

ESTATES



LORALOMA

*Estate Timeless*



ARETÉ *collective*



IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



# LORALOMA

## ESTATES

### MAYFIELD

3-5 BEDROOM, 3.5-7 BATHROOM  
WALKOUT, TWO STORY, & SINGLE  
STORY ESTATE

The Estates create a perfect backdrop for a bustling family life at Loraloma. Offering a unique suite of customizable choices, Estates provide a multitude of flexible spaces for work, play, exercise, or additional living areas. Courtyard spaces flank the house, creating moments of nature that complement front and back views of the surrounding Hill Country. Experience main-level living with the primary bedroom and en suite bath with accompanying sitting area, entertain your guests in the expansive kitchen and dedicated dining area, and enjoy al fresco meals with outdoor dining overlooking the pool. Cozy up by the fire in the living room as you're surrounded by multiple views of the undisturbed landscape. With either Modern or Timeless designs available, this home truly makes a statement.

*The Estates provide the highest level of customization among Areté Residences.*



ARETÉ collective



Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



# LORALOMA

## ESTATES

### MAYFIELD

3-5 BEDROOM, 3.5-7 BATHROOM  
WALKOUT, TWO STORY, & SINGLE  
STORY ESTATE

### KEY FEATURES

- 3 CAR GARAGE
- CART PARKING
- 3-4 SECONDARY SUITES
- ADAPTIVE FLEX SPACE(S)
- WET BAR(S)
- CHEF'S PANTRY
- SCREENED PORCH
- MULTIPLE INTIMATE LIVING SPACES  
(READING NOOKS)
- EXPANSIVE PRIMARY SUITE
- INDOOR / OUTDOOR LIVING SPACES



ARETÉ *collective*



IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



MAYFIELD  
SINGLE STORY ESTATE  
3 BEDROOM

L O R A L O M A

# LORALOMA

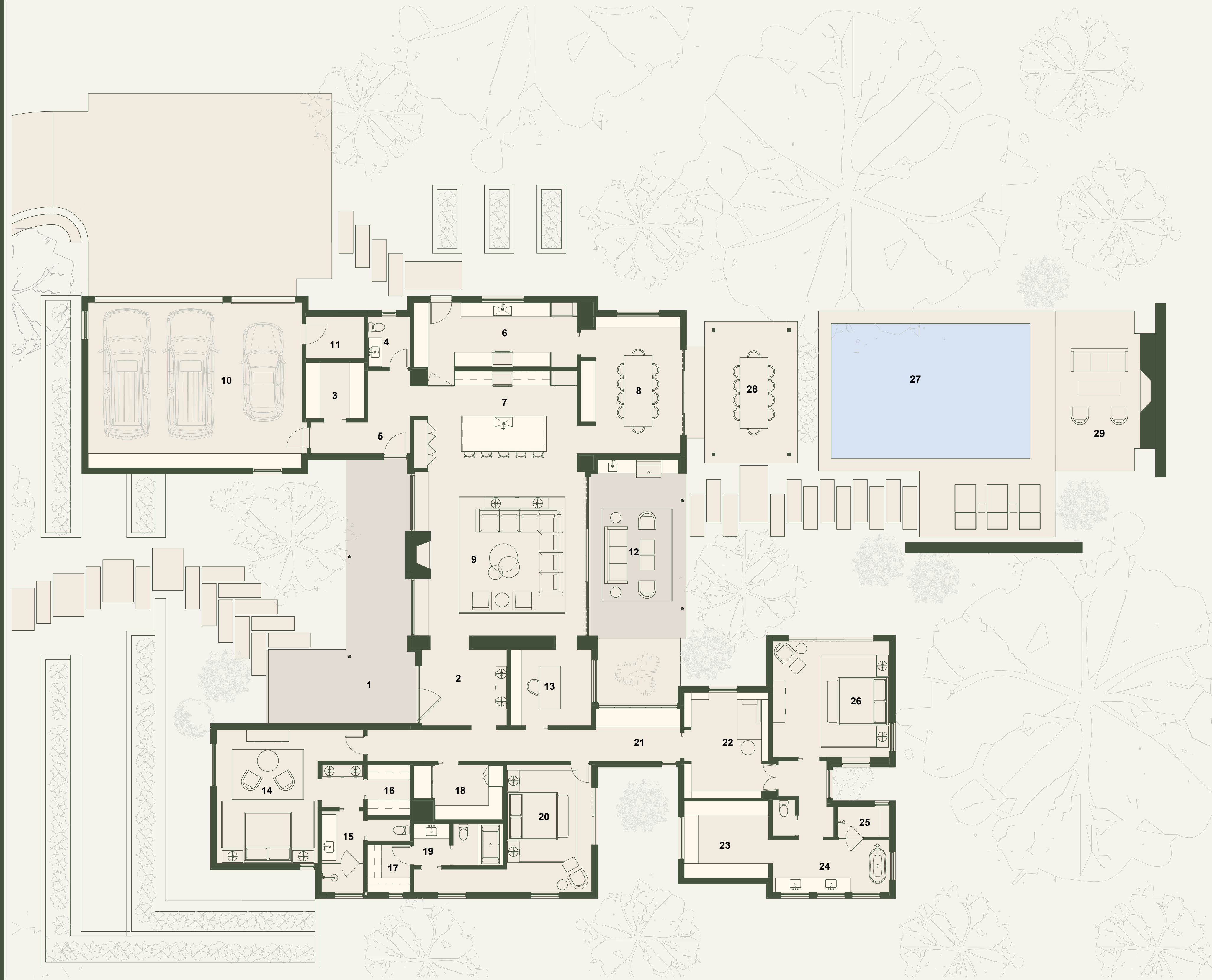
SINGLE STORY ESTATE  
3 BEDROOM, 3.5 BATHROOM

## MAIN LEVEL FLOOR PLAN HOME FEATURES

- SPACIOUS INDOOR ENTERTAINMENT AREAS CONNECTED TO THE OUTDOOR LIVING
- PRIVATE DINING SPACE
- 2 SECONDARY SUITS
- ADAPTIVE FLEX SPACES
- CLIMATE CONTROLLED WINE STORAGE
- WET BAR
- CHEF'S KITCHEN / PANTRY
- POOL TERRACE ACCESS OFF PRIMARY SUITE
- HOME OFFICE
- MULTIPLE INTIMATE LIVING SPACES (READING NOOKS, POCKET OFFICES)

## AREA BREAKDOWN

MAIN LEVEL	4,327 ft <sup>2</sup>
TOTAL CONDITIONED AREA	4,327 ft <sup>2</sup>
GARAGE & MECHANICAL	828 ft <sup>2</sup>
COVERED TERRACES	810 ft <sup>2</sup>
TOTAL UNCONDITIONED AREA	1,638 ft <sup>2</sup>



## LEGEND

- 01 FRONT PORCH
- 02 ENTRY
- 03 MUDROOM
- 04 POWDER ROOM
- 05 SIDE ENTRY
- 06 CHEF KITCHEN / PANTRY
- 07 KITCHEN  
13' 8" x 23' 0"
- 08 DINING ROOM  
14' 0" x 19' 4"
- 09 LIVING ROOM  
22' 7" x 23' 6"
- 10 GARAGE
- 11 MECHANICAL
- 12 COVERED PATIO
- 13 OFFICE  
10' 8" x 11' 5"
- 14 BEDROOM  
14' 2" x 18' 11"
- 15 BATHROOM
- 16 WALK-IN CLOSET
- 17 WALK-IN-CLOSET
- 18 LAUNDRY
- 19 BATHROOM
- 20 BEDROOM  
11' 11" x 17' 11"
- 21 CORRIDOR
- 22 READING NOOK
- 23 WALK-IN-CLOSET
- 24 PRIMARY BATH
- 25 SHOWER
- 26 PRIMARY SUITE  
16' 4" x 16' 5"
- 27 POOL
- 28 OUTDOOR DINING
- 29 PATIO

# SINGLE STORY ESTATE

CONCEPTUAL 3D - FRONT VIEW



L O R A L O M A



ARETÉ *collective*

IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.

# SINGLE STORY ESTATE

CONCEPTUAL 3D - REAR VIEW



LORALOMA



ARETÉ *collective*

IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



MAYFIELD  
TWO STORY ESTATE

L O R A L O M A



# LORALOMA

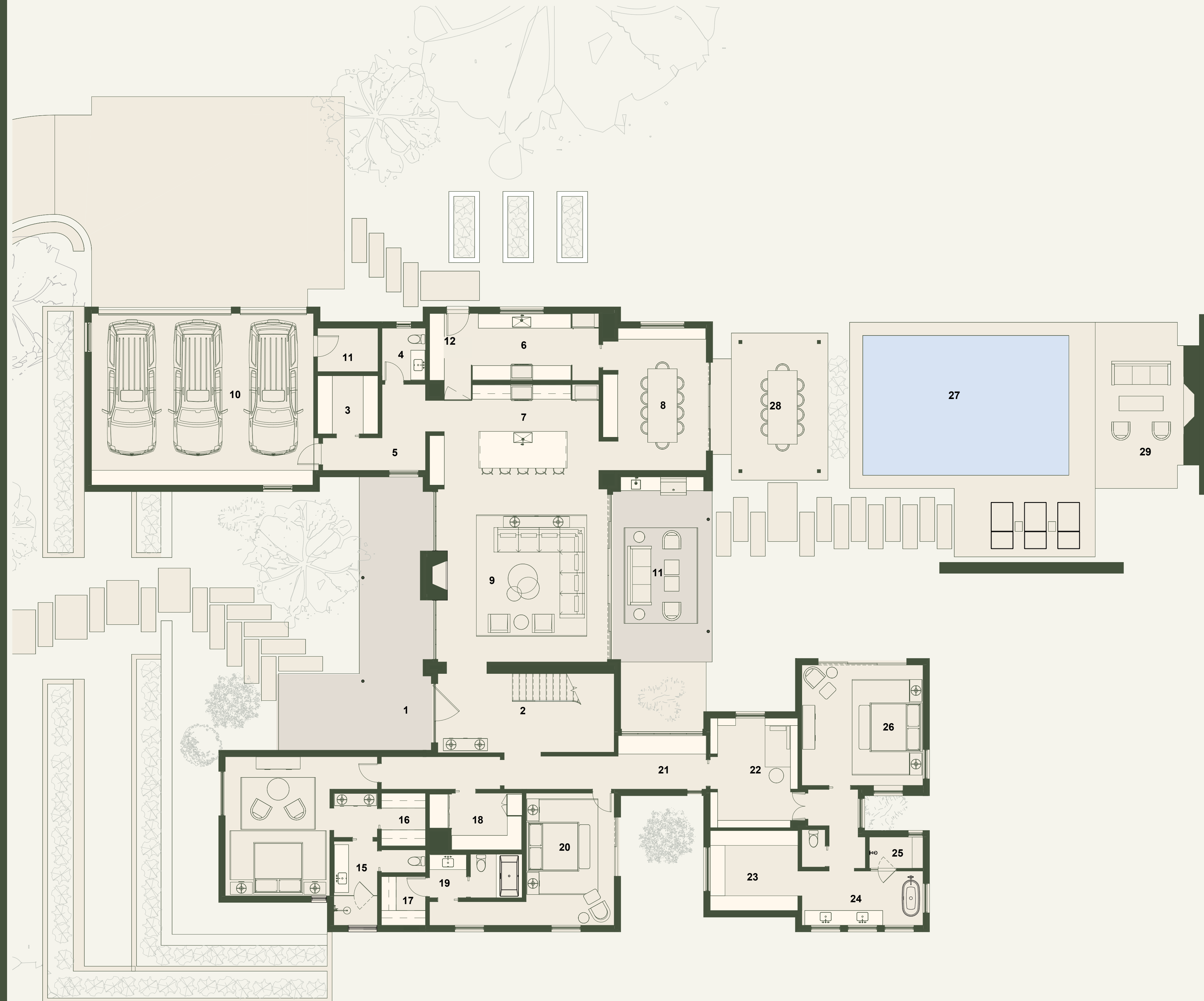
TWO STORY ESTATE  
4 BEDROOM, 5.5 BATHROOM

## MAIN LEVEL FLOOR PLAN HOME FEATURES

- SPACIOUS INDOOR ENTERTAINMENT AREAS CONNECTED TO THE OUTDOOR LIVING
- PRIVATE DINNING SPACE
- 2-3 SECONDARY SUITE(S)
- ADAPTIVE FLEX SPACES
- CLIMATE CONTROLLED WINE STORAGE
- WET BAR(S)
- CHEF'S PANTRY
- POOL TERRACE ACCESS OFF PRIMARY SUITE
- HOME OFFICE
- MULTIPLE INTIMATE LIVING SPACES (READING NOOKS, POCKET OFFICES)

## AREA BREAKDOWN

UPPER LEVEL	1,815 ft <sup>2</sup>
MAIN LEVEL	4,327 ft <sup>2</sup>
<b>TOTAL CONDITIONED AREA</b>	<b>6,124 ft<sup>2</sup></b>
<hr/>	
GARAGE & MECHANICAL	828 ft <sup>2</sup>
COVERED TERRACES	810 ft <sup>2</sup>
<b>TOTAL UNCONDITIONED AREA</b>	<b>1,638 ft<sup>2</sup></b>



## LEGEND

- 01 FRONT PORCH
- 02 ENTRY
- 03 MUDROOM
- 04 POWDER ROOM
- 05 SIDE ENTRY
- 06 CHEF KITCHEN / PANTRY
- 07 KITCHEN  
13' 8" x 23' 0"
- 08 DINING ROOM  
14' 0" x 19' 4"
- 09 LIVING ROOM  
22' 7" x 23' 6"
- 10 GARAGE
- 11 COVERED PATIO
- 12 MECHANICAL
- 13 COAT CLOSET
- 14 BEDROOM  
14' 2" x 18' 11"
- 15 BATHROOM
- 16 WALK-IN CLOSET
- 17 WALK-IN-CLOSET
- 18 LAUNDRY
- 19 BATHROOM
- 20 BEDROOM  
11' 11" x 17' 11"
- 21 CORRIDOR
- 22 READING NOOK
- 23 WALK-IN-CLOSET
- 24 PRIMARY BATH
- 25 SHOWER
- 26 PRIMARY SUITE  
16' 4" x 16' 5"
- 27 POOL
- 28 OUTDOOR DINING
- 29 PATIO



# LORALOMA

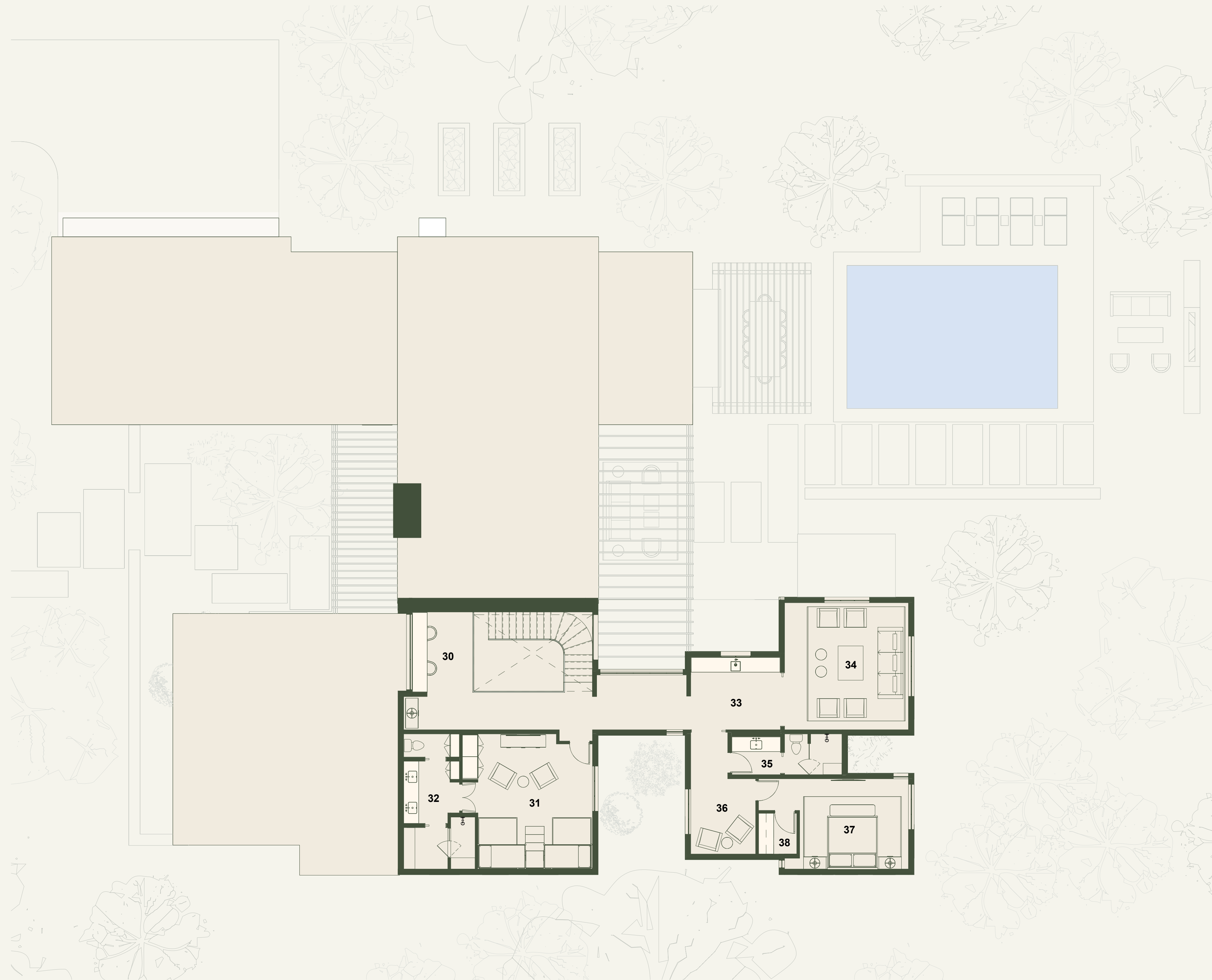
TWO STORY ESTATE  
4 BEDROOM, 5.5 BATHROOM

## UPPER LEVEL FLOOR PLAN HOME FEATURES

- SPACIOUS INDOOR ENTERTAINMENT AREAS CONNECTED TO THE OUTDOOR LIVING
- PRIVATE DINNING SPACE
- 2-3 SECONDARY SUITE(S)
- ADAPTIVE FLEX SPACES
- CLIMATE CONTROLLED WINE STORAGE
- WET BAR(S)
- CHEF'S PANTRY
- POOL TERRACE ACCESS OFF PRIMARY SUITE
- HOME OFFICE
- MULTIPLE INTIMATE LIVING SPACES (READING NOOKS, POCKET OFFICES)

## AREA BREAKDOWN

UPPER LEVEL	1,815 ft <sup>2</sup>
MAIN LEVEL	4,327 ft <sup>2</sup>
<hr/> TOTAL CONDITIONED AREA	<hr/> 6,124 ft <sup>2</sup>
 GARAGE & MECHANICAL	 828 ft <sup>2</sup>
COVERED TERRACES	810 ft <sup>2</sup>
<hr/> TOTAL UNCONDITIONED AREA	<hr/> 1,638 ft <sup>2</sup>



## LEGEND

- 30 READING NOOK
- 31 LAUNDRY CLOSET
- 32 BUNK BATHROOM
- 33 BUNK ROOM  
15' 2" x 17' 9"
- 34 MEDIA / FAMILY ROOM  
16' 10" x 16' 6"
- 35 BATHROOM
- 36 SITTING ROOM
- 37 BEDROOM  
14' 6" x 12' 0"

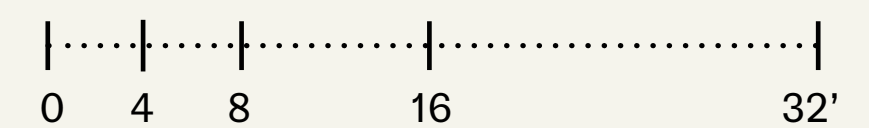


ARETÉ collective



IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



SCALE: 1/8" = 1'-0"

TWO STORY ESTATE  
FRONT VIEW



LORALOMA

*Estate Timeless*



ARETÉ *collective*



IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.

TWO STORY ESTATE  
REAR VIEW



LORALOMA

*Estate Timeless*



ARETÉ *collective*



Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



MAYFIELD  
WALKOUT ESTATE

L O R A L O M A

# LORALOMA

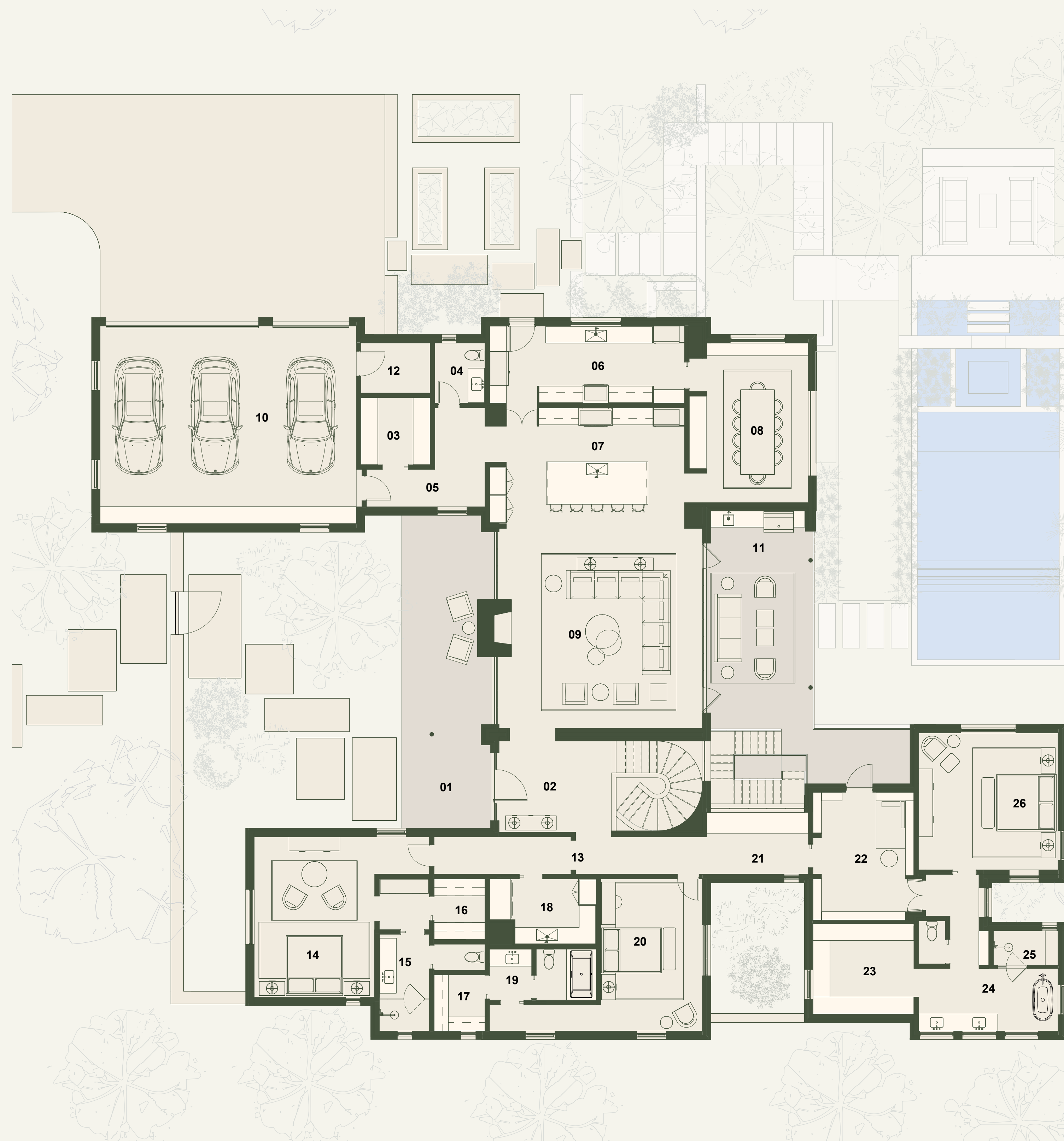
## WALKOUT ESTATE 5 BEDROOM, 7 BATHROOM

### MAIN LEVEL FLOOR PLAN HOME FEATURES

- SPACIOUS INDOOR ENTERTAINMENT AREAS CONNECTED TO THE OUTDOOR LIVING
- PRIVATE DINNING SPACE
- LIGHT FILLED LIVING SPACES
- 3-4 SECONDARY SUITE(S)
- ADAPTIVE FLEX SPACE(S)
- CLIMATE CONTROLLED WINE STORAGE
- WET BAR(S)
- CHEF'S PANTRY
- SCREENED PORCH LIVING ROOM
- MULTIPLE INTIMATE LIVING SPACES (READING NOOKS, POCKET OFFICES)

### AREA BREAKDOWN

MAIN LEVEL	4,208 ft <sup>2</sup>
LOWER LEVEL	3,044 ft <sup>2</sup>
<b>TOTAL CONDITIONED AREA</b>	<b>7,252 ft<sup>2</sup></b>
GARAGE & MECHANICAL	823 ft <sup>2</sup>
COVERED TERRACES	1,664 ft <sup>2</sup>
<b>TOTAL UNCONDITIONED AREA</b>	<b>2,487 ft<sup>2</sup></b>



### LEGEND

- 01 FRONT PORCH
- 02 ENTRY
- 03 MUDROOM
- 04 POWDER ROOM
- 05 SIDE ENTRY
- 06 CHEF KITCHEN / PANTRY
- 07 KITCHEN  
13' 8" x 23' 0"
- 08 DINING ROOM  
14' 0" x 18' 10"
- 09 LIVING ROOM  
23' 11" x 23' 7"
- 10 GARAGE
- 11 COVERED PATIO
- 12 MECHANICAL
- 13 CORRIDOR
- 14 BEDROOM  
14' 2" x 18' 11"
- 15 BATHROOM
- 16 WALK-IN CLOSET
- 17 WALK-IN-CLOSET
- 18 LAUNDRY
- 19 BATHROOM
- 20 BEDROOM  
17' 11" x 11' 11"
- 21 READING NOOK
- 22 SITTING ROOM
- 23 WALK-IN-CLOSET
- 24 PRIMARY BATH
- 25 SHOWER
- 26 PRIMARY SUITE  
16' 2" x 16' 5"

# LORALOMA

## WALKOUT ESTATE 5 BEDROOM, 7 BATHROOM

### LOWER LEVEL FLOOR PLAN HOME FEATURES

- SPACIOUS INDOOR ENTERTAINMENT AREAS CONNECTED TO THE OUTDOOR LIVING
- PRIVATE DINNING SPACE
- LIGHT FILLED LIVING SPACES
- 3-4 SECONDARY SUITE(S)
- ADAPTIVE FLEX SPACE(S)
- CLIMATE CONTROLLED WINE STORAGE
- WET BAR(S)
- CHEF'S PANTRY
- SCREENED PORCH LIVING ROOM
- MULTIPLE INTIMATE LIVING SPACES (READING NOOKS, POCKET OFFICES)

### AREA BREAKDOWN

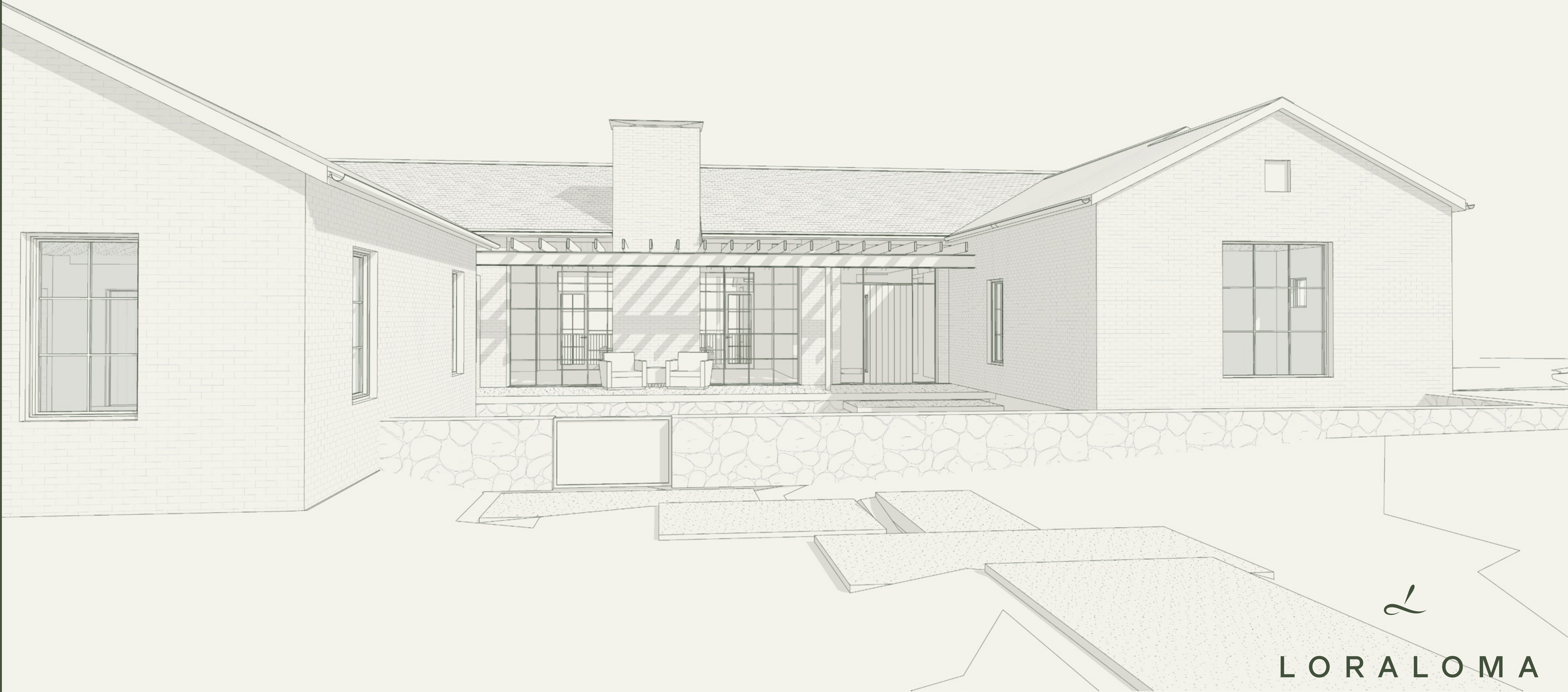
MAIN LEVEL	4,208 ft <sup>2</sup>
LOWER LEVEL	3,044 ft <sup>2</sup>
<b>TOTAL CONDITIONED AREA</b>	<b>7,252 ft<sup>2</sup></b>
<hr/>	
GARAGE & MECHANICAL	823 ft <sup>2</sup>
COVERED TERRACES	1,664 ft <sup>2</sup>
<b>TOTAL UNCONDITIONED AREA</b>	<b>2,487 ft<sup>2</sup></b>



### LEGEND

- 27 STAIRWAY
- 28 GAME ROOM  
17' 10" x 24' 6"
- 29 THEATER  
16' 5" x 12' 3"
- 30 FITNESS  
13' 0" x 14' 9"
- 31 MECHANICAL & STORAGE
- 32 BATHROOM
- 33 BUNK ROOM  
14' 8" x 17' 5"
- 34 BUNK BATHROOM
- 35 BUNK CLOSET
- 36 KITCHENETTE
- 37 SITTING ROOM
- 38 BEDROOM  
15' 1" x 11' 10"
- 39 BATHROOM
- 40 COVERED PATIO
- 41 POOL BATH
- 42 OUTDOOR DINING
- 43 OUTDOOR KITCHEN
- 44 POOL
- 45 OUTDOOR FIREPLACE

WALKOUT ESTATE  
CONCEPTUAL 3D - FRONT VIEW



LORALOMA



ARETÉ *collective*



IMI  
WORLDWIDE PROPERTIES

Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.



WALKOUT ESTATE  
CONCEPTUAL 3D - REAR VIEW



LORALOMA



ARETÉ *collective*



Floor plans are intended to give a general indication of the proposed layout only. Images and dimensions are not intended to form part of any contract or warranty.