



HANOVER LAKES

Included Features

Cabinets & Countertops

36" Stained cabinets with Level 1 granite countertops in kitchen
Crown molding detail on kitchen cabinets
Decorative cabinet hardware in kitchen and bathrooms
3/4" Cultured marble countertops in all bathrooms
Stained cabinets in all bathrooms
Raised height vanity in master bath

Flooring & Tile

Scratch resistant laminate wide plank flooring in foyer, kitchen, dining/nook, great room, and hallways/mudrooms (when applicable)
Plush carpet with 6lb pad and web in great room, bedrooms, stairs, study, and bonus room (when applicable)
Level 1 tile flooring in all bathrooms and utility room
Level 1 tile backsplash in kitchen

Electrical Features & Appliances

Choice of brushed nickel or oil rubbed bronze lighting fixtures
Recessed lights in kitchen and master shower
Pendant lights in kitchen (per plan)
Switched ceiling fan with light in master bedroom, and great room
Ceiling fan prewire in all bedrooms, study, rear covered porch, and bonus room (when applicable)
Dual outlet featuring Coax/CAT5 in all bedrooms, great room, study and bonus (when applicable)
Telephone outlet in kitchen and master bedroom
Frigidaire® stainless steel gas range, vented microwave, dishwasher and side by side refrigerator with ice and water dispenser

Plumbing Features & Fixtures

Price Pfister® brushed nickel single handle faucet with sprayer in kitchen
Double bowl stainless steel kitchen sink
Price Pfister® brushed nickel faucets in all bathrooms
Low maintenance 1 piece fiberglass tubs and showers in all bathrooms
Raised height toilets in master bathroom

Exterior Finishes & Features

Elevated concrete slab foundation with scratchcoat finishing
James Hardie Color Plus Siding® exterior lap, board and batten, or shake siding (plan specific)
Choice of premium dent resistant fiberglass painted front doors
Overhead® steel garage door with 2 included remotes
Kwikset® entry door hardware
Low-E vinyl windows with screens on all operable windows
Decorative front window and door trim
Expansive front and rear covered porches
Fiberglass, mildew resistant, architectural shingles with lifetime warranty
Concrete driveway and patio (plan specific)
Sod & irrigation in full yard up to 30 feet from rear corners of the home
Gutters on entire home where applicable

Trim & Finish Details

Choice of premium decorative interior doors with round Kwikset® brushed nickel or oil rubbed bronze door hardware
Choice of 3', 4', 5' wainscoting in foyer and dining room (when applicable)
Ventilated shelving in all closets, pantry and utility room
7-1/4" baseboards throughout entire home
Soft finish flat latex interior paint with choice of color and contrasting trim
Framed shower door in master bathroom

Energy & Cost Saving Features

Natural gas community
Independent HERS Index rating on each home by 3rd party
Radiant barrier roof sheathing
Protective layer of weatherization between wall sheathing and exterior siding
50 gallon natural gas water heater
15 SEER high efficiency heating and air system
This community is eligible for the "Duke Progress Energy Guarantee" (eligibility will vary by home)
R15 wall insulation & R38 ceiling insulation