



Horizon Homes

Structural & Exterior Features:

- On-site framing and construction
- Concrete driveway brushed trowel edge or salt treated
- Termite protection
- 50 Year Rated architectural shingles
- Simonton Low-E insulated, vinyl windows with tilt-in feature & Screens on all operable windows
- Low maintenance Brick & Vinyl Shake with aluminum fascias & vinyl soffits or Color Plus James Hardie-Plank also available
- Finished, insulated, trimmed & painted garage walls with Epoxy floor
- Belt-drive, Insulated garage door solid panel or glass insert (per ARC guidelines)
- Wifi Capable Garage door opener with two remotes & keypad
- 3-4 exterior hose bibs (per plan)
- 4 Zone Irrigation, 10 pallets of sod, up to 3-gallon foundation plantings, Gutters with downspouts piped away from foundation (\$12,000 Allowance) Large lots may require additional landscaping. ARC guidelines per neighborhood may also require additional landscaping.
- All weather exterior electrical outlets (per code)
- Flood lights on front & rear (per plan)
- Front and Rear Porches with Additional Brushed Concrete patio off rear porch (per plan)

Interior Features:

- Pre-finished hardwood floors or LVP in foyer, dining, great room, Owners' bedroom & kitchen
- Tile flooring in baths and laundry
- Carpet in Guest Bedrooms, & bonus rooms (per Plan)
- 4 Ceiling fans (location per buyer)
- Pre-wire for fan-light in additional Bedrooms
- Décor wall switches
- Flat wall paint with contrasting white semi-gloss trim paint (3 color choices throughout)
- Choice of 4 styles of Interior doors
- Smooth ceilings throughout (9'-10' ceiling height 1st floor, and 8' ceiling height 2nd floor per plan)
- Smoke & Carbon Monoxide detectors per code
- Brushed nickel Lever handle door hardware & light fixtures throughout
- Crown Molding with 7 1/4-inch baseboard throughout & full trimmed windows (per plan)
- ADA Compliant features (larger doorways, lever handled door hardware, zero entry Owners' shower)

Included Features

Kitchen Features:

- Custom Kitchen design with soft close doors & drawers
- 12 inch cabinets on backside of island
- ½ HP garbage disposal
- Granite Kitchen Countertops up to Level 2
- Stainless steel under mount sink (Choice of styles) & Moen Stainless pullout faucet (Choice of Styles)
- 42" Kitchen Wall Cabinets with crown & hardware
- Ice maker hook up for refrigerator

Bath Features:

- Tile, zero entry shower in Owners' bath (per plan)
- Raised Height double vanity in Owners' Bath (per plan)
- Raised height vanity in Bath 2 and 3 (per plan)
- Cabinets with all soft close drawers and doors in baths
- Granite Countertops in all full baths
- Powder room with Pedestal Sink (per Plan)
- Moen® brushed nickel faucets
- Brushed Nickel towel bars and tissue holders
- Acrylic block window in Owners' bath (per plan)
- Tile surround tub / shower combination Bath 2 & Bath 3 (per plan)
- Raised height toilets in all baths

Energy Saving Features:

- 15 SEER Energy efficient Heat Pump system & sealed ducts with Wifi Controlled Programable thermostats
- Tankless Gas, Vented Water Heater in garage
- Insulation in Exterior Walls & All Garage Walls
- Radiant Barrier Roof Decking
- Thermatru® insulated front doors (choice of styles)
- House wrap
- Sealed Air Penetrations throughout

Services:

- Pre-construction Lot & Custom Design Consultation with Builder / Designer
- NO CHARGE for non-structural design changes within the footprint of the standard plans (pre-construction)
- On site quality control inspections by Project Manager
- Selections Consultation with Interior Designer
- Pre-closing New Home Orientation
- Availability of materials may require substitutions of the above included features