



## Included Features

### Exterior

- Limited Lifetime architectural shingles
- Prefinished JamesHardie™ siding
- Low-maintenance aluminum wrapped trim
- LP® TechShield® radiant barrier sheathing installed on all roofs
- Vinyl backed, insulated, metal overhead garage doors with ½hp door openers
- Gutters and downspouts on all sides
- Energy-efficient, low-E, single-hung vinyl windows
- Continuous ridge vent
- Slab foundation
- Hurricane fasteners on every rafter
- 3 exterior hose bibs
- Weatherproof exterior electrical outlets
- Front porch and side patio
- Screens on all operating windows
- Professionally landscaped tree & shrub package
- Sodded front and rear yards with irrigation
- Underground utilities
- Termite pre-treatment
- Ceiling fan prewire in second story deck\* & side patio

### Interior

- Tiled master bath floors
- LVP in foyer, hall, laundry, dining room, family room, and kitchen
- Carpet with 6lb padding in bedrooms and loft\*
- Painted Shaker style frameless cabinets
- Granite countertops in kitchen & master bath
- 9' first floor ceilings
- Premium trim package
- Structured wiring: central communications panel, RG-6, Cat5e, installed security
- Premium light fixtures
- Telephone, cable, & Cat5 prewire in all bedrooms, family room, kitchen (*telephone only*), loft, and office/flex space
- Fully trimmed & painted garage
- Ventilated shelving in all closets & pantry
- Vented gas fireplace with granite surround with wood mantel
- 3-Panel Craftsman interior doors
- Brushed nickel lever style door hardware
- LP® TopNotch® 350 Series subflooring glued & screwed to reduce squeaks
- Knockdown walls & ceiling
- Ceiling fan in master bedroom & family room with prewiring in all bedrooms & loft

### Baths

- Painted Shaker style frameless vanities
- Cultured marble vanity tops
- Double bowl sink in master with upgraded solid surface
- Delta chrome two handle faucets
- 8" spread faucets in master bath
- Tile floors in master bath
- Garden tub with tile surround in master bath\*
- Shower with ceramic tile walls and glass door in master bath
- Separate toilet room in master bath
- Elongated toilets used throughout

### Energy Efficiencies

- Multi-zone, energy efficient air conditioning with gas forced air heat
- Tankless gas water heater
- ENERGY STAR® appliances
- Polyseal™ and caulk infiltration barrier
- Insulated low-E single hung vinyl windows
- Air and moisture barrier housewrap
- Wood sheathing on all exterior walls
- Exhaust fans vented to outside of all baths