

INCLUDED FEATURES (PRELIMINARY)



INTERIOR

DESIGN

- 9' ceiling height throughout
- 5.25" baseboards with 2.25" casing
- Rounded drywall corners
- Hand-set 18"x18" ceramic tile at formal entry, kitchen, baths, and laundry
- 36" tall cabinets above washer/dryer in laundry room
- electric 220 for dryer
- Decora rocker switches with LED lighting throughout
- Rich wall-to-wall carpeting by Shaw[®]
- Pre-wired for future ceiling fan at great room and master bedroom
- Smoke and carbon monoxide detectors
- Fire sprinkler system
- Masonite 8' 0" two panel smooth interior doors at master bedroom

KITCHEN

- Granite kitchen counters with 6" granite tile backsplash
- Family-sized island with eating bar, per plan
- High/low beech-faced cabinetry with inset-panel doors, concealed hinges, with white or maple interiors

- Stainless steel dual compartment sink with Delta[®] faucet with pull-out sprayer and 1/3 HP disposal
- G.E.[®] 30" stainless steel range Energy Star dishwasher, and built-in microwave
- Pre-plumbed for ice maker
- Recycle center

BED & BATH

- Shower at master bath and engineered marble surrounds, per plan
- Free-standing soaking tub at master bath with Roman faucet, per plan
- 36" beech-faced cabinetry with inset-panel doors and concealed hinges
- Engineered marble vanity surface with square edge and 4" backsplash
- Dual vanity sinks at master with chrome Delta[®] faucets
- Chrome towel bar, towel ring and toiletpaper holder
- Compartmentalized water closet with elongated, comfort-height toilet, per plan
- Auto-humidistat and vented

- exhaust fan in full baths
- Spacious walk-in master closets
- Bath tub/shower combination with engineered marble surrounds at secondary baths

HOME AUTOMATION

- Wireless Access Point by Luxul XAP-810 (AC 1200). Location(s) by integrator.
- One 7.1 home theater pre-wire and flat screen future pipe with Arlington Box to great room.
- One self-contained automation hub & integration with all smart home technology, including (but not limited to) standard deadbolt, doorbell with camera alarm, thermostat(s), (1) Amazon Show in the kitchen, and (1) Amazon Dot in the master bedroom.
- 1 Quad Shield RG-6 TV cable at great room, den, loft, parlor, bonus and master bedroom, per plan
- CAT 5 Voice at kitchen and master bedroom, per plan



EXTERIOR

- Sophisticated architectural styles
- Hose bib at front and rear of home
- Boral Slate concrete tile roof
- Designer-selected exterior paint package

- Roll-up insulated steel garage door with opener with battery backup
- Therma-tru[®] 8' fiberglass entry door
- Full side and rear yard fencing
- Front yard landscaping with automatic sprinklers

- Oil rubbed bronze Kwikset[®] interior door hardware and oil rubbed bronze Smart Key Exterior Locks



GREEN LIVING

- Furnace with 92% efficiency rating
- Energy-efficient SEER 16 air conditioning system with dual zone thermostats
- Increased insulation in ceiling to R-38, exterior walls to R-16
- One coat stucco system with R-4.0 foam insulation

- Tight duct system and R-6.0 insulation, certified by third party inspection
- Radiant barrier roof sheathing for energy savings
- Tyvek[®] stucco wrap
- Pex-pipe plumbing system
- Natural gas to furnace and range
- 200 amp panel

- Energy-efficient lighting to reduce your monthly utility bills
- "Low E" vinyl, dual pane windows with grids
- Solar Homes-net zero for medium energy users
- Energy efficient tankless Rinnai[®] gas water heater

**Net zero does not apply to options that increase square footage.

