

# Included Quality Features

## Classic Series

### CONVENIENCE & PROTECTION

- ◆ Full 1 Year Home Builders Warranty
- ◆ 6 hours of allocated time with our Professional Interior Designer to assist in color-coordinating all aspects of your new home
- ◆ Personal Builder who is committed to creating a smooth homebuilding experience
- ◆ Internet-based cloud system to coordinate selections, organize communication with Personal Builder, and track the progress of your new home
- ◆ Meetings with Personal Builder throughout the building process—pre-construction, pre-electrical, and New Home Orientation (NHO) when home is completed
- ◆ 88-point quality inspection done prior to NHO
- ◆ Foundation drain tile system connected to sump pump (if needed)
- ◆ All downspouts and sump pump connected to underground drain lines discharging away from foundation
- ◆ Full 200 AMP electric panel with circuit breakers
- ◆ 2 exterior electric outlets
- ◆ Smoke/Carbon Monoxide detectors on each floor, hardwired with battery backup (per code)
- ◆ 240 Volt outlets installed for range and dryer
- ◆ Pre-wired for future garage door opener

### SUPERIOR QUALITY CONSTRUCTION MATERIALS

- ◆ Poured concrete footings and foundation walls
- ◆ **LP® Top Notch® 3/4" Sub-Flooring System**
- ◆ Solid OSB structural sheathing on all exterior walls and roof
- ◆ 2x10 high grade lumber floor joist system installed 16" on-center
- ◆ Premium **Uponor ProPEX®** hot and cold water supply lines
- ◆ Ball valve shut offs at all sinks and toilets
- ◆ PVC (schedule 40) drain lines



### ENERGY EFFICIENT DESIGN

- ◆ **Advanced framing and insulation with 2x6 exterior wall construction and R-19 fiberglass wall insulation**
- ◆ **R-40 blown fiberglass attic insulation**
- ◆ Every home meets or exceeds ENERGY STAR standards
- ◆ **Jeld-Wen®** double-paned Low E tilt-wash windows with grills between the glass on front windows
- ◆ **Goodman®** high efficiency gas furnace
- ◆ **Goodman®** 13 SEER air conditioning system
- ◆ Digital thermostat
- ◆ Air returns designed for optimum temperature balancing and airflow
- ◆ **LED light bulbs** in all light fixtures throughout
- ◆ **HomeGuard™** premium housewrap
- ◆ 50 gallon **American®** quick recovery electric water heater
- ◆ Air infiltration package installed in every home to prevent air leaks
- ◆ Insulated ductwork in attic spaces
- ◆ All ductwork is sealed air-tight at joints to prevent duct leakage

### IMPRESSIVE EXTERIORS

- ◆ **Owens Corning™ Oakridge® dimensional roof shingles with Limited Lifetime Warranty**
- ◆ 10 ft x 10 ft concrete patio (or credit towards a wood deck if grade does not allow for a patio)
- ◆ Curved sidewalk from front door to driveway
- ◆ .040 thickness **Alside® Conquest®** easy maintenance vinyl siding exteriors
- ◆ Landscape package with shrubs, topsoil, & mulch
- ◆ Front, sides and rear yards graded to ensure proper drainage, rock hounded, seeded with fescue mix, and straw applied
- ◆ Satin nickel deadbolt locks on exterior doors
- ◆ 2 frost-proof exterior water faucets (per plan)

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HOMES

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## ELEGANT INTERIORS

- ◆ Fully drywalled garages finished with a roll coat and baseboards—no bare stud walls
- ◆ Walls, millwork, and doors painted with 2 coats of **PPG Paints™** with several colors to choose from
- ◆ Satin nickel knobs and hinges with matching light fixture package
- ◆ Knock down ceiling texture throughout
- ◆ **Shaw®** wall-to-wall carpeting
- ◆ **Armstrong®** easy care vinyl flooring in Foyer, Kitchen, and Breakfast or Dining (per plan)
- ◆ Cable jacks in each bedroom and Great Room
- ◆ Phone Jack in kitchen

## GOURMET KITCHENS

- ◆ Recessed lighting including a separate recessed light and switch over kitchen sink
- ◆ **Formica®** or **Wilsonart®** high pressure laminate countertops with no-drip edge and integrated backsplash
- ◆ **GE® smooth top Stainless Steel range**
- ◆ **GE® stainless steel** insulated dishwasher
- ◆ **GE® stainless steel range hood vented to the exterior**
- ◆ In-sink-erator disposal
- ◆ Stylish wood cabinetry with **crown molding** available in multiple colors—30" wall cabinets with 8ft ceilings, 36" wall cabinets with 9ft ceilings
- ◆ **Moen®** kitchen faucet with **pull out sprayer**

## LUXURIOUS BEDROOMS AND BATHS

- ◆ Satin Nickel ceiling lights with alabaster glass **in all bedrooms**
- ◆ **Framed mirrors above sinks in all bathrooms**
- ◆ Vanity lights with frosted globes over all vanity sinks
- ◆ Oversized easy care tub/shower in Owners Bathroom of 2-story homes, shower in Owners Bathroom of ranch homes with **Basco®** shower door (per plan)
- ◆ Easy care one-piece tub/shower in hall bath (per plan)
- ◆ Stylish vanity cabinets available in multiple colors in all baths with cultured marble vanity tops
- ◆ Water conserving **Mansfield® elongated** toilets, **Moen® 2-handle** chrome faucets, and **Moen®** chrome shower heads

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## Signature Series—Optional Quality Features

- ◆ **Shaw® 3/4" Solid Hardwood Flooring** in Foyer, Kitchen, and Breakfast **or Dining Area (per plan)**
- ◆ Ceramic tile floors in Owners Bath and Bath 2 (per plan)
- ◆ Granite countertops in kitchen with 4" Granite Backsplash
- ◆ Ceramic tile walls in Owners Bath Tub/Shower or Shower with easy care fiberglass base **(per plan)**
- ◆ Ceramic tile tub/shower walls in Bath 2 with easy care fiberglass tub **(per plan)**
- ◆ Ceiling fan with light kit in Great Room
- ◆ 12ft x 15ft concrete patio (or credit towards a wood deck if grade does not allow for a patio)
- ◆ **Kwikset®** door lever handles on all interior and exterior doors & handleset on front door
- ◆ Belt Drive garage door opener with 2 remotes and wireless keypad
- ◆ 42" kitchen wall cabinets
- ◆ Over-the-range microwave vented to the exterior
- ◆ **GE® Appliances** in choice of **Slate** or **Stainless Steel**



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