



THE AIDEN at MIDDLEBOURNE

THE AIDEN - CRAFTSMAN

MOVE IN READY

4 Bedrooms • 3 Bathrooms • 3-Car Garage • 2,399 ft² Living Area • 3,220 ft² Under Roof

Step into the Aiden, a versatile 4-bedroom, 3-bathroom floor plan designed for both relaxation and entertaining. An elegant foyer leads into a spacious living area connected to a covered lanai perfect for enjoying Florida's sunshine. The deluxe kitchen serves as the home's heart, ideal for cooking, hosting, and gathering. The master suite is a private retreat, complete with a luxurious bath and large walk-in closet. A flexible room can be customized into a home office, extra bedroom, or whatever suits your needs. And with ICI Homes, you have the freedom to personalize this space – if you can dream it, we can build it.

* Renderings may vary from actual home. Please see disclaimer for more details.

\$2,555

ESTIMATED SAVINGS



This home has a HERS Score of 59 and is estimated to save you \$2,555 on your annual utility bills vs. a resale home.

THE AIDEN

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MOVE IN READY

Middlebourne

Classic Series | 50' Wide Lots - Lot 151

819 Navigators Road
St. Johns, FL, 32259

Living Area: 2,399 ft²

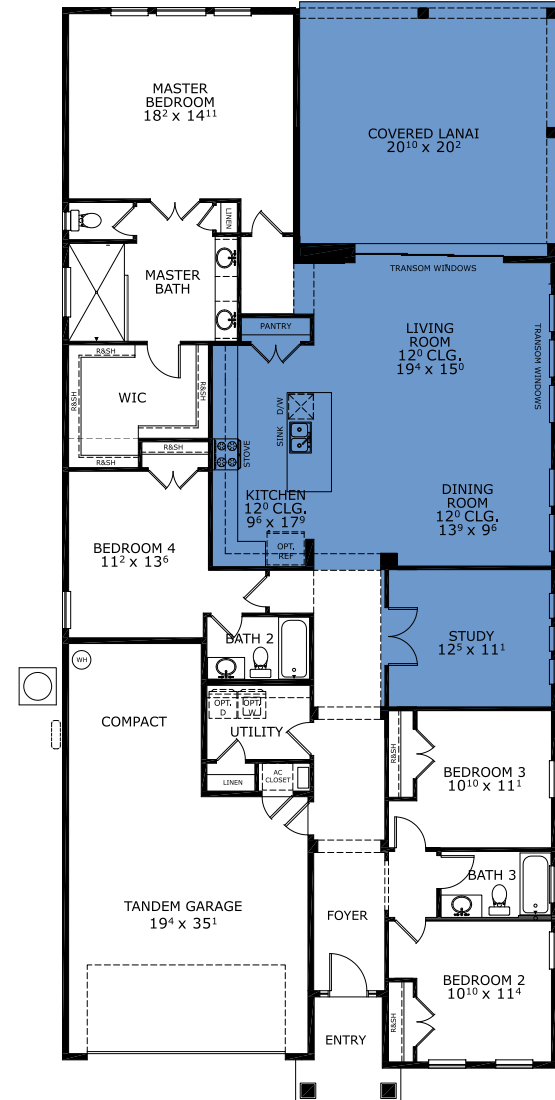
Structural Options Included in This Home:

- ✓ Shower ilo Guest Tub @ Bath
- ✓ Extended Covered Lanai
- ✓ Study ilo Flex Room
- ✓ Ceiling 12 @ Kitchen/Living/Dining
- ✓ Sliding Glass Door 12 Pocket
- ✓ Outlet-Floor Plug Brass

And much more....

Priced at: **\$799,000**

FIRST FLOOR



Floor Plan Comparison Tool

Close

This Aiden is a Move In Ready! [Speak to a Sales Counselor \(844\) 349-6401](#) or visit [ICIHomes.com](#)

include lot premiums, upgrades, and options. Inventory home completion date may vary. All prices subject to change without notice. All plans are property of ICI Homes and cannot be copied or used without permission. Prices, promotions, incentives, features, options, amenities, floor plans, elevations, site maps, designs, materials, and dimensions are for illustrative purposes only and subject to change without notice. Plans should not be relied upon as representation express or implied of final sizes, locations, features or dimensions. Square footage and dimensions are estimated and may vary from description. All HERS ratings and savings are calculated by a third party energy rating service. Actual savings will depend on a number of factors, including but not limited to daily activities, home maintenance practices, household size, use of appliances, lighting and internal climate control systems, lot orientation, and surrounding climate and weather conditions. **Created on 01/28/2026:** _____ **Garage Orientation R / L:** _____

