

## Included Features

This special neighborhood offers exceptional features at every turn, from the wonderful curb appeal, to the inviting front doors, to the striking architectural details, along with the modern comforts that can only be found in a brand new single-family luxury home.

### Details, Details, Details

- Whirlpool® stainless steel, energy-efficient appliance package includes: 36" gas cooktop with 5 burners with vent hood above, 30" single electric wall oven with built in microwave above, multi-cycle dishwasher
- White, raised-panel Thermafoil cabinetry with concealed hinges, adjustable shelves, and brushed-chrome knobs
- Granite countertops with 6" splash and full splash behind cooktop
- Undercabinet lighting and 18" recycling center with 2 bins at kitchen
- Pressed steel double-bowl kitchen sink with single-control pullout faucet in chrome finish and garbage disposal
- Spacious pantry with shelving
- Master bath features oval acrylic tub with hand-set ceramic tile surrounds, walk-in shower with shelf, dual china sinks, and medicine cabinets
- Secondary baths feature cultured marble solid surface countertops with 4" backsplash and polished chrome faucets
- Spacious laundry rooms with gas dryer hook-ups and walk-in linen/utility closet with shelving
- Elegant stair rails with painted balusters
- Insulated exterior walls and ceilings
- 12"x12" ceramic tile flooring at entry
- Sculptured bullnose wall corners
- Oil rubbed bronze interior door hardware
- Elegant paint-grade entry doors
- Additional storage and interior access at fully drywalled 2-car garages with steel sectional roll-up garage door and 2 transmitters
- Exterior ornamental iron, shutters, decks, trellis, windows and doors per elevation
- Loxon® acrylic coating specially formulated to provide beautiful color retention for all stucco surfaces through rain or shine
- Rain gutters and downspouts
- Architecturally coordinated and fire retardant concrete tile roof
- Weather proofed exterior electrical outlets
- Gas stub for barbeque in backyard

### Technology & Energy Efficiency

- Solar ban 70 glass, dual glazed vinyl windows, sliding glass doors, and low-E French doors provides solar control and visible light transmittance resulting in utility cost savings with increased efficiency
- Gas forced-air heating and central air conditioning with programmable thermostat
- Independently verified High Quality Insulation Installation (QII) with R-19 insulation in the 2x6 walls and R-30 in the attics
- High-performance WaterSense® faucets, low-flow toilets and showerheads conserve water to help you save money
- Title 24 compliant lighting throughout including manual switch, dimmers or occupancy sensors on fluorescent or incandescent lighting
- Radiant Barrier at roof consist of a highly reflective material that reflects radiant heat rather than absorbing, thereby reducing summer heat gain, which helps lower cooling costs
- Automatic fire sprinkler system included
- Energy star qualified dishwashers and exhaust fans
- Photoelectric smoke detectors near kitchen respond more quickly to smoldering fires and are less sensitive to minute smoke particles generated by normal cooking
- Multi-zoned or dual system and thermostatically controlled central air conditioning and heating systems with deluxe air registers creates more balance and energy conscious consumption
- Technology pre-wiring with multiple enhanced Category 5e data wire to allow for phone lines and high-speed data connection in kitchen, all bedrooms and main living area.
- Cable connections with advanced video distribution capabilities

### Personalization

With the guidance of the Brookfield design professionals, choose from a host of optional upgrades to personalize your new home, including surfaces such as flooring and countertops, cabinetry, appliances, electrical and audio visual, fireplace surrounds, staircase, finish carpentry, landscape and driveway enhancements.