

# STANDARD FEATURES

334 Third Ave.

---

## INTERIOR DETAILS

5 Bedrooms and 3 Bathrooms  
Bedroom and Full Bath on Main Floor  
Private Office off Primary Suite  
Direct Vent Fireplace with Tile Surround and Built-ins in Family Room  
Mud Room at Garage Entry  
9' Smooth Ceilings Throughout  
Walk-in Closets in Primary Suite  
Closet-Maid Wire Shelving in Closets and Pantry  
Craftsman Trim Package  
5-Panel Smooth Finish Interior Doors  
White Wood Balusters on Staircase

## ALLOWANCES

Lighting: \$5000  
Tile: \$4000

## KITCHEN

Shaker Maple Cabinets with Soft-Close Drawers and Doors  
Quartz Countertops  
Tile Backsplash  
Large Island with Breakfast Bar and Pendant Lighting  
Stainless Undermount Sink with Moen Align Faucet  
Walk-In Pantry  
Separate Butler's Pantry with Glass Cabinetry  
Garbage Disposal

## APPLIANCES

GE Refrigerator (GNE27JSMSS)  
GE Gas Range with 5 Burners / 2 Ovens (PGS960SELSS)  
Zephyr Wall Vent Hood (5 Options)  
GE Built-In Microwave (PEB7227SLSS with 27" Trim Kit)  
Bosch Dishwasher (SHX863WD5N)

## PRIMARY BATH

Shaker Maple Cabinets with Soft-Close Drawers and Doors  
Double Vanity with Quartz Countertop  
Large Shower with Shampoo Niche and Corner Bench  
Frameless Glass Shower Door/Enclosure  
Moen Genta Bath Fixtures  
Ceramic/Porcelain Tile Shower Surround  
Separate Toilet Room

## SECONDARY BATHS

Shaker Maple Cabinets w/ Soft-Close Drawers/Doors in Hall Bath  
Quartz Countertops in Up Hall Bath  
Double Vanity in Up Hall Bath  
Kohler Archer Pedestal in First Floor Bath  
Ceramic/Porcelain Tile Tub/Shower Surrounds  
Moen Genta Bath Fixtures

## FLOORING

Wood Floor: Main Floor, Second Floor Hall, Primary Suite  
Red Oak Stair Treads: Staircase  
Carpet: Secondary Bedrooms and Closets  
Ceramic Tile: All Baths and Laundry Room

## TECHNOLOGY AND SECURITY

Pre-Wired for Electric Vehicle Charging Station  
USB Port Outlets in Primary Bath and Kitchen Island  
Thermostats - Energy-Star / Programmable / Wifi-Capabilities  
Wired for Ceiling Fans in Bedrooms, Family Room, Screened Porch  
Pre-Wired for Cable TV with RG-6 Quad Shielded Coax  
Pre-Wired for Phone/Data with Cat5e Cable  
Pre-Wired Security System  
Smoke Detectors - Hardwired  
CO2 Detectors - One on Each Floor

## WARRANTY

Quality Builders Warranty

- 1 YR Material/Labor, 2 YR Systems, 10 YR Structural

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

## EXTERIOR DETAILS

2-Car Attached Garage with Opener and Two Remotes  
Covered Front Porch  
Screened Rear Porch  
Fenced Rear Yard with Pedestrian Gate  
Craftsman Front Door  
Aluminum Pre-Finished Seamless Gutters  
Professionally Designed and Installed Landscape

## CONSTRUCTION FEATURES

Level 3 Foam and Caulk  
Duct Seal Blower Testing and Home Air Infiltration Testing  
R-13 Wall Insulation  
R-19 Floor Insulation  
R-30 Ceiling Insulation  
R-38 Attic Insulation  
Energy-Star Programmable Thermostats  
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



Builder reserves the right to make changes.