Included Features

Quality Construction Features
- Pre-engineered floor truss system for a sturdier, quieter floor
- 3/4" tongue and groove sub-floor glued and nailed
- Pre-engineered roof truss system
- Vapor barrier under all concrete floors
- Termite protection
- Quality kiln dried lumber throughout
- On site construction, featuring studs 16" on center
- Elevated slab foundation

Exterior Features
- Architecturally designed exteriors
- Dead-bolt locks on all exterior doors
- Low maintenance vinyl siding
- Low maintenance exterior soffits and trim
- Aluminum gutters
- Fiberglass insulated front door with adjustable threshold and deadbolt
- 1 car garage on all plans
- All underground utilities
- 2 outside hose bibs - 1 front and 1 rear
- Fiberglass roofing shingles - 20 year warranty
- 15 lite patio door
- Concrete patio
- 2 outside weatherproof electrical outlets

Interior Features
- Cathedral ceilings and plant ledges per plan
- 9’ ceilings on 1st floor
- Wood window sills
- 2 panel roman arch hardboard interior doors
- Brushed nickel interior door knobs
- Locksets on all bedroom and bathroom doors
- Designer quality brushed nickel light fixtures
- Vinyl coated wire ventilated closet shelving
- Plush 25 oz. soil resistant carpet
- Garage walls receive drywall and tape

Gourmet Kitchens
- No wax, easy care, vinyl floor
- Maple front cabinets
- Choice of kitchen countertop selections
- Electric range
- Dishwasher
- 1/3 h.p. garbage disposer
- Ice maker pre-plumb
- Double bowl stainless steel sink
- Single handle faucet with vegetable sprayer
- Shut-off valves on kitchen sink, bath vanities and commodes
- Pantry per plan
- Kitchen islands per plan
- Kitchens open to living areas per plan

Luxurious Bathrooms
- No wax, easy care, vinyl floor
- Vikrell tubs and surrounds in baths for ease of cleaning
- One piece cultured marble vanity tops
- Stylish elongated commodes
- Single handle washerless faucets
- Oversized plate glass vanity mirrors
- Vented exhaust fans in all bathrooms
- 36” x 60” garden tub per plan
- Pedestal sinks in all powder rooms
- Temperature-controlled "anti-scald" shower heads in all bathrooms
- Raised vanity heights in all full bathrooms

Energy Saving Features
- Professionally engineered insulating system, meeting or exceeding all industry standards
- R-30 ceiling insulation*
- R-13 wall insulation on exterior walls*
- R-11 wall insulation on party walls*
- Vinyl single-hung windows with double pane insulated glass and tilt-in feature for cleaning and fiberglass screens
- Continuous soffit and ridge venting
- Water saving plumbing fixtures
- Energy efficient 40 gallon quick recovery electric water heater
- Gas furnace with central air conditioning
- Dryer vented to the exterior
- Dual zone heating and air conditioning
- Programmable thermostat
- All homes wrapped with thermal barrier

Electrical
- 2 outside weatherproof electrical outlets
- Pre-wire for telephone jacks - living room, kitchen, and master bedroom
- Pre-wire for cable TV jacks - family and master bedroom
- Ceiling fan pre-wire - great room and master bedroom
- Smoke and carbon monoxide detectors on each floor interconnected and wired together for your safety
- GFI outlets in kitchen, bathrooms, garage and exterior

Other Quality Features
- Home orientation prior to closing with your personal builder
- Builders 2/10 transferable home warranty
- Community pool with facilities per subdivision design

Optional Features to Personalize Your Home
- Additional phone and television pre-wiring, CAT-5 telephone and RG-6 cable
- Additional ceiling fan pre-wire
- Floor covering upgrades
- Appliances upgrades
- Energy efficient gas fireplaces with logs
- Fireplace upgrades
- Cabinet upgrades
- Granite countertops
- Wood decks per site conditions
- Wrap around porches per site conditions
- Deluxe masterbath suites per plan
- Many other options to choose from

*R-value means resistance to heat flow. The higher the R-value, the greater the insulating power.

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