



INCLUDED FEATURES

CLASSIC EXTERIORS

- Three Distinct Floorplans
- Unique Building Elevations in Contemporary Architectural Styles
- Pre-selected Exterior Color Palette (per building)
- Custom Painted Raised Panel 8' Entry Door
- Spacious One-Car or Two-Car Garages (per plan)
- Garages with Fluorescent Overhead Lighting, Drywalled & Taped Interiors
- Raised Panel Steel Roll-up Garage Doors with Decorative Glass Inserts
- Jackshaft Garage Door Openers & Two Transmitters
- Community Landscaping Including Automatic Sprinklers & Drip Irrigation
- 6' Wood Privacy Fence (per plan)
- Two Exterior Hose Bibs Conveniently Located in Garage & Patio or Deck of Home (per plan)
- 200 AMP Electrical Service Panel

ELEGANT INTERIORS

- Dramatic 9' Ceilings Throughout
- Handset 18"x18" Ceramic Tile Flooring at Entry, Kitchen, Baths & Owner's Entry (per plan)
- Quality Mohawk Carpeting
- Kelly-Moore Single Paint Schemes

ELEGANT INTERIORS (CONTINUED)

- Traditional Overlay Birch Cabinetry with Recessed Panel Doors & Concealed Hinges
- Bullnose Drywall Corners (per plan)
- Distinctive Two Panel Smooth-Finish Wood Composite Interior Doors
- Kwikset Entry Handleset & Kwiket Interior Door Hardware in Satin Nickel
- 5/4" Baseboards with Coordinating Door Casing
- Upper Floor Laundry Rooms
- Convenient LED Lighting Throughout
- Overhead Light Fixtures in all Bedrooms in Satin Nickel Finish
- Decora Light Switches
- Interior GFCI Circuits in Kitchens, Baths & Garages
- Exterior GFI Circuits Conveniently Located

GOURMET KITCHENS

- Granite Slab Kitchen Countertops with 6" Granite Slab Splash & Mitered Edge
- Birch Cabinetry with Recessed Panel Doors, Traditional Overlay
- 36" Upper Cabinets with Adjustable Shelving
- 18"x18" Ceramic Tile Flooring
- Moen Chrome Pull-Down Faucet



GOURMET KITCHENS (CONTINUED)

- Energy Saving Frigidaire Appliances in Stainless Steel Finish
- Frigidaire Free-Standing Gas Range with Four Sealed Burners
- Frigidaire Built-in Dishwasher with Hidden Controls
- Frigidaire Microwave/Hood Combination Vented to Exterior
- Stainless Steel Undermount Sink with Moen Pro 1/3 HP Garbage Disposal
- Pre-Plumbed for Water & Icemaker at Refrigerator Opening
- Abundant Overhead LED Lighting
- Plentiful GFI Wall Outlets at Counter for Easy Appliance Use
- Flush Kitchen Island

LUXURIOUS OWNER'S SUITE

- Spacious Walk-in Closet with Generous Shelving & Single/Double Pole Hanging Space (per plan)
- Walk-in Shower with Fiberglass Shower Pan & 12"x12" Tile Surround with Framed Clear Glass Enclosure
- 18"x18" Tile Flooring in Bath Area & Water Closet
- Solid Surface Vanity Countertop
- Top Mount Sinks with Moen Dual Handle Chrome Faucets & Matching Shower Faucet
- Separate Private Water Closet with Elongated Toilet
- Full Width Vanity Mirrors

DISTINCTIVE SECONDARY BATHS

- Traditional Overlay Birch Cabinets with Recessed Panel Doors
- Full Width Vanity Mirrors
- Solid Surface Vanity Countertop
- Top Mount Sinks with Moen Dual Handle Chrome Faucet & Matching Tub/Shower Faucet
- Tub/Shower One-Piece Acrylic Insert
- Elongated Toilet
- 18"x18" Tile Flooring

POWDER BATHS (PER PLAN)

- Pedestal Sink
- Elongated Toilet
- Moen Dual Handle Chrome Faucet & Bath Accessories
- 18"x18" Tile Flooring
- Oval Vanity Mirror

TECHNOLOGY, SECURITY & SAFETY

- Category-5 High Speed Telephone Wiring at Master Suite & Kitchen Area
- RG-6 Coaxial Cable TV Wire at Master Suite & Great Room
- Combination Smoke/Carbon Monoxide Detectors with Battery Back-up in all Hallways; Smoke Detectors in all Bedrooms
- Raised Panel Solid Core Fire Door from Garage
- Composition Shingle Roof
- 8' Tall Sliding Glass Doors with Tempered Safety Glass
- Interior GFI Circuits in Kitchen, Baths & Garage
- ARC Fault Breakers
- Complete Fire Sprinklers





ENERGY SAVING FEATURES

- High Efficiency Tankless Water Heaters
- 2x6 Exterior Wall Around Living Area
- R-49 Ceiling/Attic Insulation Over Living Space
- R-26 Exterior Wall Insulation System
- Insulated Post Tension Slabs
- Low E² Energy Efficient White Vinyl Dual Pane Windows with Grids at Key Impact Areas (per plan & elevation)
- Environmentally Friendly Central Air Conditioning, Dual Zoned (plan specific)
- Water Conserving Toilets, Faucets, & Shower Heads
- Setback Thermostat to Conserve Energy & Maintain a Comfortable Home Temperature
- Weatherproof Protection Around all Windows & Polyseal Protection Around Exterior Doors
- Full Exterior Door Weather Stripping Excluding Garage Doors
- Insulated Exterior Stucco System

OPTIONAL FEATURES

- Upgraded Countertops & Flooring
- Optional Roll-out Cabinets
- Upgraded Cabinet Styles, Wood Species & Door Hardware
- Stair Railing in Lieu of Pony Wall (per plan)
- Upgraded Light Fixtures
- Upgraded Moen Faucet Packages
- Upgraded Sterling, Moen & Blanco Kitchen Sinks
- Upgraded Bath Sinks & Toilets
- Custom Two-Tone Kelly-Moore Paint Schemes
- Upgrade to Rain Glass on Shower Enclosures
- Traditional & Modern Linear Fireplace Options
- Upgraded 9'—3 Panel Multi-Slide Glass Wall System to Create a Seamless Outdoor Living Space (per plan)



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