



INCLUDED FEATURES

HEIRLOOM SERIES

ENERGY EFFICIENCY FEATURES

- Energy Savings throughout the home
- Designer Energy Saving LED Lighting
- Double-Pane Low-E Insulated vinyl windows
- Programmable Honeywell Thermostat
- High-Efficiency gas-fired water heater
- 16 SEER Rated High-Efficiency HVAC system
- R - 38 blown-in attic insulation
- R - 22 Insulation on all sloped and vaulted ceilings
- R - 6 Fold Back A/C Duct Work
- R -13 wall insulation
- Natural gas-fired appliances throughout home
- Ridge vent, airhawk, or exterior attic louvre ventilation (per plan)
- Techshield decking for attic insulation and energy savings

EXTERIOR DETAILS

- Designer selected stone and brick on front of home
- Front and side yards fully sodded
- 4 3-gallon bushes with mulch at front of home
- Fully fenced backyard
- 5/50 Year Manufacturer's Warranty on trim and siding
- 2 Exterior bibs and Weatherproof GFI electrical outlets
- Prewired for garage door opener
- 2 Coach Lights (standard: one in front, one back)
- Professionally engineered post-tension foundations
- Spacious covered patios and porches (per floor plan)
- Limited Lifetime Warranty Architectural Shingles

INTERIOR DETAILS

- 3/8 in. 5 lb. Carpet Pad in Bedrooms, Study, Closets, and Living Room
- Lock and Click luxury vinyl plank in foyer, dining, hallways, kitchen, and mudroom (per plan)
- Tile floors in bathrooms and laundry room
- 10' ceilings (location according to floor plan)
- Spacious vaulted ceilings (per plan)
- Clean sheetrock detailing (with rounded corners)
- Standard Sherwin Williams paint colors
- White decorative baseboards and door trim
- Wood shelving and stained hanging rods in closets
- Designer stainless steel hardware with raised panel doors
- Designer selected light fixtures with LED bulbs
- 4 recessed lights in primary and family room for additional lighting
- Pre-wired for cable and phone in family room, primary bedroom
- Smoke and Carbon Monoxide Detectors (per code)

- Exhaust fans in baths and laundry room
- Fan in family room and primary bedroom

KITCHEN FEATURES

- Stunning open-concept kitchen layouts (per plan)
- Shaker stained standard cabinets
- Shaker stained kitchen upper cabinets 42" ILO 36"
- Granite standard with 4" granite backsplash
- Flat kitchen bar tops, easy for hosting
- Stainless steel OTR microwave, dishwasher, and gas range
- Recessed LEDs in kitchen
- Chrome kitchen faucet with optional upgrades
- Microwave exhaust to exterior of home
- Double bowl undermount sink with 1/2 horsepower garbage disposal

BATH FEATURES

- Luxury soaking tub in primary bath option
- Walk-in shower option with framed, glass doors in primary bath and the option for frameless
- Tile corner shelf in primary shower
- High-quality engineered marble countertops on all bathroom vanities
- Vanity cabinets with storage
- Vanity lights above all bathroom vanity cabinets
- Mirror installed over all bathroom sinks
- Luxury, elongated toilet in all bathrooms
- Designer selected faucets and accessories
- Fiberglass secondary tub surround with tile option

UTILITY ROOM FEATURES

- Electric dryer hook-up
- Freezer space (per floor plan)

CONSTRUCTION AND SERVICE FEATURES

- 2-Year Workmanship and Systems Warranty
- 10-Year Structural Home Warranty
- Independent third-party inspections
- If requested, one-on-one home walkthrough with construction superintendent at each major stage (pre build, pre drywall, pre move-in)
- Weekly updates from Construction Manager to keep you informed with your home's progress
- Two 3-hour appointments at our Design Center to customize and upgrade your home