

## Features and Options

<b>CONSTRUCTION (EXTERIOR):</b>	
10" poured concrete foundation 2X4 construction Vinyl siding Clad windows Asphalt roof shingles Metal exterior doors, insulated and weather-stripped Double glazed windows (tilt-out) full screen Vinyl shutters Aluminum gutters and downspouts Precast front steps All disturbed areas graded Landscaped shrubs Front and rear sill cocks for garden and lawn care Exterior electric outlets, one if front, one in rear Deck - pressure treated – size varies by plan Asphalt driveway Walkway from driveway (asphalt, slate or cement)	
<b>INTERIOR:</b>	
Skim coat plastered walls - smooth finish Plastered ceilings - textured 6 panel masonite doors / painted woodwork Cased passage openings Brick wood burning fireplace Smoke alarm - fire detectors 6" sliders (where shown on plan)	
<b>ALLOWANCES:</b> <i>Allowances offered differ per community contact us for details</i>	
Flooring allowance:	Per square yard installed
Lighting allowance:	Includes lights, mirrors and chimes
Appliance allowance:	Includes stove, dishwasher, hood
Cabinet & vanity allowance	Includes installation
<b>INSULATION INSTALLED BY BUILDER:</b>	
Attic floor 9" blown cellulose Walls 3 1/2" kraftfaced fiberglass Cellar ceiling 6" kraftfaced fiberglass	
<b>PAINTING:</b>	
2 coats paint on exterior trim 2 coats on doors 1 coat on interior walls (2 colors maximum) 2 coats on interior trim	
<b>HEATING SYSTEM:</b>	
Hydro-Air Heat & Air Conditioning Number of zones determined by the builder	
<b>PLUMBING:</b>	
Bathroom fixtures (Elja, DSelta, Simmons)	