

EXTERIOR FEATURES

- Elegant Traditional & Craftsman Elevations
- Rocking Chair Front Porch w/ Broom Finished Concrete (per plan)
- Architecturally Controlled Exterior Color Schemes
- Private Patio or Courtyard Retreat w/ Broom Finished Concrete Patio & Pine Straw
- Low Maintenance Aluminum Fencing & Gates
- Garage Completed with Drywall, Paint and Trim
- Limited Lifetime Warranted Fiberglass Architectural Shingles
- Low Maintenance Fiber-Cement Siding, Cornice & Trim
- Low Maintenance Carriage-Style Steel Insulated Garage Door(s) w/ ½ hp Belt Drive Garage Door Opener(s) & Remotes
- Low Maintenance, Seamless Pre-Finished Painted Aluminum Gutters & Downspouts
- Professionally Landscaped & Irrigated Front & Rear Yard
- 2 Exterior Hose Bibs (per plan)
- 2 Exterior GFCI Outlets (per plan)
- Reinforced Concrete Slab-on-Grade Foundation
- Pest Control Tubes
- Termite Bait System
- Aluminum Half Screens for Ventilation (not on front)
- Decorative Vinyl Raised Panel or Board & Batten Shutters (per elevation)
- Super Paint Exterior Paint

INTERIOR DESIGN FEATURES

- Smooth Finish Ceilings Throughout
- Luxury Vinyl Plank Flooring in Foyer, Great Room, Dining, Kitchen and Laundry (per plan)
- 5" Base Molding Throughout
- Designer Carpet in Various Color Selections
- Decorative Tile Floors in Owner's Bath & Secondary Bath
- Brushed Nickel Lever Interior Door Hardware
- Ventilated Shelving in all Closets
- Phone/Data and TV Cable Pre-Wired in Owner's Suite, Great Room & Study
- Ceiling Fan in Great Room & Owner's Suite
- Designer Lighting Package
- Smoke/Carbon Monoxide Detectors
- Attic Storage Accessed by Permanent Stairs
- (1) Step Free Access & Wide Doorways
- Rocker Light Switches

KITCHEN FEATURES

- Designer Kitchen with Island
- 36" Recessed Panel Maple Cabinets with Crown Molding
- St. Cecilia Granite Countertops & 4" Granite Backsplash
- Double Bowl Sink w/ Pull-Out Faucet in Stainless Steel
- Recessed Can Lighting
- Black Dishwasher, 30" Self-Cleaning Gas Range w/ Sealed Burners and Microwave Oven Over the Range
- 1/3 HP Garbage Disposal
- Oversized Pantry w/ Ventilated Tight Wire Shelving
- 2 Pendant Lighting Above Island

55 OR BETTER HOMES FROM THE HIGH \$200s

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OWNER'S SUITE & BATHS

- Vaulted or Trey Ceiling in Owner's Suite (per plan)
- Oversized Walk-in Closet(s) in Owner's Suite
- Tile Shower w/ Bench Seat (per plan), Low-Profile Curb & Shampoo Niche in Owner's Bath
- 80" Chrome Framed Shower Door in Owner's Bath
- Decorative Tile Floors in Owner's Bath & Secondary Bath
- Maple Recessed Panel Vanity Cabinets with Cultured Marble Tops (all baths)
- 4" Spread Chrome Faucets (all baths)
- Raised, Elongated Toilets (all baths)
- Tub with Tile Shower Surround in Second Bath
- Raised-Height Vanities (all baths)

QUALITY ASSURANCE

- Homebuyer Quality Review Prior to Drywall
- Homebuyer Quality Orientation at Certificate of Occupancy
- 100% Complete Home Acceptance Prior to Closing
- 45 Day Warranty Walk-Through
- 11 Month Warranty Walk-Through
- Greater Atlanta Home Builders Homeowner Handbook
- One-Year Greater Atlanta Home Builders Association Warranty Program Post Closing
- Termite Warranty - Repair & Treatment

ENERGY SAVERS

- Fiberglass Insulation (R-30 Ceiling, R-19 Vaults, & R-13 Walls)
- 80% AFUE Gas Heating & 14 SEER AC
- Insulated Garage Doors
- Digital Programmable Thermostats
- LED Lighting
- Double Pane Vinyl Low E Glass Windows
- 50 Gallon Water Heater
- Vented Soffits & Ridge Vent



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- Rocking Chair Front Porch w/ Broom Finished Concrete (per plan)
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- Private Patio or Courtyard Retreat w/ Broom Finished Concrete Patio & Pine Straw
- Low Maintenance Aluminum Fencing & Gates
- Garage Completed with Drywall, Paint and Trim
- Limited Lifetime Warranted Fiberglass Architectural Shingles
- Low Maintenance Fiber-Cement Siding, Cornice & Trim
- Low Maintenance Carriage-Style Steel Insulated Garage Door(s) w/ ½ hp Belt Drive Garage Door Opener(s) & Remotes
- Low Maintenance, Seamless Pre-Finished Painted Aluminum Gutters & Downspouts
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- 2 Exterior Hose Bibs (per plan)
- 2 Exterior GFCI Outlets (per plan)
- Reinforced Concrete Slab-on-Grade Foundation
- Pest Control Tubes
- Termite Bait System
- Aluminum Half Screens for Ventilation (not on front)
- Decorative Vinyl Raised Panel or Board & Batten Shutters (per elevation)
- Super Paint Exterior Paint

INTERIOR DESIGN FEATURES

- Smooth Finish Ceilings Throughout
- 36" Direct Vent Fireplace w/ Gas Logs, Marble Surround, Mantle & Wall Switch (per plan)
- Luxury Vinyl Plank Flooring in Foyer, Great Room, Dining, Kitchen and Laundry (per plan)
- 5" Base Molding Throughout
- Designer Carpet in Various Color Selections
- Decorative Tile Floors in Owner's Bath & Secondary Bath
- Brushed Nickel Lever Interior Door Hardware
- Ventilated Shelving in all Closets
- Phone/Data and TV Cable Pre-Wired in Owner's Suite, Great Room & Study
- Ceiling Fan in Great Room & Owner's Suite
- Designer Lighting Package
- Smoke/Carbon Monoxide Detectors
- Attic Storage Accessed by Permanent Stairs
- (1) Step Free Access & Wide Doorways
- Laundry Shelf w/ Granite Countertop (per plan)
- Rocker Light Switches

KITCHEN FEATURES

- Designer Kitchen w/ Island
- 36" Recessed Panel Maple Cabinets w/ Crown Molding and Light Rail
- St Cecilia Granite Countertops
- Designer Tile Backsplash
- Double Bowl Sink w/ Pull-Out Faucet in Stainless Steel
- Recessed Can Lighting

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KITCHEN FEATURES (CONT.)

- Stainless Steel Dishwasher, 30" Self-Cleaning Gas Range w/ Sealed Burners and Microwave Oven Over the Range
- 1/3 HP Garbage Disposal
- Oversized Pantry w/ Ventilated Tight Wire Shelving
- 3 Pendant Lighting Above Island

OWNER'S SUITE & BATHS

- Vaulted or Trey Ceiling in Owner's Suite (per plan)
- Oversized Walk-in Closet(s) in Owner's Suite
- Tile Shower w/ Bench Seat (per plan), Low-Profile Curb & Shampoo Niche in Owner's Bath
- 80" Brushed Nickel Framed Shower Door in Owner's Bath
- Decorative Tile Floors in Owner's Bath & Secondary Bath
- Maple Recessed Panel Vanity Cabinets with Cultured Marble Tops (all baths)
- 4" Spread Brushed Nickel Faucets (all baths)
- Raised, Elongated Toilets (all baths)
- Tub with Tile Shower Surround in Second Bath
- Raised-Height Vanities (all baths)

ENERGY SAVERS

- Fiberglass Insulation (R-30 Ceiling, R-19 Vaults, & R-13 Walls)
- 80% AFUE Gas Heating & 14 SEER AC
- Insulated Garage Doors
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