

## EXTERIOR

- Architecturally pleasing front elevations
- Covered entries
- Stucco in sand finish with color coat
- Fire resistant concrete tile roofs (per residence)
- Attached, textured and painted 1 - 3-car garage with direct interior access
- Automatic enhanced surface sectional garage door(s) with 2 transmitters (per residence)
- 8' Fiberglass front entry door with oil rubbed bronze hardware
- Lighted address plaque

- Exterior weather proof electrical outlets
- Front yard landscape with automatic sprinklers
- ¾" Sprinkler T in rear yard
- Two exterior hose bibs
- Gas stub for barbecue in rear yard
- Slump stone masonry wall with wood gate (per residence)
- Concrete driveways and walkways

## INTERIOR

- Architecturally designed passages and volume spaces in entries, master bedrooms, living and dining rooms (per residence)
- Formal dining room (per residence)
- Media niche for entertainment center (per residence)
- Livable family room or living room with 42" gas fireplace with painted wood mantel and tile surround
- 9' Ceiling height first and second floors
- Raised panel interior and closet doors with oil rubbed bronze hardware
- 18" x 18" Ceramic tile flooring in entry, kitchen, powder bath, master bath, secondary baths and laundry room
- Designer carpet with upgraded pad in living areas
- Spacious interior laundry room with deep-well sink with faucet and side spray
- Laundry room with white Thermofoil cabinets with ceramic tile countertop and gas dryer hook-up
- Abundant linen storage (per residence)

- Recessed incandescent and fluorescent lighting fixtures (per residence)
- Decorator-selected light fixtures (per residence)
- Decora light switches, dimmers and motion activated switches (per location)
- Rounded drywall corners
- Pre-selected hardwood stained handrails to match cabinets with enamel painted balusters (wood or iron per residence)
- Upgraded baseboard and door casing throughout
- Smoke detectors in hallways and all bedrooms
- Pre-wired for seamless integration of high speed Cat-5 wiring for broadband, in-house networking, telephone, TV and satellite in kitchen, bedrooms, loft, media niche and den
- RG-6 cable TV outlets in media niche, bedrooms, loft and den
- Central hub enclosure (smart panel): All telephone and cable TV cables are homerun terminated in the central enclosures (routers are not included)

## GOURMET KITCHEN

- Granite countertops with 6" backsplash
- Full-height granite backsplash behind the cook top
- Large kitchen island
- Beech recessed panel kitchen cabinetry with roller guides, concealed hinges and white finished interiors
- Spacious walk-in pantry (per residence)
- Adjustable shelving in upper cabinets
- Spacious food preparation island and eating bar (per residence)

- Undercabinet fluorescent recessed ceiling lights
- High-efficiency under cabinet task lighting
- Kitchen Aid Energy-Star stainless steel appliances:
- 36" Built-in commercial-style 6-burner sealed gas cook top (Residences 1, 2 & 4)
- 48" Built-in commercial-style 6-burner and griddle gas cook top with double electric oven (Residence 3)
- 30" Double electric self-cleaning oven with upper convection oven (Residences 1, 2 & 4)
- Built-in microwave oven with turntable

- 36" 3-Speed vented hood with halogen lights (Residence 1, 2 & 4)
- 48" 3-Speed vented hood with halogen lights (Residence 3)
- 43" Stainless steel, double-basin undermount kitchen sink with oil rubbed bronze pullout faucet with sprayer and liquid soap dispenser

- Multi-cycle dishwasher
- Garbage disposal
- Pullout drawer for trash and recycle bins
- Refrigerator area pre-plumbed for icemaker

## LUXURY MASTER BEDROOM AND BATH

- Beech recessed panel cabinetry with oil rubbed bronze hardware
- Raised panel bedroom door
- Marble slab countertops with dual china undermount sinks and 6" backsplash
- 6' Oval luxury bath tub and separate shower with marble tub deck and clear glass shower enclosure
- Designer plumbing fixtures with widespread faucets
- 8' Marble tile shower surround
- Dual, designer shower heads in shower with separate valves

- Decorator lighting over bath sinks
- Designer bath accessories
- Full width mirror above master countertop
- Master closet door with full length mirror
- Frameless medicine cabinets
- Compartmentalized water closet
- Extensive walk-in wardrobe closet with wood shelf and pole

## POWDER BATH/SECONDARY BEDROOMS AND BATHS/LINEN

- Sizable secondary bedrooms with walk-in closets (per residence)
- Marble slab countertops in all secondary baths
- Beech recessed panel cabinetry with concealed hinges and white finished interiors
- Designer plumbing fixtures in powder and secondary baths
- Vitreous china undermount sinks
- Secondary baths with 8' marble tile shower surround

- Decorator lights in secondary bathrooms over sinks
- Decorator bath accessories
- Mirrored medicine cabinets in secondary baths
- Plate glass mirrors (per residence)
- Closets with wood shelf and pole

## ENERGY EFFICIENT FEATURES

- Elongated, low flush, water-saving toilets
- Dual-glazed, Low E vinyl frame windows with screens
- Dual-zone central heating and air-conditioning with energy-saving night set back thermostat
- Heat-saving glass fireplace doors
- Two tankless hot water heaters

- Pressure balanced tub and shower valves throughout
- Water-saving shower heads
- Fully insulated walls and ceilings
- Radiant barrier roof sheathing