



INCLUDED FEATURES

ENERGY EFFICIENCY

- Foil-backed OSB roof sheathing
- **Honeywell** Programmable thermostat
- Energy efficient **Lennox** heat pump sized per plan
- R-30 **Owens Corning** overhead insulation in living area
- R-11 **Owens Corning** insulation in garage “marriage” wall
- R-4.1 **Fi-Foil** exterior walls
- Continuous ventilated energy efficient soffit
- Insulated duct work
- Adjustable vents in each room
- Air balancing vents over doorways or “Jumper Vents”, per plan

KITCHEN

- **Frigidaire** stainless range
- Stainless recirculating range hood
- **Frigidaire** stainless dishwasher
- **Master Brand** wood cabinets
- Hidden hinges on all cabinet doors
- Heat resistant, formica countertops
- Stainless steel kitchen sink with single-lever handle, pull-out faucet
- Recessed ice maker line with shut off valve
- **Insinkerator** garbage disposal

BATHROOMS

- Tiled, walk in shower Owner’s Bath
- Optional, or included, separate Garden Tub in Owner’s Bath, per plan
- 36” raised vanities with wood cabinets
- Lighting over vanities
- Easy-clean **Sterling** fiberglass surround tubs, per plan
- Drop-in porcelain sinks
- Elongated toilets in baths
- Cement backerboards in bathroom wet areas

INTERIOR FEATURES

- Designer colonial door casings, per plan
- White framed, double-pane Low-E windows with Screens
- 5’ x 6’8” or 6’ x 8’ smooth opening sliding glass door, per plan
- Arch-top colonial interior doors and bi-fold closet doors
- Decorative **Kwikset** nickel, lever interior & exterior door hardware
- Knockdown finish on interior walls and ceilings with 2 coats of **Sherwin Williams** paint
- Ventilating shelving in closets and pantry
- Wood backing for drapery rods on all windows and sliding glass doors
- Attic access in garage

EXTERIOR FEATURES

- Designer elevation choices with designer color scheme selections
- 2 coats of exterior, acrylic, fade-resistant **Sherwin Williams** paint with 5-yr warranty
- Covered Lanai (with water resistant drywall ceilings) or Concrete Patio, per plan
- Secure fiberglass front door with dead bolt
- Steel overhead paneled garage door with garage door opener prewire
- Low-maintenance dent and chip resistant fascia
- Concrete driveway, and concrete walkway from driveway to covered entry
- Landscaping Package
- Sodded home site, per community
- 1st Pest Prevention treatment

ELECTRICAL / PLUMBING

- 3 TV outlets
- 2 USB Charging Stations
- 2 phone pre-wires
- 3 outside waterproof duplex receptacles
- 2 outside hose connections
- Recessed lighting in kitchen
- Fan pre-wires in all bedrooms, formal living room, great room and lanai
- Light in attic space
- GFI receptacles where required
- 200 Amp Service
- Exhaust fans in baths, per plan
- Door chime with lighted button
- **AO Smith** 40 or 50 gallon quick-recovery water heater (natural gas available in select communities)
- Recessed washer and dryer connections

STRUCTURAL AND ROOF

- Trusses anchored with hurricane straps and secured to exceed wind code
- Hurricane engineered roof trusses
- 6/12 roof pitch
- 30 Year **GAF** Architectural Shingles, or 25-Year **GAF** self-sealing, mildew resistant shingles, per community
- Framing treated with **Bora Care** termite spray
- 7/16 oriented strand board sheathing using hurricane code nailing patterns
- Plans certified by engineer to meet or exceed building code
- 8 x 16 masonry block walls
- Fiber enforced 4-inch concrete floor slab
- 6 mil. vapor barrier under slab
- 8 x 16 reinforced concrete footer
- Reinforced sheer walls per wind code
- 1” x 2” Pressure treated wood on interior of block walls
- Pressure-treated lumber where wood touches concrete

MISC FEATURES

- **2-10 Home Buyers** home warranty
- All Permits Included (ask about permits for building “On Your Own Lot”)

Since we are continually striving to improve our homes, we reserve the right to modify plans, specifications, materials and prices without notice. Some features listed here are not available on all floor plans.