

STANDARD FEATURES

266 3rd Ave

INTERIOR DETAILS

5 Bedrooms and 3 Bathrooms
Direct Vent Fireplace with Tile Surround and Built-ins in Family Room
9' Smooth Ceilings Throughout
Walk-in Closet in Master Suite
Closet-Maid Wire Shelving in Closets and Pantry
Craftsman Trim Package
5-Panel Smooth Finish Interior Doors
White, 2" Wood Faux Blinds on Windows and Porch Door
White Wood Balusters on Staircase

KITCHEN

Shaker-style Maple Cabinets
Silestone Countertops
Tile Backsplash
Breakfast Bar with Pendant Lighting
Stainless Undermount Sink with Moen Brantford Faucet
Separate Pantry
Garbage Disposal
Ice Maker Connection

APPLIANCES

GE Refrigerator (PWE23KSKSS)
GE Gas Range with 5 Burners and 2 Ovens (PGS960SELSS)
Zephyr Wall Vent Hood (Roma)
Sharp Microwave Drawer (KB-6524PSY)
Bosch Dishwasher (SHX5AV55UC)

MASTER BATH

Shaker-style Maple Cabinets
Double Vanity with Granite Countertop
Large Shower with Frameless Glass Shower Door/Enclosure
Moen Chateau Chrome Fixtures
Ceramic/Porcelain Tile Shower Surround with Glass/Stone Accents
Separate Toilet Room

SECONDARY BATHS

Shaker-style Maple Cabinets
Granite/Silestone Countertops
Double Vanity in Up Hall Bath
Ceramic/Porcelain Tile Tub Surround with Glass/Stone Accents
Moen Chateau Chrome Fixtures

FLOORING

Wood Floor: Main, Up Hall, Master Suite
Red Oak Stair Treads: Staircase
40oz. Carpet: Up Secondary Bedrooms
Ceramic Tile: All Baths and Laundry Room

EXTERIOR DETAILS

Covered Front Patio
Screened Rear Patio plus Uncovered Patio
Fenced Rear Yard with Pedestrian Gate
Craftsman Front Door
Aluminum Pre-Finished Seamless Gutters
Professionally Designed and Installed Landscape

CONSTRUCTION FEATURES

Engineered Framing
Silent Floor Joist System
Architectural Roof Shingles
Fiber Cement Siding
House Wrap
Energy-Star Insulated Low-E Wood Tilt Windows
Electric Quick Recovery Hot Water Heater
High Efficiency Electric Heat Pump
14-SEER Air Conditioner

WARRANTY

Quality Builders Warranty:

- 1 Year Material / Labor
- 2 Year Systems
- 10 Year Structural

Roof Shingles: Lifetime
Cement Siding: 25 Years
Manufacturers' Warranties

ENERGY SAVERS

Low Flow Bath Fixtures
Level 3 Foam and Caulk
Duct Seal Blower Testing
Home Air Infiltration Testing
R-13 Wall Insulation
R-19 Floor Insulation
R-30 Ceiling Insulation
House Wrap
Energy-Star Programmable Thermostats

TECHNOLOGY AND SECURITY

Wired for Ceiling Fans in All Beds, Family Room, Screened Porch
Pre-Wired for Cable TV with RG-6 Quad Shielded Coax
Pre-Wired for Phone/Data with Cat5e Cable
Security System - 2 Keypads
Smoke Detectors - Hardwired
CO2 Detectors - One on Each Floor
Deadbolt Locks on All Exterior Doors
Exterior Flood Lights - 2 Per Home



Builder reserves the right to make changes.