

# Town Home Standard Features

## **CURB APPEAL**

- Fiber Cement shingle siding and brick exteriors
- 1 car garages
- Concrete sidewalk
- 30 year composition shingle roof
- Garage door opener
- Carriage style non-insulated steel garage door
- Ornamental iron fence in backyard

## **OUTDOOR LIVING**

- 2 outside faucets
- Guttering over entry areas of the home or historically-inspired exposed rafters
- Covered back patio
- Gas grill connection on back patio
- Sodded yards
- Sprinkler systems

## **COMMUNITY FEATURES**

- Gated entrance
- Stone & ornamental iron community fence
- Luxury Clubhouse
- Outdoor entertainment area
- Greenbelt spaces
- Lawn Maintenance
- Exterior Maintenance

## **THE SCIENCE OF CONSTRUCTION**

- High Efficiency Vinyl Low E Windows
- One zone 13 SEER Lennox heat and air-conditioning system
- Engineered foundation with piered footings
- Five year Termite Treatment
- 40 gallon Rapid recovery hot water heater
- Pex plumbing system

- R-38 blown in ceiling insulation
- R-15 blown in wall insulation
- 2 hour Fire wall between homes

## **STYLISH EXCELLENCE**

- Hand textured walls and ceilings
- Toggle style light switches
- Handcrafted woodwork
- Painted wood window sills
- 2 ¼ " base molding

## **MAKE A GRAND ENTRY**

- Craftsman Style Front Door
- Chimed doorbell

## **THE COMFORTS OF HOME**

- Tile or Brick Fireplace with Custom mantle (optional)
- 36" Direct Vent Fireplace