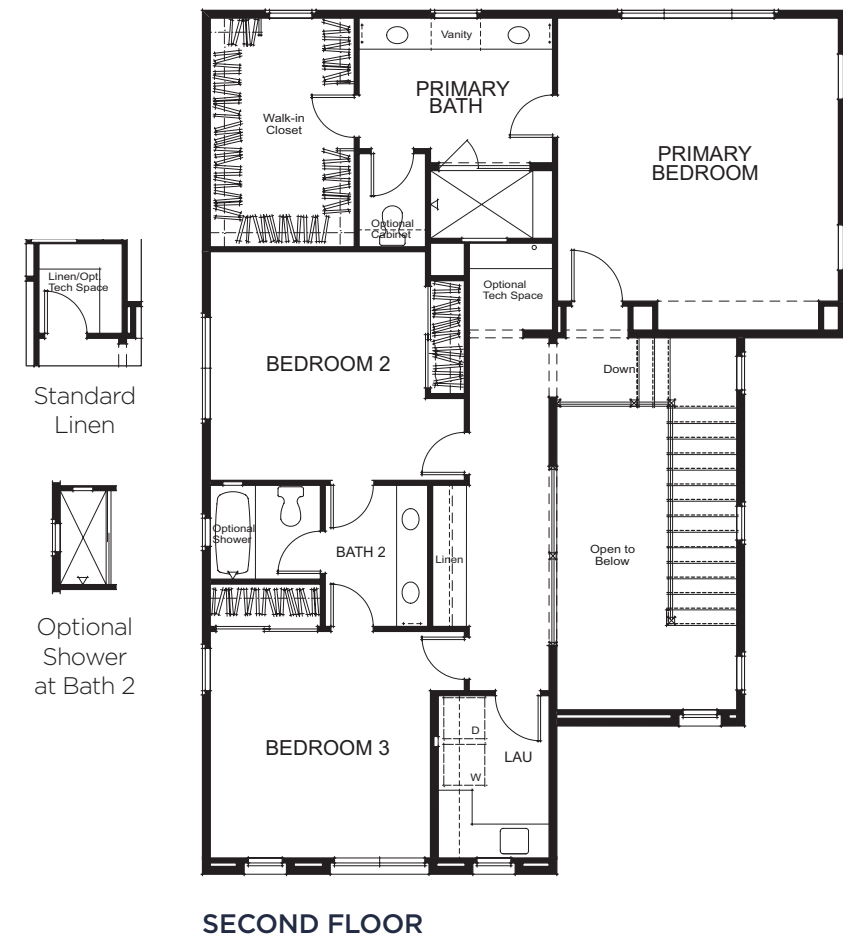
1A  
 SANTA  
 BARBARA



1G  
 ITALIANATE



Optional French Doors  
 at Bedroom 4



# Residence TWO R

APPROX. 2,926 - 3,231 SQ. FT.\* | 4 BEDROOMS  
 3.5 BATHS | LOFT | 2-CAR GARAGE  
 OPTIONAL FAMILY STUDY AT LOFT  
 OPTIONAL BEDROOM 5/BATH 4  
 OR BONUS ROOM OVER GREAT ROOM  
 OPTIONAL OUTDOOR LIVING

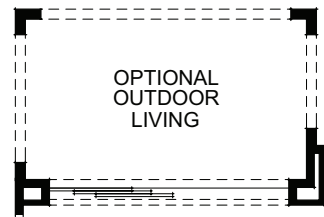


2AR - SANTA BARBARA (AS MODELED)

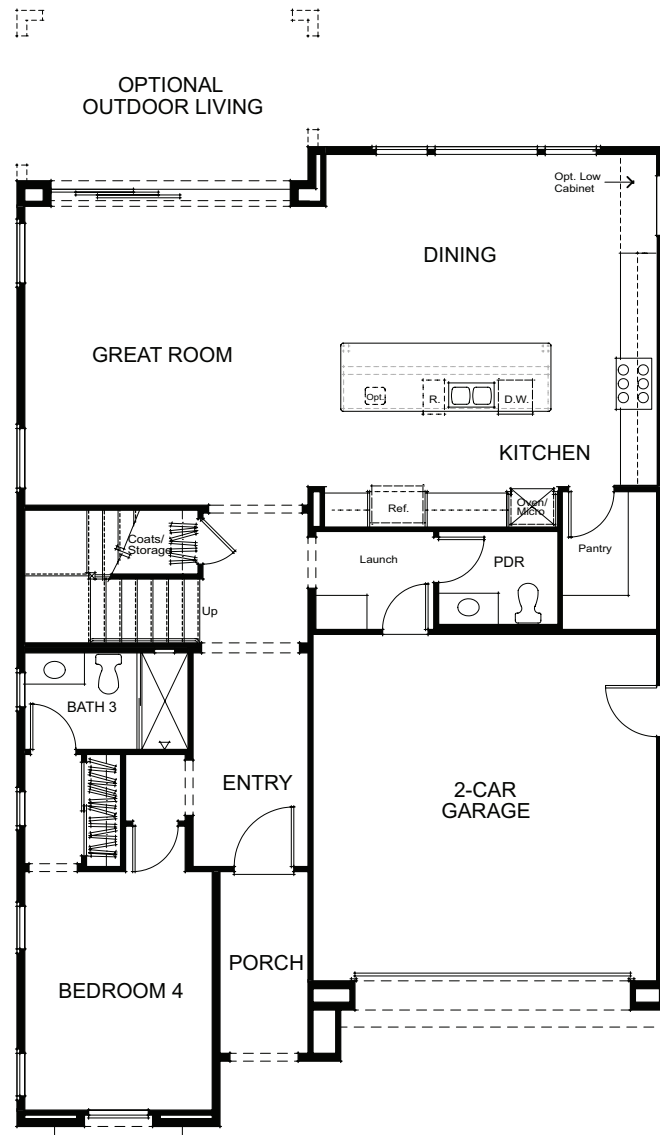


2B  
EARLY  
CALIFORNIA

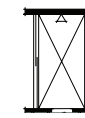
2G  
ITALIANATE



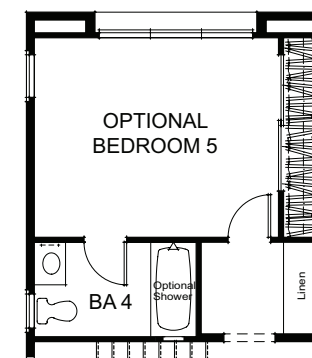
Optional Outdoor Living



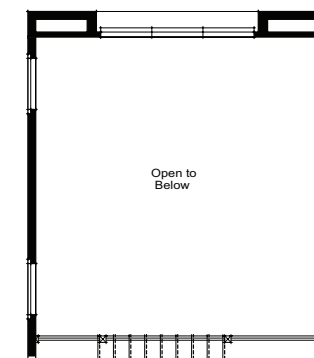
FIRST FLOOR



Optional Shower at Bath 4

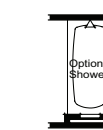


Optional Bedroom 5/  
Bath 4 at Bonus

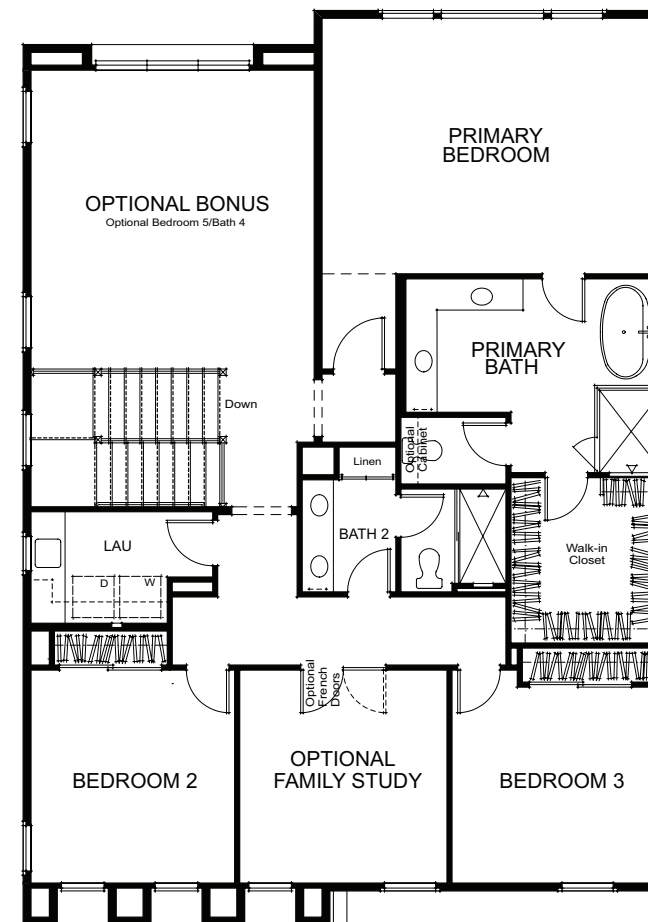


Standard Open to Below

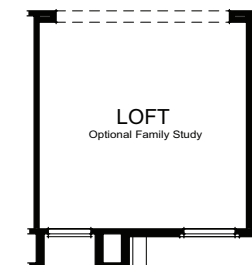
Optional Bonus  
With this Option  
Selected, +305 Sq. Ft.



Standard Tub/Shower at Bath 2



SECOND FLOOR



Standard Loft

\*Standard square footage will change based on floor plan configuration selected.

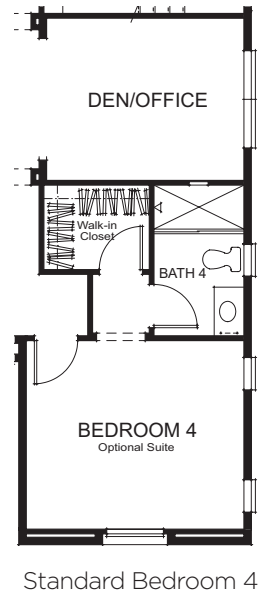
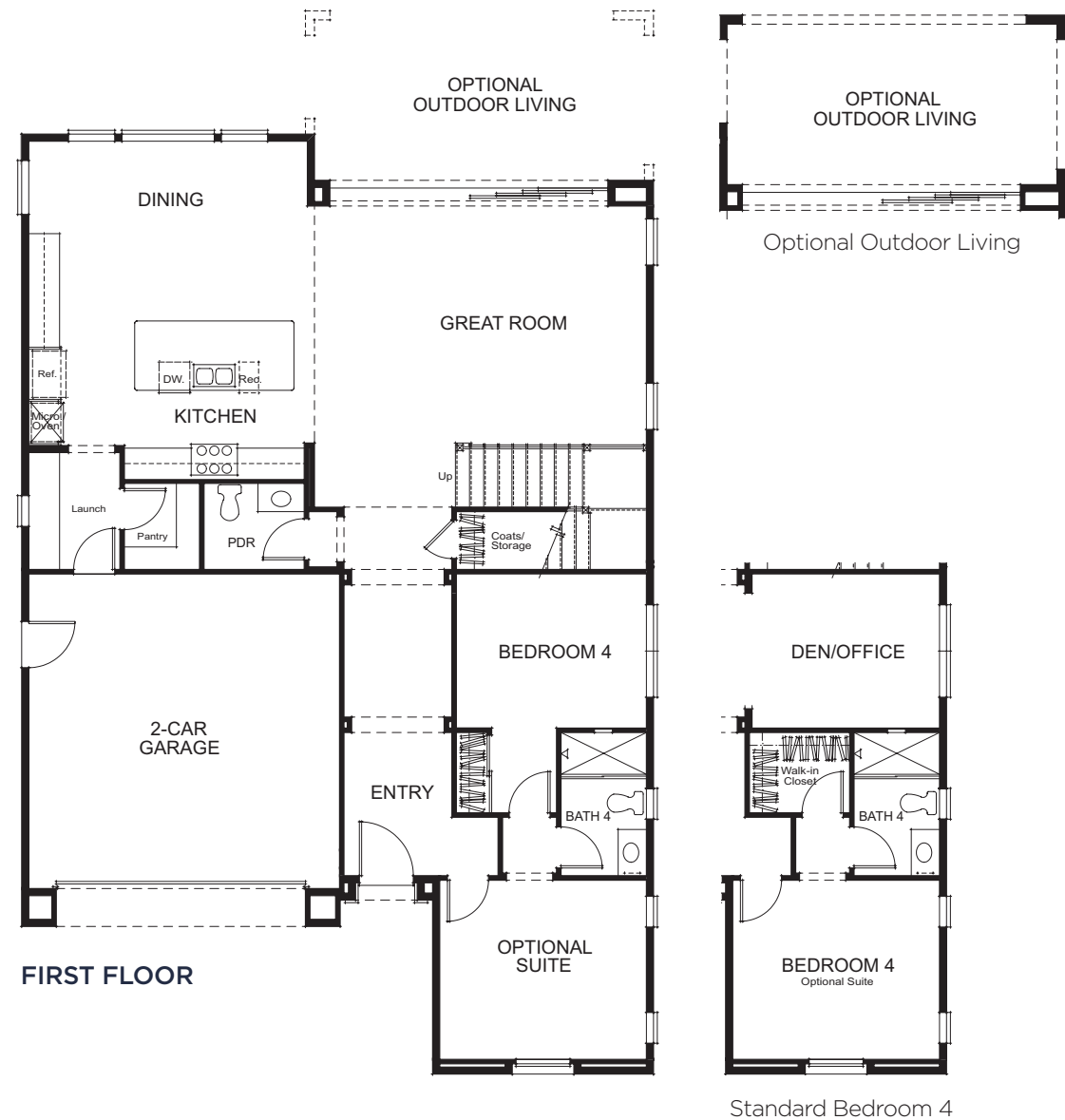
# Residence THREE

APPROX. 3,176 SQ. FT. | 4 BEDROOMS  
 4.5 BATHS | DEN/OFFICE | BONUS ROOM  
 2-CAR GARAGE  
 OPTIONAL SUITE AT BEDROOM 4  
 AND DEN/OFFICE  
 OPTIONAL OUTDOOR LIVING



3B  
EARLY  
CALIFORNIA

3J  
SPANISH  
MONTEREY



*A Legacy of*  
QUALITY & COMMITMENT

At California Pacific Homes, designing and building homes graced with classic luxury and unprecedented style is our business. We are committed to bringing the art and expertise of homebuilding to the next level. We are driven by innovation, the energy of fresh ideas, and the value of forward thinking. An extraordinary approach to elegance, attention to detail, and solid construction is evident in each of our residences, while the enduring appeal of individual neighborhoods is complemented by their coveted locations. It is our honor to build for you, and we extend a gracious welcome to the California Pacific Homes family.

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CalPacificHomes.com

PORTOLA  
SPRINGS<sup>®</sup>  
VILLAGE

CALIFORNIA  
PACIFIC  
HOMES

 Villages of Irvine<sup>®</sup>  
Masterfully Planned by the Irvine Company

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