

# BUILDER AND DEVELOPER™

Homebuilders, Architects, Designers, Dealers & Trade Professionals

Volume 34, No. 6

Issue No. 391

June 2024 \$10.00

## *Move Up Homes*

*Mid-Year Housing Update*





# Making the Unavailable **ATTAINABLE**

*Single-lot homebuilder Thomas James Homes strategically brings a new residence to a prime coastal location*

By Angélica Escobar

**T**homas James Homes (TJH), a premier single-lot homebuilder, stands as a beacon of excellence, bringing new construction homes to neighborhoods that historically have not had new home options. This is especially so as resale inventory, a once dominant force, has been on the decline.

With a yearly production of over 350 homes and a footprint spanning Southern California, Northern California, the Pacific Northwest and Arizona, TJH unlocks access to the coolest neighborhoods in highly-sought after metropolitan areas. The builder's customer-centric new home solutions include options to build a new home on a pre-existing homesite, customize a pre-construction home or buy a market home curated by TJH's in-house

The Thomas James Homes team selected the modern farmhouse elevation because they believed it would transition beautifully into the neighborhood.







This home offers an open floorplan, en suite bedrooms and a family-friendly backyard.

design experts.

At the heart of TJH's ethos lies a dedication to understanding and fulfilling the needs of the communities it serves. "A dream home needs a dream location,' is also true in reverse," said TJH Chief Sales and Marketing Officer Brian Reid. "It can be extremely frustrating to identify the neighborhood where you want to live, only to find that all the available homes are outdated or unattractive."

TJH recognizes the pivotal role of construction materials in enhancing energy efficiency. By leveraging durable, energy-efficient materials and modern advancements like spray foam insulation

and high-performance windows, TJH homes surpass the insulation standards of older residences. This commitment to sustainability not only fosters comfortable indoor environments but also contributes to long-term energy savings for homeowners. Additionally, TJH provides its customers with a price guarantee, locking in that price at point of contract whether a pre-construction or a new home is purchased on top of a 12-month delivery promise.

Beyond aesthetics and efficiency, TJH homes are meticulously designed to cater to the modern lifestyle. The sprawling layout of 1423 Mariners Dr., boasting expansive entertainment spaces, three



The home was built with a focus on coastal and indoor/outdoor living.

TJH homes' energy-efficient design, including high-performance windows and HVAC systems.



dining areas and en suite facilities in most bedrooms, underscores this commitment to functionality and luxury. With a focus on indoor-outdoor living, each residence offers ample space for both relaxation and entertainment, exemplifying TJH's dedication to crafting homes that resonate with Newport Beach, California families.

As the demand for sustainable and energy-efficient homes continues to rise, TJH remains at the forefront of innovation in residential construction. By prioritizing eco-friendly materials and cutting-edge technologies, TJH not only reduces the environmental footprint of its homes but also enhances the quality of life for its residents. "The

"The homebuilding industry isn't easy to disrupt. It requires **COMMITMENT TO QUALITY**, value and serving our homeowners."

— James Mead, CEO, Thomas James Homes



TJH homes feature new spray foam insulation and upgraded roof insulation for better energy efficiency.

The residence's strategic positioning offers residents not only proximity to the serene coastline but also access to an array of amenities.



type of materials used to build a home affects its energy efficiency. For example, TJH homes are built with materials that are durable, energy-efficient and designed to provide better insulation properties than older homes," said TJH Corporate Division National Vice President of Construction Quality Adam Ganzel. Whether it's the use of solar panels, energy-efficient appliances, or smart home technology, TJH integrates the latest innovations to create homes that are as forward-thinking as they are beautiful.

In addition to sustainability, TJH places a strong emphasis on community engagement and giving back. Through partnerships with local organizations and charitable initiatives, TJH strives to make a positive impact beyond the confines of its developments. Whether supporting educational programs, environmental conservation efforts or affordable housing initiatives, TJH remains dedicated to fostering thriving communities where homeowners can truly feel connected and supported.

Looking ahead, TJH continues to push the boundaries of what's possible in homebuilding, exploring

innovative design concepts, and integrating the latest advancements in construction technology. With a steadfast commitment to excellence and a passion for exceeding expectations, TJH remains poised to shape the future of luxury living for generations to come.

With a legacy built on integrity and innovation, Thomas James Homes sets the standard for modern luxury living. Each TJH residence is meticulously crafted with the utmost attention to detail, offering homeowners not just a place to live, but a sanctuary where memories are made and cherished for years to come. From the moment you step through the door, you're greeted by thoughtful design elements and unparalleled craftsmanship, elevating everyday living to an extraordinary experience.

With a legacy spanning decades and a portfolio of stunning residences across the country, TJH continues to redefine the standards of modern living, one home at a time. **BD**

**Angélica Escobar** is assistant editor at Builder and Developer Magazine. She can be reached at [angelica@builder.media](mailto:angelica@builder.media).