

# LUXURY STANDARD FEATURES INCLUDED WITH YOUR HOME

## KITCHEN FEATURES

- European Style Hidden-Hinge Kitchen Cabinets with 42" Upper Cabinets in Matte Foil or Wood Finish
- Granite Countertops with Bullnose Edge
- Recessed Lighting (Quantity Varies By Plan)
- Dual Compartment Stainless Steel Undermount Sink with a Pull-Out Kitchen Sink Faucet
- Pantry Closet with Vinyl Coated Ventilated Shelving



## APPLIANCES

- Drop-in Stainless Steel Radiant Cooktop Range with Stainless Steel Built-In Double Oven
- 25 Cubic Foot Stainless Steel Refrigerator with Water Line and Ice Maker Located in the Door Panel
- Multi-Cycle Energy Efficient Stainless Steel Dishwasher
- Space Maker Stainless Steel Microwave
- 1/2 HP Food Waste Garbage Disposal
- Extra Large Capacity Washer and Large Capacity Dryer

## SECURITY AND SAFETY IN YOUR HOME

- Alarm System with Contacts on Operable Windows and Doors (Excluding Exterior Garage Doors), with 2 Keypads and One Motion Detector Included
- Medical Emergency Panic and Fire Alert Capability on Alarm System
- Automatic Garage Door Opener with Two Remote Transmitters Per Double Door and One Remote Transmitter per Single Door
- Security Deadbolt Lock on Front Entry Doors
- Double Locks and Screens on Sliding Glass Doors and Operable Windows
- Peephole Magnifier on Front Entry Door
- Smoke and Carbon Monoxide Detectors throughout the Home
- Tempered Glass in Sliding Doors and Windows in Wet Areas
- Anti-Skid Bath Tubs
- Pressure Balance Control Valve at Shower Locations
- Marble Thresholds at Bathrooms

## ELECTRICAL SPECIFICATIONS

- Structured Wiring in Bedrooms, Den, Kitchen & Family Room, Including both Category 5 prewire for telephone and data applications which will accommodate up to four phone lines on one cable and RG-6 shielded coaxial cable for television and video. Structured wiring helps protect your TV signal from outside interference or noise and also minimizes cross talk on your voice applications.
- Upgraded Light Fixtures in Foyer, Café/Family Dining
- Ceiling Fan Pre-Wiring in Bedrooms, Den and Family Room
- Rocker-Style Electrical Switches
- Decorative Coach Lights at Garage and Upgraded Entry Fixture
- Three Weatherproof Exterior Electric GFI Outlets
- Electric Door Chime
- Programmable Thermostat
- Minimum 200 AMP Electrical Service



## LUXURY BATHROOMS

- European Style Hidden-Hinge Cabinets in Matte Foil or Wood Finish in All Bathrooms
- Upgraded Bathroom Fixture Package in Chrome in Master Bathroom (8" Spread)
- Oversized Roman Cultured Marble Tub with Deck-Mounted Tub Valves and Cultured Marble Backsplashes in Master Baths
- Natural Marble or Granite Slab Vanity Countertops with Under-Mount Sinks in Master Bathroom
- Vanity Counter(s) in Master Bathroom Installed at a Raised Height
- Cultured Marble Vanity Counters in All Secondary Bathrooms with Recessed Oval Sink Bowl Design
- Knee Spaces at Lowered Height in Master Bathroom
- Bathroom Sink Fixtures in Chrome with Single Lever Handles in Secondary Bathrooms
- His & Her Vanity Counters with Separate Sinks in Master Baths (By Plan)
- Designer 13" Bathroom Tile on Floors with Coordinating Tile on Walls in All Bathrooms
- Shower with Tempered Glass Enclosure in All Master Baths
- Elongated Commodes in All Bathrooms
- Upgraded Designer Lighting
- Vanity Mirrors (Same Width as Counters)
- Recessed Medicine Cabinets (By Plan)
- Enamel on Steel Bathtubs in Secondary Bathrooms



## CONSTRUCTION STANDARDS

- 80-Gallon Hot Water Heater
- R-30 Ceiling Insulation in Ceilings Over Air Conditioned Areas
- Acrylic Exterior Paint with Anti-Fungal Additives
- White Interior Paint
- Dwelling Warranty Covering Your Home on Major Structural Defects for Ten Years (as Described in the Purchase Contract Documents)
- Manufacturers' Warranties Passed on to You on All Appliances
- Soil at Slab Foundation Pre-Treated for Termite Protection
- Steel Reinforced Monolithic Concrete Building Foundation with Concrete Block Construction, Steel-Reinforced Poured Concrete Columns
- Pre-Fabricated Roof Trusses with Straps and Connections Engineered for Uplift and Lateral Forces
- 5/8" Plywood with Two-Ply Tin Tagged and Hot Mopped Roof System with Mechanically Fastened Tile
- Rough Sawn Cedar Fascia with Two Paint Coats
- Energy-Efficient Air Conditioning with Minimum 13 SEER Rating
- Skip Trowel Stucco Finish on Exterior Walls, Soffits, Covered Entries, Gable Ends and Covered Patio Ceilings and Columns
- Aluminum Single Hung Windows with Low E Insulated Impact Resistant Glass Engineered for Wind Load Standards
- Acoustical Gypsum Concrete Subflooring on Second Floor of Two-Story Homes (Except under Bathtubs and Shower Pans)



## INTERIOR APPOINTMENTS

- Designer 18"x18" Ceramic Floor Tile in Foyer, Kitchen, Café/Family Dining, Living Room, Dining Room, Family Room and Laundry Room
- Wall-to-Wall Carpet Except Where Tile is Standard (Knockdown Texture on Walls and Ceilings (Excluding Bathrooms))
- Vinyl-Coated Ventilated Closet Shelving
- Insulation at Garage Partition and Walls around Air Handlers
- Air Conditioning Vents in Bathrooms and Most Walk-In Closets (By Plan)
- Free Standing Laundry Sink
- Vinyl-Coated Ventilated Shelf in Laundry Room

## MILLWORK FINISHES

- Colonialist Style Raised Panel Interior Doors
- Decorator Lever Door Handles
- Upgraded 5 1/4" Colonial Style Baseboards and Upgraded Door Casing
- Fiberglass Insulated Front Door with Weather Stripping
- Solid Core Door from Garage to Laundry Room
- Marble Window Sills

## EXTERIOR DESIGN FEATURES

- Brick Pavers on Driveway, Entry Walkway, Covered Entry in Standard Colors and Standard Patterns
- Concrete Double Roll Roof Tile
- Modified Urethane Sealant around Exterior Windows, Doors and Penetrations
- Quarry Tile Front Door Risers
- Decorative Mailbox and Post
- Fully Sodded and Landscaped Home Site with Automatic Sprinkler System
- Two Garden Hose Connections in Predetermined Locations
- Front Door Handle Set with Lifetime Finish Warranty

