



**EXTERIOR:**

- 30 year architectural shingles
- Low maintenance vinyl siding
- 2-Car garage w/ sheetrock and trim (no paint)
- Designer landscaping package includes irrigated and sodded front yard
- Low E, Vinyl tilt windows with screens
- Double car concrete driveway
- Covered front and rear porch
- Shutters on front elevation per plan
- 2 Exterior hose bibs

**INTERIOR:**

- Laminate flooring in all downstairs livings areas.
- Stain resistant carpet with 6 lb pad in bedrooms, upstairs halls and bonus room (per plan)
- Hardwood stair treads
- Smooth painted ceilings and walls
- Vault or tray ceiling in master bedroom (per plan)
- Brushed chrome finishes on hardware
- Schlage door knobs and deadbolts on front and rear doors
- 2-panel interior doors
- Sliding back door or full view glass door
- Vented closet shelving throughout
- Ceiling fans in master bedroom, great room and pre-wired in other bedrooms, bonus, and rear porch (per plan)
- Phone jacks in kitchen, all bedrooms and bonus room
- Cable TV wired in living room, all bedrooms and bonus room
- 5 1/4" base molding
- 3 1/4" casing on doors and windows
- Upgraded detail trim package to include crown moulding and coffered and tray ceilings (per plan)

**KITCHEN:**

- Quartz countertops
- 36"-42" white or stain finished cabinets
- Designer plumbing fixtures
- Recessed icemaker water line connection
- Whirlpool stainless steel appliances (no refrigerator)

**BATHROOMS:**

- Full tile shower in master bath
- Raised double vanity bowl in master bath
- Designer chrome plumbing fixtures
- Elongated toilets
- Tiled Floors

**ENERGY SAVINGS:**

- 50 gallon hot water heater
- R38 insulation in ceilings
- 14 seer heat pump
- R15 insulation in walls
- 200 amp electrical service
- GFI receptacles to meet code

**ASSURANCE OF QUALITY AND SERVICE:**

- Pre-Closing Walk-Thru w/ Builders Representative
- 6 YR Structural Warranty
- 1 YR Builder Warranty

**\*\*\* ALL UPGRADE CHARGES MUST BE PAID IN FULL AT CONTRACT OR SELECTIONS MEETING AND ARE NON-REFUNDABLE \*\*\***

