

INCLUDED FEATURES

The value is in the details...

EXTERIOR

Full landscape allowance

9' Basement foundation walls

2 x 6 Exterior advanced wall framing techniques (*California corners, raised heel trusses*)

Compacted foundation backfill

Gravel and Visqueen under basement concrete floor

Gravel under all exterior concrete surfaces

Aluminum soffit and fascia

18' x 8' insulated garage doors with windows (*per plan*)

Sherwin Williams® - Painted garage interior walls with trim molding

Liftmaster™ heavy duty garage door opener(s) with wireless remote keypad

Foundation damp proofing with french drain system

Broomed exterior concrete

James Hardie® and other low maintenance exteriors: fiber cement siding, cultured stone, or brick (*per plan*)

Tyvek® exterior house wrap with double wraps at window openings

Metal roofing accents (*per plan*)

Certainteed® "Landmark 50" architectural grade shingles

Ridgevent roof ventilation

Full roof gutter system (*horizontal edges only*)

Weathershield® Signature Series sliding patio doors (*per plan*)

Amsco® Artisan vinyl windows (*casement vs sliders on above ground windows*)

Masterpiece custom front entry door

Concrete or fiberglass window wells

INTERIOR

Smooth interior drywall (*level 4*) with light texture ceilings

Sloped window sills as part of water plane management

Paint grade 8" base and 4" casing with pediments above doors and windows

Upgraded 8' tall doors (*per plan*) on main floor

All doors have upgraded ball bearing hinges

Windows in finished areas to be jammed and cased

Interior railing included (*per plan*) box newel posts, caps, risers, with metal or wood balusters

Sherwin Williams® 3-tone paint

Emtex® lever handles on all doors

Custom lighting package

Painted particle board organizers in pantry and secondary bedrooms

Melamine finished closet organizer in master closet

Beams, vaults, brick veneer (*per plan*)

Designer flooring: engineered hardwood, carpet with 8 oz pad and ceramic tile

Ditra® matt under tile floor

Schluter® metal tile trim

KITCHEN

Thermador® gas cooktop, double wall ovens, in-cabinet microwave, dishwasher, counter-depth refrigerator

Custom hood and ventilation (*with make-up air*)

Ceasarstone® quartz countertops

Hard surface flooring (*tile or engineered hardwood*) in kitchen, entry, wet areas (*low maintenance*)

Masterpiece custom cabinets with soft-close drawers and doors with full drawer extensions

Choice of cabinet drawer pulls and/or knobs

Tile backsplash with electrical outlets under upper cabinets

Insinkerator® 7/8hp disposer

Kohler® sink

BATH FINISHES

Shower in master with tile surrounds (varies by plan)

Kohler® Artifacts plumbing fixtures

Kohler® Comfort Height elongated toilets

Large vanity mirrors

Executive height vanities in all baths

Euro style shower door in master bath

Kohler® adjustable hand held shower head in master bath and separate shower head

Ceasarstone® quartz countertops

Kohler® sinks and bathtubs

MECHANICAL/ENERGY SAVING STANDARDS

Intermountain® Water treatment system-softener-empowered water

Lennox® high efficiency (96%) variable speed, 2-stage furnace - with climate zoning system

Programmable “smart” thermostats

Honeywell™ humidifier

4-Inch “media” style air filter

Lennox® high efficiency - (20 seer) air conditioning

Navien® tankless water heater

Gas line package - range, dryer and patio

Insulation - Walls: R-23 Blown in Blanket System (*BIBS*) - Attic: R-49 blow-in

Icynene® foamed joist ends (*rim joist area*)

Basement walls insulated with R-22

Passive radon gas mitigation

Exterior hose connections (2)

LED recessed can lights (*number varies by plan*)

LED lighting throughout

MECHANICAL/ENERGY SAVING STANDARDS

Data/Internet wiring - technology package

Decora® rocker switches

Alpine® high efficiency gas direct vent fireplace (*per plan*)

Lutron® Radio RA2 automated lighting

Combo USB/cable/phone ports

Upgraded bathroom exhaust fan

Fantech® heat recovery ventilation system (*HRV*)

AVAILABLE IMPROVEMENTS

Custom designer services

Kerf style drywall around windows and doors

3rd car garage

Central vacuum

Custom finish work shiplap walls/ceilings, etc

Security system

Epoxy garage floor coating

Comfort companion wash station in garage

Comfort companion entry/exit doors

Taller basement foundation walls for 0-step threshold entry

Lutron® whole home automation

Whole home audio system

Mobility (*grab bar*) package (*toilet area and showers*)

Landscape maintenance

Home maintenance

Weathershield® windows