

# DELUXE FEATURES PACKAGE

## Energy Saving Features

- 96% High Efficiency Furnace
- Performance Bypass Humidifier
- 13 SEER Central Air Conditioning
- Programmable Thermostat
- Low Maintenance Low-E Energy Star® Vinyl Clad Windows with Limited Lifetime Warranty in White
- Complete D.R. Nelson Energy Seal Package
- Full Exterior House Wrap
- Insulated Interior Basement Walls Per Plan and Energy Code Specification
- Ceiling Fan in Owner's Suite

## Distinctive Exteriors

- Unique designs inspired by Highly Acclaimed Architects
- Extensively Detailed Elevations
- Elevation B Included
- Full Front Facade Brick (1st level brick around sides and rear) (per plan and community)
- Dimensional Limited Lifetime Warranty Shingles
- Attached 2- or 3-Car Garage with Premium Paneled Door Including Full Width Glass Windows and Garage Door Opener (per plan and community — Ask Sales Associate)
- 8' Insulated Front Entry Door (Level 2)
- Insulated Steel Garage Entry Door
- Exterior Electrical Outlets (3 per plan)
- Exterior Water Spigots (2 per plan)
- Screens on Windows and Sliding Doors
- Egress Window in Basement
- Custom Gutters and Downspouts (per plan) in Choice of Color
- Concrete Front Walkway and Steps
- Full 16' Width Concrete Driveway

## Interior Features

- Choice of Standard Single Color Paint Throughout
- 10' 1st Floor Ceilings (per plan)
- 9' 1st Floor Ceilings in Ranch Plans
- 8' 2nd Floor Ceilings (per plan)
- Stepped Dining Room Ceiling (per plan) With Rope Uplighting

- Stepped Master Bedroom Ceiling (per plan) With Rope Uplighting
- Stepped Master Bathroom Ceiling (per plan) With Rope Uplighting
- Stepped Foyer Ceiling (per plan) With Rope Uplighting
- Gas Fireplace (30") with Ceramic Tile Surround (Level 2) and Painted Mantel
- Distinctive Drywalled Architectural Archways (per plan)
- ¾" Pre-Finished Hardwood Flooring in Foyer, Mud Room, Powder Room, Kitchen and Nook (Level 2) (per plan)
- Designer Lighting Package Allowance
- 10 Recessed Lights
- 8' Two-Panel Masonite Interior Doors on Main Floor
- 6'-8" Two Panel Masonite Interior Doors on 2nd Floor
- Operationally Superior By-Pass Closet Doors
- Decorative Door Handles and Hinges in Brushed Nickel, Oil Rubbed Bronze or Chrome (Level 2)
- Poplar Handrail (Level 2) With Choice of Wrought Iron Spindles (Level 2) (per plan)
- Smoke and Carbon Monoxide Detectors
- Premium DELUXE Trim Package (per plan): 5" Interior Base and 3" Casing; 4-1/4" Crown Molding in Interior Step Ceilings of Foyer, Master Bedroom and Bathroom, and Dining Room with Cove Lighting (per plan) and Wainscot on Foyer Walls; Fully Cased Square Openings or Drywall Archways (per plan) and Cased Window Returns (per plan)
- Garage Drywall-Taped
- Laundry Room with 36" Laundry Sink Cabinet (Level 2), Laminate Top, and Hardwood Flooring (Level 2) When Located on 1st Floor (per plan), or Tile Flooring (Level 2) When Located on 2nd Floor (per plan)
- Choice of Carpet with 9 lb. Padding (Level 2)

## Nicely Appointed Kitchens

- Large Island (per plan)
- 42" Designer Cabinetry With Crown Molding (Level 2 Standard Layout) (per plan)
- Spacious Pantries (per plan)
- Standard Choice of Granite Kitchen Countertop and Island (per plan) (Level 2)
- Stainless Steel Microwave and Dishwasher
- Under-mount Stainless Steel Double Bowl Sink
- Garbage Disposal

## Luxurious Baths

- Designer Ceramic Tile Floors (Level 2) (Standard Layout)
- Designer Plumbing Fixture Allowance
- Double Vanity Sinks in Owner's Bath (Top Mount Sinks)
- Choice of Standard Cabinetry in Baths (Level 2)
- 42" High Mirrors in all Baths

- Choice of Granite Vanity in Owner's Bath (Level 2)
- Tiled Shower with Tiled Seat (per plan) in Owner's Bath (Level 2)
- Shower Door in Owner's Bath (Chrome)
- Soaker Tub in Owner's Bath (per plan)
- Choice of Granite Countertops in Baths (Level 2) (Top Mount Sinks)

## Structural/System Features

- Engineered I-Joist Floor System (per plan)
- Full 7'10" Poured Basement with Sump Pump
- Full Height Exterior Application of Basement Damp Proofing Sealant
- Sub Base Used Under Basement Concrete Floor for Superior Drainage
- Electrical Service 200 AMP
- Glued and Screwed Drywall
- PEX® Water Distribution System
- Artega Advantage Full 1 Year Fit & Finish and 2 Year Major Mechanical Systems Warranty
- Artega Advantage 10 Year Structural Warranty
- Rain Resistance Advantech® Engineered Sub Floor with 50 Year Limited Warranty
- 50 Gallon Hot Water Heater
- Laundry Room Prepped for Gas Dryer
- Larger Floor Plans have Zoned or Twin HVAC Systems (per plan)

## Exciting Features Available

- Unique Loggias with Outdoor Fireplaces and/or Outdoor Kitchens and Pizza Ovens
- Various Granite, Tile, and Finish Upgrades
- Numerous Fireplace Options including Two-way Interior/Exterior Fireplaces and Contemporary Linear Fire Wall Units
- Custom Finished Carpentry Options Including Custom Built-ins, Entertainment Centers, Ceiling Beams, Columns, Archways, Wainscot, Crown Molding, Picture Frame Wall Details and Much More!
- Beautiful Hand Laid Floor to Ceiling Stone Fireplace Walls or Kitchen Archways
- Custom Aluminum Clad Windows
- Finished Basement Options
- 3-4 Car Garage Options
- Work/Home Office Solutions
- Energy Saving and Green Building Options including Premium HVAC Systems, Geothermal Heating and Cooling, Tankless Water Heaters, Recycled Flooring, and More!

