

INCLUDED FEATURES (PRELIMINARY)



INTERIOR

DESIGN

- 10' ceiling height in single story plans, 9' ceiling height in two story plans
- 5.25" baseboards with 3.25" casing
- Rounded drywall corners
- Hand-set 18"x18" ceramic tile at formal entry, kitchen, baths, and laundry
- 36" tall cabinets above washer/dryer, and laundry cabinets and sink in laundry room
- Gas or 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
- G.E[®] Monogram 48" Range 6 Burner and Griddle, Monogram G.E[®] built-in microwave & single wall oven, Monogram dishwasher; Pro Handle
- Pre-plumbed for ice maker
- Masonite 8' two panel smooth interior doors
- Two-tone interior paint

KITCHEN

- Granite kitchen countertops with full backsplash
- Full backsplash behind cooktop
- Family-sized island with eating bar, per plan
- High/low beech-faced cabinetry with inset-panel doors, concealed hinges, cushion close doors and drawers, with white or maple interiors
- Stainless steel dual compartment sink with Delta[®] faucet with pull-out sprayer and 1/3 HP disposal
- Recycle center

BATH

- Walk-in tile floor shower at master bath with engineered marble surrounds, per plan
- Free-standing soaking tub with Roman faucet, per plan
- 36" beech-faced cabinetry with inset-panel doors and cushion close concealed hinges
- Framed mirrors in master bath, secondary baths and powder
- Engineered marble vanity surface with square edge and 4" back-splash
- Dual vanity sinks with chrome Delta[®] faucets
- Chrome towel bar, towel ring and toilet paper holder

- Compartmentalized water closet with elongated, comfort-height toilet
- 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
- 2-car garage
- Hose bib at front and rear of home
- Boral concrete tile roof
- Designer-selected exterior paint package

- Roll-up insulated steel garage door with opener
- Therma-tru 8' fiberglass entry door
- Full side and rear yard fencing
- Front yard landscaping with automatic sprinklers maintained by HOA

- Oil rubbed bronze Kwikset interior door hardware and oil rubbed bronze smartkey exterior locks
- Fenced-in courtyard



GREEN LIVING

- Furnace with 92% efficiency rating
- Energy-efficient SEER 14 air conditioning system with dual zone thermostats, per plan
- Dual zone central heat and air conditioning with smart thermostats in 2 story plans
- Increased insulation in ceiling to R-38, 2x4 exterior walls to R-13, and 2x6 exterior walls to R-19

- 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 (per plan)
- Solar Homes-net zero for medium energy users
- Energy efficient tankless Rinnai[®] water heater

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

