

563 Woodall – Standard Features

The West View

Interior Details

3 Bedrooms & 3.5 Bathrooms
Unfinished Basement – Stubbed for Bath
Open Living Room with French Doors to Front Porch
Fireplaces in Family Room and Living Room
Kitchen Overlooks Family Room
Built-ins
Bay Windows in Secondary Bedrooms
10' Smooth Ceilings on Main Floor, 9' Smooth Ceilings on Second Floor
Separate Dining Room - Seats 12
Huge Walk-In Closet with Bay Window in Master Suite
Staircases with Wrought Iron Balusters and Oak Handrails
Recessed Lighting
5 Panel Smooth Finish Doors
Door Hardware – Pewter Finish
Classic Crown Molding
8" Baseboard and 4" Door and Window Trim

Kitchen

Large Kitchen Island
Granite or Silestone Countertops with Customized Tile Backsplash
Stainless Steel Gas Range, Hood, and Microwave
Energy Star Qualified Dishwasher
Stainless Double Bowl Sink with One Touch Spray Faucet
Large Walk-In Pantry
Maple Cabinets
Garbage Disposal
Ice Maker Connection

Baths

MASTER BATH

Double Vanities with Granite or Silestone Countertops
Oversize Shower with Dual Shower Heads
Jetted Tub
Maple Cabinets
Toilet Room

Stone/Ceramic Tile Tub & Shower Surrounds

SECONDARY BATHS

Granite or Silestone Countertops
Maple Cabinets
Stone/Ceramic Tile Tub and Shower Surrounds
Pedestal Sink In Powder Room

Flooring

¾" Red Oak (Site Finished) on Main, Hallways, and Master Suite
Staircases: Red Oak Stair Treads
45 Oz. Carpet in Secondary Bedrooms
Ceramic Tile in Master Bath, Secondary Baths & Laundry Room

Environmental Features / Energy Savers

Dual Flush Toilets – Uses 20% Less Water than Standard Toilets
Direct Vent Fireplaces – Burn Clean, Efficient, No Need for Wood
66 Gallon Quick Recovery Hot Water Heater with Recirculating Pump
High Efficiency Furnaces and 13 SEER Air Conditioners
Low Flow Bath Fixtures
Cement Siding
Energy Star Insulated Low E Wood Tilt Windows
R-13 Wall Insulation
R-19 Floor Insulation
R-30 Ceiling Insulation
House Wrap
Energy Star Programmable Thermostats

Warranty

20 Year Roof Shingles
25 Year Cement Siding
Pre-Occupancy Orientation
Manufacturers' Warranties
2-10 Home Buyer's Warranty – Includes 1 Year Material/Labor, 2 Year Systems, 10 Year Structural

Exterior Details

2 Car Drive-Under Garage
Covered Front Porch with Amazing City Views
Large Screened Rear Deck
Covered Balcony off Master Suite with Views of the City
Wired for Fans on Screened Deck, Front Porch, and Master Balcony
Craftsman Douglas fir Front Door
4 Color Paint Scheme
Aluminum Pre-Finished Seamless Gutters
Professionally Designed & Installed Landscape

Technology & Security

Wired For Phone & Cable in All Bedrooms
Security System – 6 Zones / 3 Pads – Ready To Use
Smoke Detectors – Hardwired
Deadbolt Locks on All Exterior Doors
Exterior Flood Lights – Front and Rear
Electric Garage Door Opener with 2 Remotes

Systems

Two HVAC Systems
Two 36" Direct Vent Fireplaces
All Copper Plumbing

Structural

Poured Concrete Foundation Walls
Engineered Framing
Silent Floor Joist System



Builder reserves the right to make changes