



Included Features and Specifications For:



Buyer: _____

Address: 203 Wild Cherry Ln _____

Community: Arlington Place

Plan: The Darlington II

****All specs below are standard to homes built in the Arlington Place.****

<u>INCLUDED FEATURES</u>	
<u>EXTERIOR</u>	
Foundation	Stem wall foundation with brick front and gray stucco on sides and rear
Exterior	Hardieboard siding painted on site per plan elevation or selections
	Hardieboard soffits and fascia
	1x4 trim on all windows and doors
	Beadboard porch ceilings painted white
	No Porch Screening Included
	Architectural Shingles
Exterior Doors	6'8" ¾ glass front door with transom (smooth)
	Rear door 6'8" full view
Landscaping	Per approved landscape plan or \$7,000.00 Allowance
Exterior Electrical	Composite light fixtures
	Exterior outlets and flood lights per mechanical plan
Exterior Plumbing	3 cold and 1 hot water bib
Garage	Drywall, trimmed and painted white
	Garage size width per plan with 8' door height
	Outlets per mechanical plan
<u>INTERIOR</u>	
Water Heater	50 gallon electric water heater
Ceiling Height	Per plans
Interior Doors	2 panel arch top 6'8" tall; hollow-core in white
	Satin Nickel Hardware with matching knobs
Interior Trim	5 ¼" speed base baseboards throughout
	445 casing on all windows and doors

Buyer Initials: _____

Seller Initials: DS
BP _____

	Crown molding in all common areas on first level and master bedroom
	White ventilated wood shelving (double stack in master; single in guest bedrooms)
	White ventilated wood shelving in linen and pantry closets with 4 shelves
Paint	Sherwin Williams Cashmere Wall Paint
	Sherwin Williams Flat white ceiling paint; Semi-gloss white trim
Fireplace (if applicable per plan)	Ventless LP gas fireplace with white custom built mantel and absolute black surround
Stairs	Carpeted Staircase
Flooring	Level 2 LVP in all common areas, powder room (if applicable), laundry room, all full bathrooms
	Level 1 Carpet in all bedrooms, bedroom closets with 8lb pad
Kitchen	Large single bowl stainless steel undermount sink
	Level 1 Delta faucet in Satin Nickel
	4" Granite Backsplash
Bathrooms	Raised Height Cabinets in Full Bathrooms
	Granite Countertops in all full bathrooms with square sink
	Level 1 Delta 8" spread faucets in master; 4" spread in guest and powder in satin nickel
	White framed mirrors in all bathrooms
	Level 2 Tile Shower Floor with Tile Walls in Master with Framed Shower Door, Bench and Niche
	Fiberglass tub/shower combo with curved rod in guest bath
	Pedestal Sink in Half Bath (if applicable)
	17" Comfort height toilets in all bathrooms (white)
	Savannah bath accessories in Satin Nickel
Laundry	Electric dryer hook up
	White ventilated wood shelf over washer/dryer
Appliances	GE LP Gas Range JGB660SPSS
	GE Over the Range Microwave JVM3160RFSS
	GE Dishwasher GDT630PYRFS
	GE French Door Fridge GFE26JYMFS
Interior Electrical	All wiring per standard mechanical plan
	Standard Lighting package in Satin Nickel
	Builder Provided Ceiling fan included in living room and master bedroom (fan prewire in all guest bedrooms)
Warranty	1 year home warranty (see manual for details) and Quality Builder's Warranty

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	30 day walkthrough to be scheduled by homeowner through website
	11 month walkthrough to be scheduled by homeowner through website

Standards as of June 12, 2023

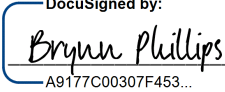
**These are the standard options for the townhome unit as described above. No other options are available for the Mariner's Collection townhomes. Builder reserves the right to make substitutions when deemed necessary. **

Buyer: _____

Date: _____

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Seller:  _____
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Date: 7/1/2025

Buyer Initials: _____

Seller Initials: 