



Model Amenities

	<i>INCLUDED IN HOME</i>	<i>UPGRADES AS SEEN IN MODEL</i>
<i>Throughout</i>	<ul style="list-style-type: none"> ▪ Recessed LED can lights (incl. porch and patio) ▪ Satin nickel Interior Light Package (except where upgraded fixtures are noted) ▪ Elegant flat 5 ¼" baseboards ▪ Satin nickel Interior Light Package (except where upgraded fixtures are noted) ▪ Windowsills with apron ▪ Rinnai energy efficient tankless water heater ▪ QuietCool whole house fan ▪ Raymus NextGen Smart Home Package with 3-year subscription to Alarm.com where you can manage your: <ul style="list-style-type: none"> ○ Two (2) Z-Wave wall switches (locations vary by plan) ○ Z-Wave Smart Thermostat ○ LiftMaster Wi-Fi garage door opener with MyQ technology ○ Complete alarm package (monitoring at additional cost) 	<ul style="list-style-type: none"> ▪ Low VOC Kelly-Moore® Two Color Premium Eggshell Paint <ul style="list-style-type: none"> ○ Walls and interior doors: Feather Stone ○ Ceilings, crown molding, trim, closets: Swan Dive ▪ Cabinets: standard beech Amalfi style in upgraded Dove Gray color (painted) <ul style="list-style-type: none"> ○ "Jamison" bar pulls at doors and drawers ○ Soft-close doors and drawers ▪ Interior Doors: Masonite, "Livingston" ▪ Interior Door Hardware: Kwikset® Montreal lever, Iron Black finish ▪ Plumbing fixtures: Package #3 – Delta® Trinsic Series in Matte Black ▪ Surround sound complete throughout home ▪ Window Coverings (decorator item)
<i>Exterior Design</i>	<ul style="list-style-type: none"> ▪ Elevation "A" <ul style="list-style-type: none"> ○ Stucco Paint Color: Lover's Hideaway ○ Roof Tile: Boral, BC1 Kocomo Blend ○ Trim & Popouts: Ironwood ○ Front Door: Sausalito Ridge ○ Garage Door: Sausalito Ridge ○ Elevation "A" exterior light package ▪ Water efficient front yard landscaping ▪ Skybell® video doorbell ▪ Pre-wire for security camera at driveway ▪ Decorative address plaque ▪ Four (4) exterior 110V outlets ▪ Boral® durable fire-resistant concrete tile roofing with Limited Lifetime Warranty ▪ Three (3) exterior hose bibs ▪ ½" natural gas stub for future BBQ 	<ul style="list-style-type: none"> ▪ Front Door: Plastpro®, 3 Lite Direct Glazed Craftsman with Dentil Shelf ▪ Front Door Hardware: Kwikset®, Iron Black finish ▪ Two (2) double flood lights with motion sensor and switch ▪ Two (2) under eave 110V outlets with switch ("Christmas Light" pre-wire) ▪ Model hardscape & landscaping (decorator item)
<i>Flooring</i>		<ul style="list-style-type: none"> ▪ Tile at first floor: Emser™ Sanctuary Brown 8" x 39" with 540 Truffle grout (level 3) ▪ Tile at Master Bath: Emser™ Motion Drift 12" x 24" with 386 Oyster Gray grout (level 6) ▪ Tile at Guest Bath: Emser™ Rhapsody White 13" x 13" with 09 Natural Gray grout (level 5) ▪ Carpet: Mohawk, Natural Design in 739 Requisite (level 5) ▪ Carpet Padding: 1/2" 8 lbs. (level 2)
<i>Garage</i>	<ul style="list-style-type: none"> ▪ Fully dry-walled two car garage ▪ Elevation A, 16'x7' Doorlink® model 510 Non-Insulated garage door ▪ LiftMaster® 1/2hp chain drive opener with built-in WiFi, battery back-up, and two (2) remotes ▪ Exterior side entry door to garage ▪ Two (2) 4' fluorescent wraparound light fixtures 	<ul style="list-style-type: none"> ▪ Stockton style panel windows at garage door
<i>Entry & Stairwell</i>		<ul style="list-style-type: none"> ▪ Brick accent at Kitchen / Great Room threshold: El Dorado Stone Tundra Brick in Chalkdust ▪ Storage drawers: standard beech Amalfi style in upgraded Mission White color (painted) with "Jamison" bar pulls ▪ Stair Railing: Horizontal Iron with Painted Black posts
<i>Bedroom #2 (Home Office)</i>	<ul style="list-style-type: none"> ▪ Overhead light pre-wired and braced for future ceiling fan ▪ Custom closet organizer 	<ul style="list-style-type: none"> ▪ Paint color: Kelly-Moore® Foggy Night ▪ Built-in office cabinets with floating shelves in Ebony stain ▪ Maxim Wings 6-light Chandelier

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INCLUDED IN HOME

UPGRADES AS SEEN IN MODEL

<i>Bath #2</i>	<ul style="list-style-type: none"> ▪ Steel tub with shower rod ▪ Panasonic Whisper exhaust fan 	<ul style="list-style-type: none"> ▪ Vanity: Piedrafina, Bianco, square edge ▪ Vanity Backsplash: Emser™ Lucente Certosa Linear with 386 Oyster Gray grout ▪ Sinks: Kohler® rectangular undermount ▪ Shower Surround: Emser™ Ambiance Galapagos 12" x 24" with Lucente Certosa Linear accent, 386 Oyster Gray grout
<i>Bedroom #3 (AirBnb Room)</i>	<ul style="list-style-type: none"> ▪ Overhead light pre-wired and braced for future ceiling fan ▪ Custom closet organizer 	<ul style="list-style-type: none"> ▪ Maxim Refine 4-light Pendant
<i>Powder Bath</i>	<ul style="list-style-type: none"> ▪ Cabinets: beech Amalfi style in Ebony stain ▪ Panasonic Whisper exhaust fan 	<ul style="list-style-type: none"> ▪ Vanity: Piedrafina, Bianco, square edge with 4" backsplash ▪ Sink: Kohler® rectangular undermount ▪ Cabinet details: <ul style="list-style-type: none"> ○ "Jamison" bar pulls at doors and drawers ○ Soft-close doors and drawers ▪ Dark bronze bath hardware
<i>Great Room</i>	<ul style="list-style-type: none"> ▪ Flatscreen TV tube with 110 outlet ▪ White vinyl sliding glass door with access to included Covered Patio 	<ul style="list-style-type: none"> ▪ Six (6) LED can lights ▪ Coronado (6 9/16-inch) crown molding ▪ Ceiling Fan: Fanimation FPD6236B in Dark Bronze
<i>Kitchen/Dining</i>	<ul style="list-style-type: none"> ▪ Walk-in Pantry ▪ Floating shelves above lower cabinet ▪ Kitchen island ▪ USB charging outlet ▪ Refrigerator area pre-plumbed for ice maker ▪ InSinkErator® Badger® 5, 1/2 HP continuous feed garbage disposal 	<ul style="list-style-type: none"> ▪ Coronado (6 9/16-inch) crown molding ▪ Pendant lighting: Maxim Orbit 3-light ▪ Under cabinet LED strip lighting ▪ Cabinet Details: <ul style="list-style-type: none"> ○ Trash Bin pull-out ○ 5" Spice Rack pull-out ○ Roll-out drawers under cooktop ▪ Pantry Door: Trimlite Retro Series "Roof Top" style ▪ Counters: Granite, Marron Cohiba with square edge <ul style="list-style-type: none"> ○ Waterfall finish at island ▪ Full Backsplash: El Dorado Stone Tundra Brick in Chalkdust (decorator only) ▪ Sink: Kohler® Prolific undermount single bowl ▪ Pot Filler: Delta® Contemporary Wall Mount in Matte Black ▪ Refrigerator ▪ Appliance Package #5: <ul style="list-style-type: none"> ○ Whirlpool® 36" gas cooktop ○ Zephyr® 36" wall canopy hood ○ Whirlpool® smart combination wall oven ○ Whirlpool® dishwasher in fingerprint resistant stainless steel
<i>Covered Patio</i>		<ul style="list-style-type: none"> ▪ Ceiling fan: Minka Airee, Concept 1 Wet 52" ▪ Hot and cold-water hose bib
<i>Master Bedroom</i>	<ul style="list-style-type: none"> ▪ Custom closet organizer ▪ Ceiling fan with overhead light (upgraded fixture shown – Minka Airee, Delano) 	<ul style="list-style-type: none"> ▪ Paint color: Kelly-Moore® Ghost Town ▪ Colonial (5 ¼-inch) crown molding ▪ Four (4) LED can lights on separate switches
<i>Master Bathroom</i>	<ul style="list-style-type: none"> ▪ Cabinets: beech Amalfi style in Ebony stain ▪ Panasonic Whisper exhaust fan 	<ul style="list-style-type: none"> ▪ Vanity: Piedrafina, Roca Café, square edge ▪ Vanity Backsplash: Emser™ Unique Ode Stone & Glass Blend Mosaic with 386 Oyster Gray grout ▪ Sinks: Kohler® rectangular undermount ▪ Cabinet details: <ul style="list-style-type: none"> ○ "Jamison" bar pulls in satin nickel ○ Soft-close doors and drawers ▪ Shower Enclosure: oil rubbed bronze with clear glass ▪ Dark bronze bath hardware ▪ Roll-in (zero threshold) shower ▪ Shower Pan: Emser™ Cultura Gray Honed Mosaic with 386 Oyster Gray Grout ▪ Shower Surround: Emser™ Motion Drift 12" x 24" with 386 Oyster Gray grout ▪ Shower Seat: Piedrafina, Roca Café ▪ Gerber elongated toilet (14.5" height) ▪ Maxim Clarion 5-light Chandelier

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	<i>INCLUDED IN HOME</i>	<i>UPGRADES AS SEEN IN MODEL</i>
<i>Laundry Room</i>	<ul style="list-style-type: none"> ▪ 220V plug for electric dryer ▪ Inset washer/dryer box ▪ Upper and lower cabinetry ▪ Panasonic Whisper exhaust fan 	<ul style="list-style-type: none"> ▪ 2/6 Door between Laundry and Master closet ▪ Laundry Sink with Delta® Faucet, chrome finish ▪ Dove Gray painted Beech Amalfi door style cabinetry with “Jamison” bar pulls ▪ Counters: Piedrafina, Bianco, square edge with 4” backsplash
<i>Drop Zone</i>	<ul style="list-style-type: none"> ▪ Built-in cabinets with shoe cubbies, coat rack, lower storage, and floating shelf 	<ul style="list-style-type: none"> ▪ Custom bench cushion by S P A C E S Interior Design
<i>Bonus Room (Structural Upgrade Option, adds 533 sq. ft.)</i>	<ul style="list-style-type: none"> ▪ Two (2) ceiling fans without light kit 	<ul style="list-style-type: none"> ▪ Wet Bar Custom Built-In <ul style="list-style-type: none"> ○ Counters: Marron Cohiba Granite ○ Sink: Kohler® Undertone stainless steel ○ Faucet: Delta® Trinsic in Matte Black ○ Appliances: <ul style="list-style-type: none"> • Whirlpool Microwave with Trim Kit • Whirlpool 24” Beverage Center ▪ Six (6) LED can lights ▪ Media Center Custom Built-In ▪ Flatscreen TV tube with 110 outlet
<i>Upstairs Guest Suite (Structural Upgrade Option, adds 414 sq. ft.)</i>	<ul style="list-style-type: none"> ▪ Cabinets: beech Amalfi style in Ebony stain ▪ Panasonic Whisper exhaust fan ▪ Motion sensing lights 	<ul style="list-style-type: none"> ▪ Cabinet details: <ul style="list-style-type: none"> ○ “Jamison” bar pulls at doors and drawers ○ Soft-close doors and drawers ▪ Shower Enclosure: oil rubbed bronze with clear glass ▪ Dark bronze bath hardware ▪ Vanity: Piedrafina, Roca Café, square edge ▪ Vanity Backsplash: Volare Vento Mosaic with 183 Chateau grout ▪ Sinks: Kohler® rectangular undermount ▪ Shower Surround: Emser™ Dunham Orcha 12” x 24” with 183 Chateau grout ▪ Shower Pan: Dunham Orcha Mosaic 2” x 2” with 183 Chateau grout

Your Notes & Questions:



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