



Twin Home Standard Features

Exterior Features:

4" vinyl siding, vented soffit system and aluminum fascia
House wrap underlayment on all walls
Architectural asphalt shingles
Ridge ventilation system with asphalt shingle caps on roof
Ice and water shield in all valleys and first course at eaves
Versetta stone (as per plan)
Ply Gem double-hung vinyl windows with grills on front elevation
Therma-Tru smooth star fiberglass insulated six panel front door
Steel raised panel carriage style insulated garage overhead door with electrical operator with remote controls
Garage walls sheetrocked with (1) coat tape
Concrete front sidewalk
Black-top driveway and walkway to garage service door
Concrete front porch (as per plan)
15 head sprinkler system (front and side yard)
Hydroseeded Lawn
Professionally designed landscaping package
Lamppost – Black Aluminum

Kitchen

Homecrest kitchen cabinets include soft close, dove-tail drawers
Granite countertops with 4" backsplash
Frigidaire stainless steel appliance package
Stainless steel under mount sink
Kohler pull down sink faucet
Garbage disposal
6 recessed lights in kitchen
Mohawk oak hardwood floors

Bathrooms

Ceramic tile floors in all bathrooms
Pedestal sink in main bath
Fiberglass shower unit in master bath
Fiberglass tub/shower unit in main bath
Homecrest vanity cabinets
1-piece cultured marble vanity tops
Double-bowl master bathroom vanity sinks
Kohler chrome sink faucets
Sterling (a Kohler brand) toilets
\$1,000 mirror and bathroom accessory allowance
Exhaust fan/light combinations

Interior

3 ½" colonial baseboard trim
2 ¼" colonial casing around all windows and doors
Painted colonial style panel interior doors
Sherwin Williams interior paint

Structural

Perimeter drain system in basement
Zoeller sump pump (as per plan)
Cellar windows per code
9ft ceiling height on first floor
2" x 6" – 16" O.C. exterior wall studs
2" x 4" – 16" O.C. interior wall partitions
Basement walls framed and insulated floor to ceiling
Minimum R-21 fiberglass wall insulation
Minimum R-38 fiberglass ceiling insulation
Moisture resistant gypsum in all wet areas in bathrooms

Flooring

Mohawk 2 ¼ oak hardwood flooring (Kitchen, Nook, Foyer and Dining Room)
Ceramic tile floors in baths
Beaulieu Carpet with 3/8 bonded pad in Great Room and Bedrooms
Armstrong vinyl floors in laundry and mudroom

Heating & Cooling

Goodman 96.1% efficient gas forced hot air furnace
Goodman central air 13 SEER efficiency rating
Programmable thermostat

Electrical

200 Amp underground services
Seven (7) cable tv/telephone outlets
Light/Vent unit in full baths, Vent in powder bath
Two (2) exterior GFI receptacles
Smoke alarms and carbon monoxide as per code
Prewire for lamp post
\$1,500 lighting fixture allowance

Plumbing:

Kohler pumping fixtures as per plan
PEX water supply lines throughout house
Two (2) exterior frost-free faucets
Supply shut-off for all sinks
Water supply line shut-off box for easy refrigerator hook up
50 gallon direct vent gas hot water heater

2-10 Home Buyers Warranty