

TRUE NORTH EIGHT ESTATES



SCOTTSDALE, ARIZONA

AN INTIMATE ENCLAVE OF MASTERPIECE HOMES



LONDON PIERCE
REAL ESTATE



WELCOME TO TRUE NORTH ESTATES

Featuring eight modern, upscale semi-custom estates, this limited collection of luxury homes in north Scottsdale, Arizona is a once-in-a-lifetime opportunity. Securely situated behind a gated entrance, True North Eight offers an intimate neighborhood with large lots, lush landscaping, impeccably designed homes and a private community park. Bask in the beauty of the nearby McDowell Mountains and enjoy easy access to the premier shopping, dining, hiking, golf and entertainment of Scottsdale.

Each estate boasts a large lot and an expansive living space comprising a luxurious master suite, gourmet kitchen, dedicated laundry area, three-car garage and plenty of bonus rooms. High ceilings, glass wall features, huge patios and open layouts create an arrangement ideal for indoor/outdoor living. Choose from three skillfully laid out floor plans, each with special options. You decide how to best use your space, including spare bedrooms, guest casitas, office chambers and other alternatives.

Offering new-build reliability and contemporary style, this exclusive enclave will be created by established Valley construction company GBC Custom Homes. The award-winning London Pierce Design firm, led by Candice Quinn, will work closely with buyers to customize the perfect colors, appliances and finishes that satisfy individual tastes and needs.

Every detail is carefully selected to create a top-to-bottom masterpiece home, from wide-plank white oak hardwood floors to eye-catching wood detail on ceilings. Stand-out design elements include breathtaking indoor fireplaces, gorgeous custom stone and wood islands, Italian frameless cabinetry and sophisticated wine displays. All-inclusive standard features and upgrades, complete landscaping, personal pools and furnishing packages ensure you have everything you need to effortlessly enjoy your move-in-ready estate. True North Eight Estates truly is an outstanding culmination of luxury, convenience and class.



True North Eight Estates offers a unique experience in upscale living. Made up of eight single-family detached homes in an intimate, gated community, these masterpiece creations are some of Scottsdale's finest real estate. Customizable options in layout and design give you the power to help create your dream luxury home.

HOME FEATURES

- Semi-custom layout options
- All-inclusive standard features
- Wolf/SubZero appliance packages
- 3-car garage
- Large lot
- Backyard pool & fireplace

DESIGN FEATURES

- Designed & styled by award-winning design firm
- Custom details & finishes
- 3 unique floor plans
- Furnishing packages available
- Stand-out features
- Custom yard landscaping

COMMUNITY FEATURES

- Gated entrance
- Private park
- Professional landscaping
- Lock & leave convenience

LOCATION FEATURES

- Prime north Scottsdale area
- Minutes from world-class dining and entertainment
- Views of the McDowell Mountains
- Nearby hiking & biking trails

eight
masterpiece
creations

AN INTIMATE, GATED ENCLAVE IN DESIRABLE SCOTTSDALE, ARIZONA.

An intimate, gated enclave in desirable Scottsdale, Arizona. Eight semi-custom estates that are the essence of modern luxury, convenience, security and privacy. Set on sprawling lots, these sizable homes offer unique customizable options.





LUXURY • CONVENIENCE • SECURITY • PRIVACY



GBC CUSTOM HOMES

Don't do to any client's home what you wouldn't do to your own.

Following this guiding principle, GBC Custom Homes provides exceptional care and quality to every job it attaches its name to. This successful Chandler-based construction company is helmed by Geno Carr and Norm Schrock, who use their combined decades of diverse industry experience to expertly craft luxury homes throughout the Greater Phoenix Area.

The team excels at visualizing a set of plans and seeing it through to a flawless finished product. They enjoy the challenge of creating unique homes and seeing a client's concept come to life. An investment in client satisfaction has earned GBC Custom Homes an overwhelmingly positive reputation in addition to numerous referrals from happy homeowners.

True North Eight Estates' contemporary elements attracted the GBC Custom Homes team, who share the vision for this one-of-a-kind enclave of luxury homes. Three functional, open floor plans have been created exclusively for this project, each offering customizable options to best meet your needs. Experience the confidence that only comes with new construction and feel the pride of living in a home built to a standard of excellence.





NORTH SCOTTSDALE

Known for its luxury real estate, north Scottsdale is one of the most desirable areas for homeowners in Arizona. Residents benefit from lavish spas, world-class entertainment and many outdoor attractions that have established Scottsdale as a premier destination spot. Incorporated in 1951 with a population barely reaching 2,000, Scottsdale has steadily developed into a flourishing desert community.

THE PEOPLE

Affluent residents enjoy a superb quality of life in Scottsdale. The people here tend to appreciate exciting entertainment as much as a relaxed afternoon, resulting in an environment that is the perfect blend of active yet peaceful. You're likely to find common interests with neighbors and plenty of opportunities to socialize throughout the Scottsdale community.

THE CLIMATE

Desert living means plenty of sunshine! Mild, sometimes warm winters allow you to embrace the abundance of outdoor activities Scottsdale offers, and take advantage of patio dining and entertainment. While you probably want to break from the heat during summer scorches, personal pools can keep you refreshed and energized. Premier shopping malls, museums and more will keep you cool during the hottest months with excellent air conditioning.

THE LIFESTYLE

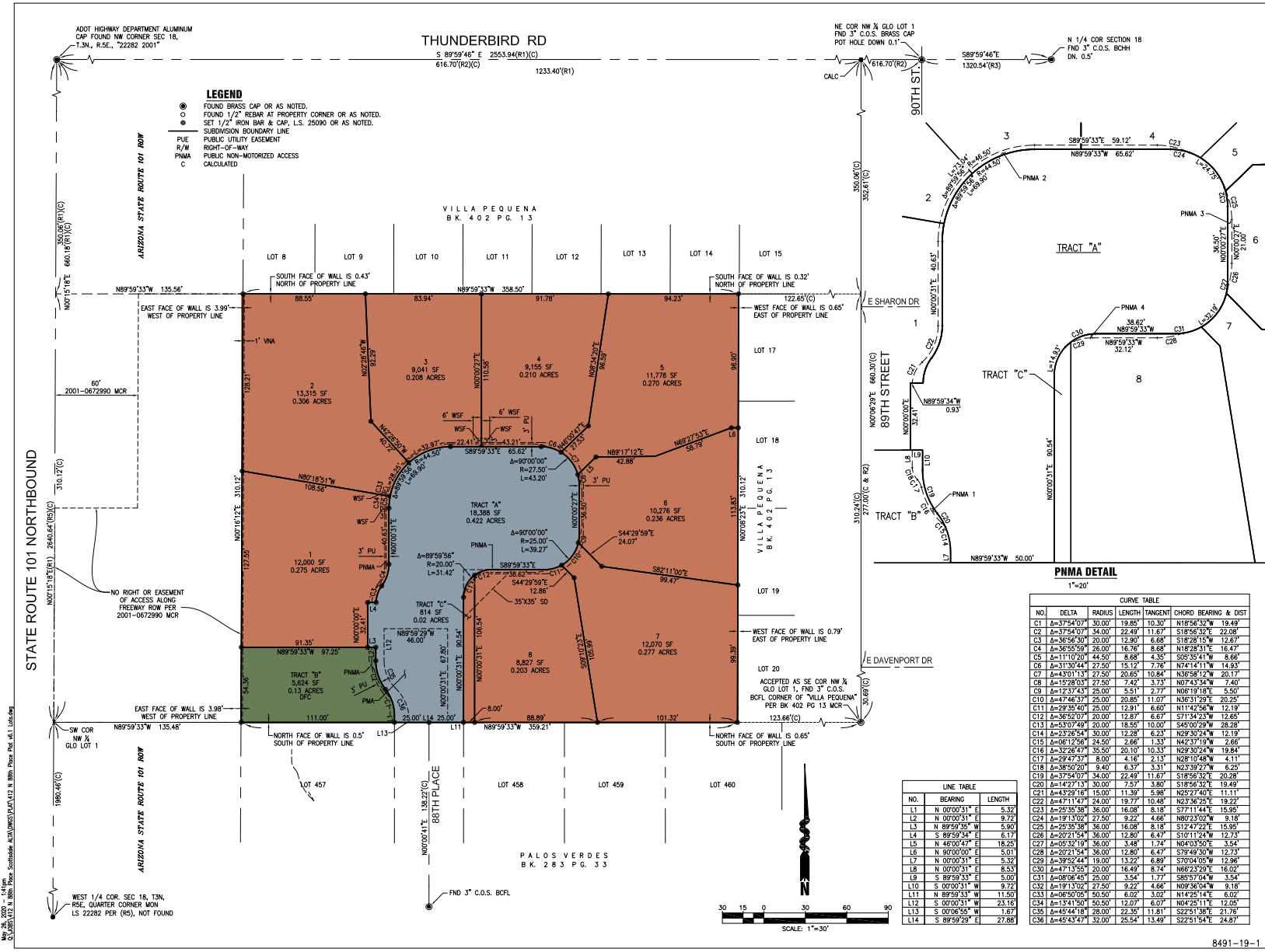
Scottsdale is the picture of laidback luxury. With a unique blend of tranquil desert landscapes and vibrant entertainment opportunities, Scottsdale accommodates everyone's interests. Enjoy hundreds of miles of hiking and biking trails, scenic waterways, the McDowell Sonoran Preserve and renowned golf courses. Ride the Scottsdale Trolley, shop boutiques and large malls and sample incredible restaurants and coffee shops. There is always something to do in Scottsdale, and it's all at your fingertips.

ONLY IN SCOTTSDALE

Scottsdale is sought after by prosperous individuals because of its exceptional value. Sonoran settings and famous desert sunsets can be appreciated from the comfort of luxury homes, complete with impressive backyard retreats. This upscale area is inhabited by happy homeowners, with many gated and resort-style communities throughout the town. Just minutes away from your private residential oasis is a thriving metropolis with top-tier dining, entertainment and culture.

TRUE NORTH EIGHT ESTATES





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1/18/2024 11:18 AM - Plot, Schedule, A330082(24) 12.1.2024, Print, Plot, 45.1, Color, 44

PROJECT NAME



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www.helixeng.com

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Contact Arizona 911 at least two full working days before you begin excavation
ARIZONA 911
Call 911 or click arizona911.com

PROJECT NAME

FINAL PLAN

PROJECT ADDRESS

13681 N 88TH PLACE
SCOTTSDALE, AZ
85260

PROJECT AREA

THUNDERBIRD & SR101

HELIX JOB NUMBER

412

SHEET TITLE

FINAL PLAT FOR A PORTION OF THE NW 1/4 OF SEC 18, T3N, R5E, Q. S.R.B. & M.

SHEET PAGE

2 OF 2

PLOT SCALE: 1"=24.36'; 1:2.2 @ 11"x17"

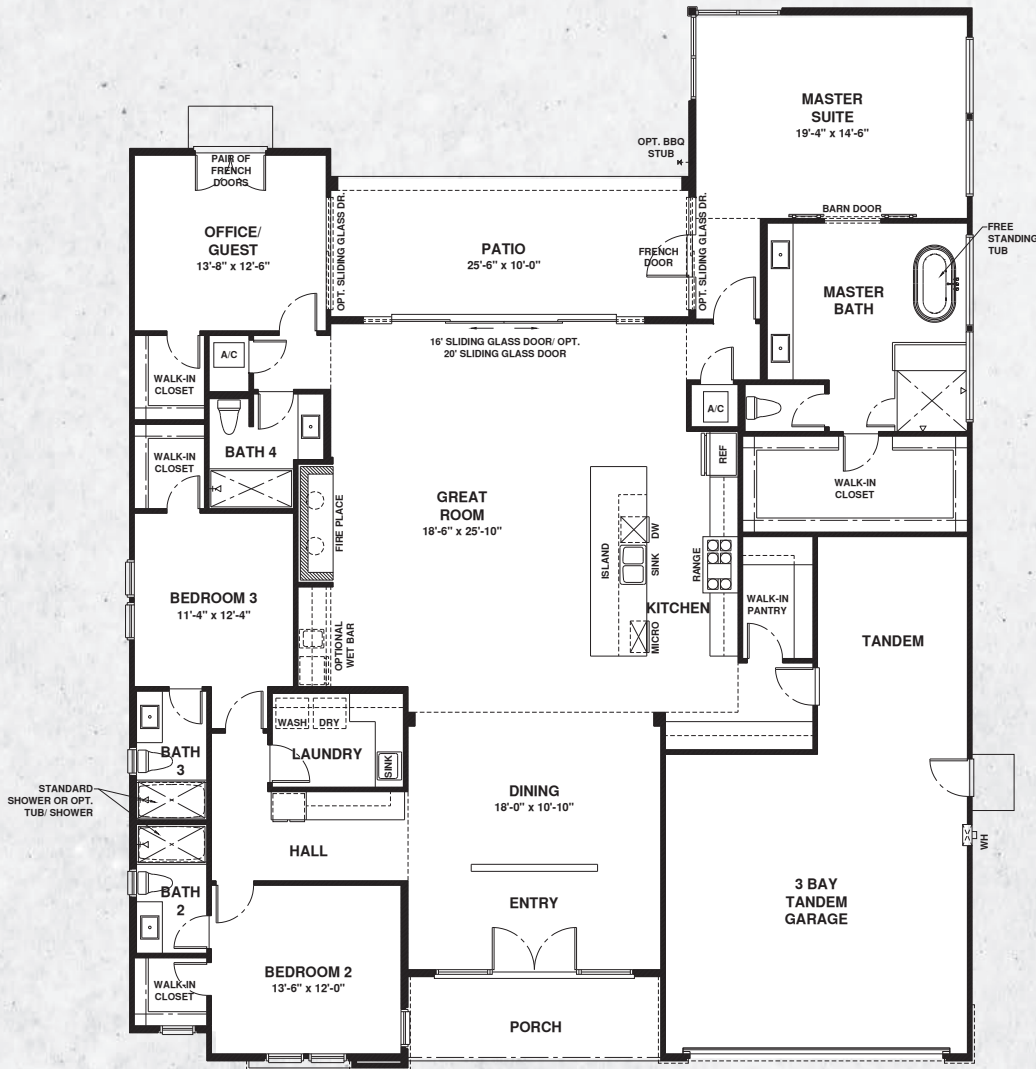
PNMA DETAIL
1"=20'

NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD BEARING & DIST
C1	Δ=37°54'07"	30.00'	19.85'	10.30'	N18°56'32"W 19.49'
C2	Δ=37°54'07"	34.00'	22.49'	11.67'	S18°56'32"W 22.08'
C3	Δ=36°56'30"	20.00'	12.90'	6.68'	S18°28'15"W 12.67'
C4	Δ=36°56'30"	28.00'	16.78'	8.68'	N18°28'15"W 16.47'
C5	Δ=11°10'20"	44.50'	8.68'	4.35'	S05°35'41"W 8.66'
C6	Δ=31°30'44"	27.50'	15.12'	7.76'	N04°14'11"W 14.93'
C7	Δ=43°31'13"	27.50'	20.65'	10.64'	S05°58'29"W 20.17'
C8	Δ=15°28'03"	27.50'	7.42'	3.73'	N07°43'54"W 7.40'
C9	Δ=12°37'43"	25.00'	5.51'	2.77'	N08°19'18"W 5.50'
C10	Δ=47°48'57"	25.00'	20.85'	11.07'	N36°17'29"E 20.25'
C11	Δ=29°35'40"	25.00'	12.91'	6.60'	N11°42'56"W 12.19'
C12	Δ=36°52'07"	20.00'	12.87'	6.67'	S71°34'23"W 12.65'
C13	Δ=53°07'49"	20.00'	18.55'	10.00'	S45°00'29"W 28.28'
C14	Δ=23°28'54"	30.00'	12.28'	6.23'	N29°50'24"W 12.19'
C15	Δ=06°12'56"	24.50'	2.66'	1.33'	N42°37'19"W 2.66'
C16	Δ=32°28'47"	35.50'	20.10'	10.33'	N29°50'24"W 19.84'
C17	Δ=29°47'14"	8.00'	4.16'	2.13'	N28°10'46"W 4.11'
C18	Δ=38°50'20"	9.40'	6.37'	3.31'	N23°39'27"W 6.25'
C19	Δ=37°54'07"	34.00'	22.49'	11.67'	S18°56'32"W 20.28'
C20	Δ=47°48'57"	30.00'	7.57'	3.80'	S18°56'32"E 19.49'
C21	Δ=43°29'16"	15.00'	11.39'	5.98'	N25°27'40"E 11.11'
C22	Δ=47°11'47"	24.00'	19.77'	10.48'	N23°36'25"E 19.22'
C23	Δ=29°35'40"	16.00'	16.08'	8.16'	S71°14'41"W 15.95'
C24	Δ=19°13'02"	27.50'	9.22'	4.66'	N08°23'02"W 9.18'
C25	Δ=29°35'40"	36.00'	16.08'	8.16'	S12°47'22"E 15.95'
C26	Δ=29°21'54"	36.00'	12.80'	6.47'	S10°11'24"W 12.73'
C27	Δ=05°32'19"	36.00'	3.48'	1.74'	N04°03'50"E 3.54'
C28	Δ=29°21'54"	36.00'	12.80'	6.47'	S79°49'30"W 12.73'
C29	Δ=39°52'44"	19.00'	13.22'	6.80'	S70°38'05"W 12.86'
C30	Δ=47°13'56"	20.00'	16.49'	8.74'	N66°23'29"E 16.02'
C31	Δ=08°06'46"	25.00'	3.54'	1.77'	S85°59'04"W 3.54'
C32	Δ=19°13'02"	27.50'	9.22'	4.66'	N09°38'05"W 9.18'
C33	Δ=06°50'05"	50.50'	6.02'	3.02'	N14°25'14"E 6.02'
C34	Δ=13°41'50"	50.50'	12.07'	6.07'	N04°25'11"E 12.08'
C35	Δ=45°44'18"	32.00'	25.25'	11.51'	S22°13'56"E 21.76'
C36	Δ=45°43'47"	32.00'	25.54'	13.49'	S22°13'54"E 24.87'

LINE NO.	BEARING	LENGTH
L1	N 07°00'51" E	5.32'
L2	N 00°00'51" E	9.72'
L3	N 89°59'35" W	5.90'
L4	S 89°59'54" E	6.17'
L5	N 46°00'47" E	18.25'
L6	N 90°00'00" E	5.01'
L7	N 00°00'51" W	5.32'
L8	N 00°00'51" E	8.53'
L9	S 89°59'33" E	5.00'
L10	S 00°00'51" W	9.72'
L11	N 89°59'33" W	11.50'
L12	S 00°00'51" W	23.16'
L13	S 00°00'51" W	1.67'
L14	S 89°59'29" E	27.88'

THE FERRARA

PLAN 1: 3 BEDS + DEN | 4 BATHS | 3,027 SQFT



FLOOR PLAN



FRONT ELEVATION "A" : PLAN 1



FRONT ELEVATION "B" : PLAN 1

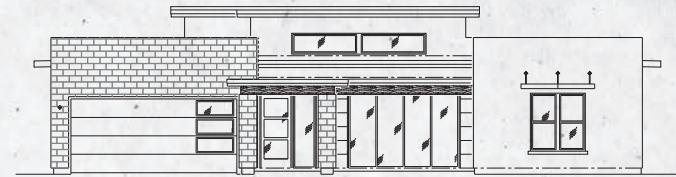
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THE MILAN

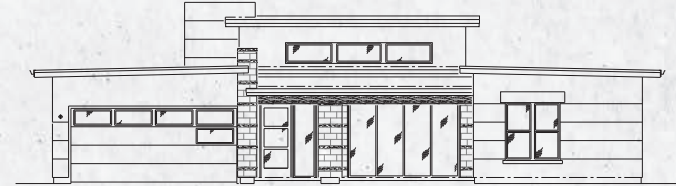
PLAN 2: 3 BEDS + DEN | 4 BATHS | 3,254 SQFT



FLOOR PLAN



FRONT ELEVATION "A" : PLAN 2



FRONT ELEVATION "B" : PLAN 2



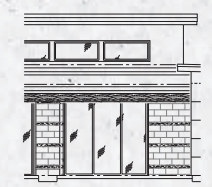
ELEVATION "A" AT PAIR ENTRY DOORS OPTION



ELEVATION "B" AT PAIR ENTRY DOORS OPTION



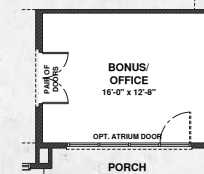
ELEVATION "A" AT OPTIONAL BEDROOM 4



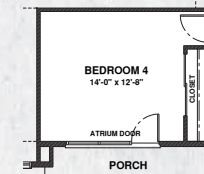
ELEVATION "B" AT OPTIONAL BEDROOM 4



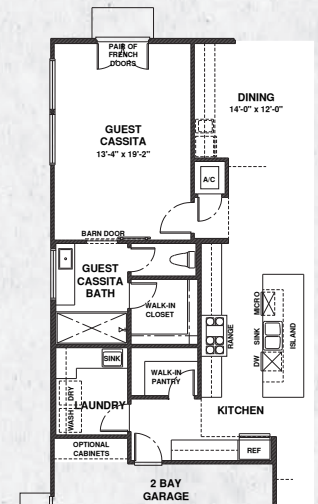
OPTIONAL PAIR ENTRY DOORS



OPTIONAL BONUS / OFFICE w/PAIR DOORS



OPTIONAL BEDROOM 4 IN LIEU OF BONUS / OFFICE

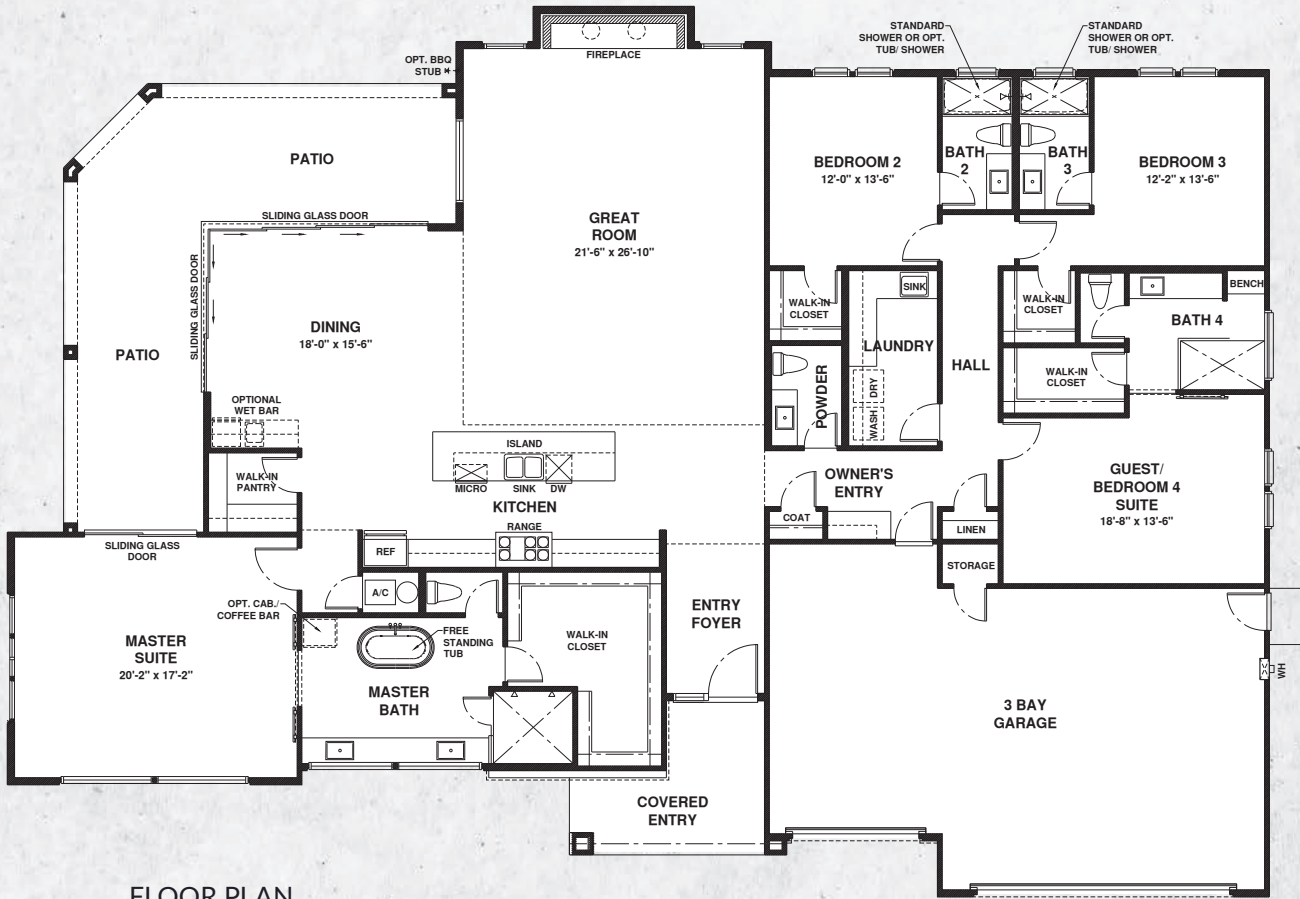


OPTIONAL GUEST CASSITA

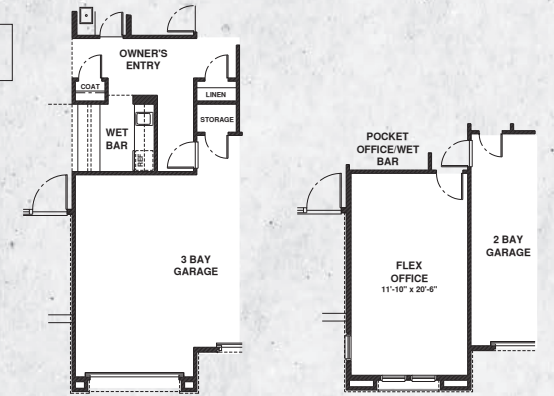
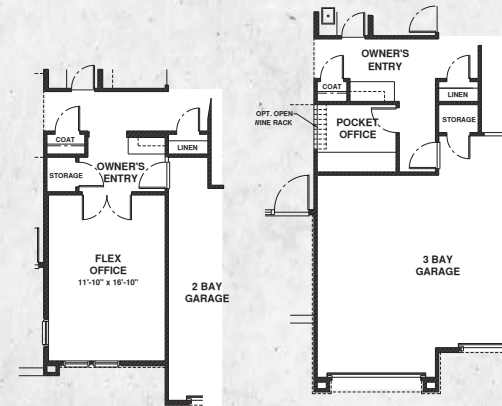
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THE CAPRI

PLAN 3: 3 BEDS + DEN | 4 BATHS | 3,354 SQFT



FLOOR PLAN



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FRONT ELEVATION "A"



STANDARD PLAN FRONT ELEV. "A" POCKET OFFICE / WET BAR OPTIONS



FRONT ELEVATION "B"



STANDARD PLAN FRONT ELEV. "B" POCKET OFFICE / WET BAR OPTIONS



STANDARD PLAN FRONT ELEV. "A" AT
OPT. FLEX OFFICE w/ OPT. POCKET OFFICE / WET BAR OPTIONS



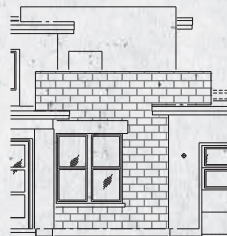
STANDARD PLAN FRONT ELEV. "B" AT
OPT. FLEX OFFICE w/ OPT. POCKET OFFICE / WET BAR OPTIONS



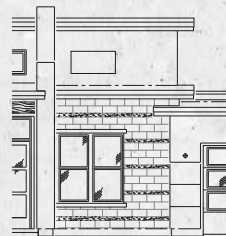
ELEVATION "A" AT
PAIR ENTRY DOORS OPTION



ELEVATION "B" AT
PAIR-ENTRY DOORS OPTION



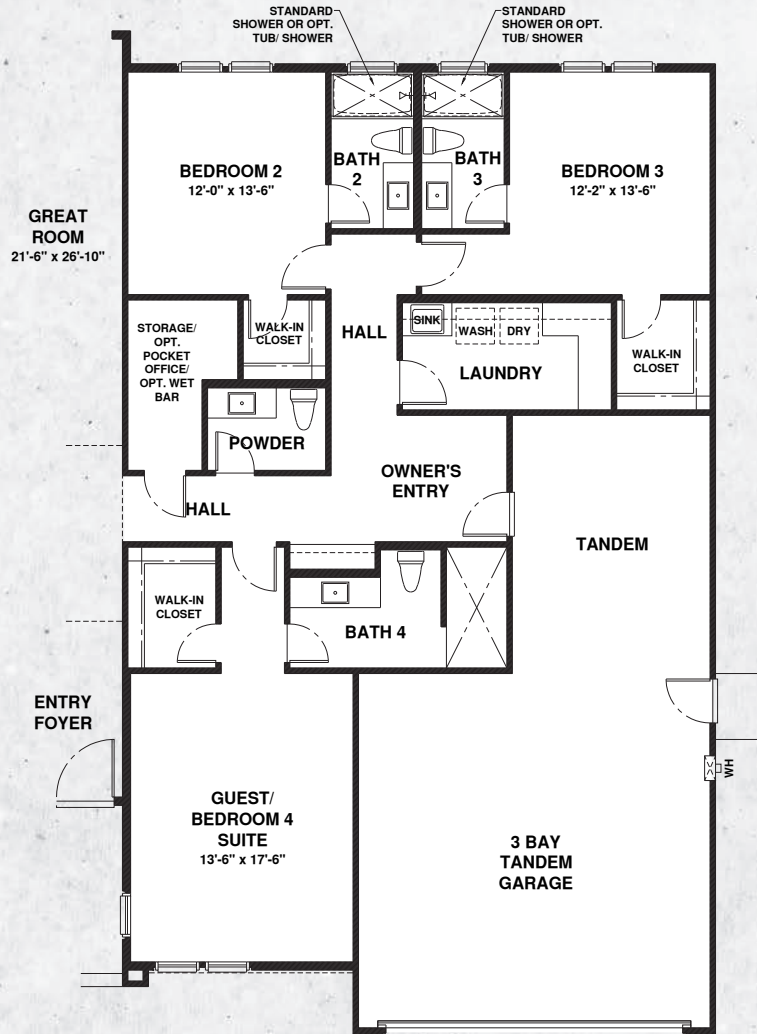
ELEVATION "A" AT
OPT. FLEX OFFICE



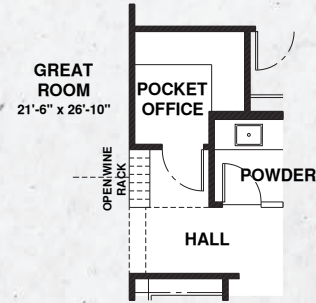
ELEVATION "B" AT
PAIR ENTRY DOORS OPTION

THE CAPRI ALTERNATIVE

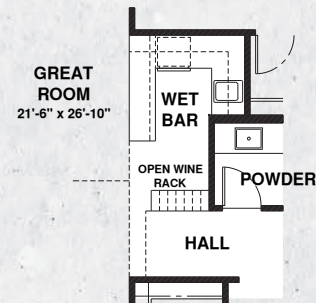
PLAN 3: 3 BEDS + DEN | 4 BATHS | 3,354 SQFT



ALTERNATE FLOOR PLAN OPTION



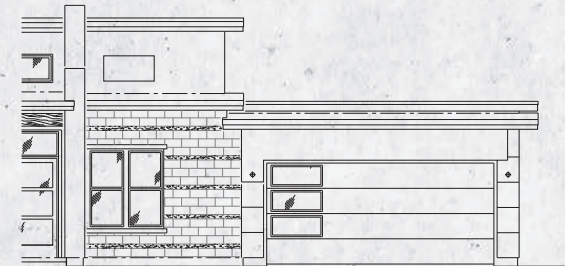
OPTIONAL POCKET OFFICE
IN LIEU OF STORAGE



OPTIONAL WET BAR
IN LIEU OF STORAGE



ELEVATION "A" AT ALTERNATE FLOOR PLAN OPTION



ELEVATION "B" AT ALTERNATE FLOOR PLAN OPTION



THE CAPRI



THE CAPRI ALTERNATIVE

LONDON PIERCE DESIGN

London Pierce Design is an award-winning, full-service interior design firm founded by principal designer Candice Quinn. Experienced in working with both real estate developers and homeowners directly, Candice and her trusted team specialize in creating spaces that are beautiful, livable and an asset to the resale value of a home. Clients are supported throughout their design journey by the team's expert eye and ability to execute a project with minimal instruction.

Evolved from London Pierce Real Estate, a boutique real estate brokerage firm, London Pierce Design brings advanced industry knowledge and experience to every job. Always guided first by client preferences, Candice strives for balanced designs that incorporate distinctive wow-factors.

True North Eight Estates offers a unique opportunity to work with this upscale design firm to create your dream home. Plan the perfect colors, fixtures, appliances and furnishings that complement your contemporary, new-construction home. Candice will help you elevate your homebuying experience, so you own something truly original that reflects your personality.



CANDICE QUINN, PRINCIPAL DESIGNER

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