



Exterior

- Purchasers Selection of Exterior Finishes
- Brick, Stone and/or Stucco Exterior
- Aluminum soffits and fascia
- Seamless 5" Aluminum Eavestrough
- Insul-glazed Low E Vinyl Windows
- 25 Year Laminated Designer Shingles
- Insulated Metal Doors with Deadbolts
- Vinyl Clad Door Frames
- Prefinished Overhead Garage Doors with electronic door openers
- Professionally Caulked Exterior Openings
- Water and Electrical Outlets
- Decks with maintenance free spindles, handrails, and composite (vinyl) decking
- Sodded Lot
- Precast Concrete Slab Front Sidewalk
- Gravel Driveway

Structural

- Concrete block foundations (waterproofed)
- Kiln-dried Lumber Framing
- Fir Plywood Subfloors (glued to joists)
- Engineered Roof Trusses
- Plywood Roof Sheathing
- Complete Air Barrier Wrap
- R40(attic) R20(walls) and R13(below grade) insulation levels

Mechanical

- High Efficiency Gas Furnaces (2-speed fans)
- Programmable Thermostats
- Central Air Conditioning
- Heat Recovery Ventilators
- 200 amp electrical service
- By-pass Lines for Water Softener
- Dishwasher, washer and Dryer Hookups
- Central Vacuum Piping Complete
- Gas Water Heaters (rental)

Specifications

Interior

- Professional Interior Decorator assistance with Purchasers Choice of all interior selections
- Oak, hickory and maple cabinetry c/w pots and pans drawers, microwave shelves, built-in valence lighting, laminate countertops
- Ceramic Tile Flooring in entry, baths & laundry
- Strip Laminate flooring in common areas and kitchens *or* ceramic tile in kitchen with carpet in common areas (purchaser choice)
- Carpet in bedrooms (several style choices)
- One-piece Acrylic Tubs and Showers with no-scald valves
- Ultra-low flush toilets with insulated tanks
- Single lever washerless faucets (nickel finish) with matching bath accessories
- Full-width or framed mirrors at all vanities
- Colonial doors and trim
- Colonial style stair railings (wrought iron option)
- Decora-style electrical switches
- Choice of lighting fixtures from builder samples
- Space-Age wire shelving at all closets
- Choice of lever or knob styled door hardware
- Mirror Doors at entry closets
- Rounded drywall corners
- Textured (knock-down) drywall ceilings
- Complete Phone pre-Wiring
- Cable or Satellite TV Wiring

Options and Upgrades

- Materials and finishes can be customized and up-graded to suit requirements and preferences (hardwood floors, granite countertops, whirl-pool tubs, appliance packages, window coverings, etc.).

