

LUXURY FEATURES PACKAGE

Energy Saving Features

- 96% High Efficiency Furnace
- Performance Bypass Humidifier
- 13 SEER Central Air Conditioning
- Programmable Thermostat
- Low Maintenance Aluminum Clad Low-E Energy Star® Windows with Limited Lifetime Warranty
- Complete D.R. Nelson Energy Seal Package
- Full Exterior House Wrap
- Insulated Interior Basement Walls Per Plan and Energy Code Specifications
- 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 & community — Ask Sales Associate)
- Custom 8' Front Entry Door Allowance
- Limestone Address Plaque
- 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 & Downspouts (per plan) in Choice of Color
- Concrete Front Walkway with Steps
- Full 16' Width Concrete Driveway

Interior Features

- Choice of Standard Two-Tone Paint Color Throughout
- 10' 1st Floor Ceilings (per plan)
- 8' 2nd Floor Ceilings (per plan)
- Stepped Dining Room Ceiling (per plan) With Rope Uplighting
- Stepped Owner's Bedroom Ceiling (per plan) With Rope Uplighting
- Stepped Owner's Bathroom Ceiling (per plan) With Rope Uplighting

- Stepped Foyer Ceiling (per plan) With Rope Uplighting
- Large Gas Fireplace (36") with Granite Surround (Level 2) and Choice of Painted Wood Mantel
- Distinctive Drywalled Architectural Archways (per plan)
- Extensive ¾" Hardwood Flooring on Entire Main Floor (except bedrooms/bathrooms) (Level 3)
- Choice Of Upgraded Carpet with 9 lb. Padding (Level 3)
- Custom Lighting Fixture Allowance
- 16 Recessed Lights
- 8' Two-Panel Solid-Core Masonite Interior Doors on 1st Floor
- 6'-8" Two-Panel Solid-Core Masonite Interior Doors on 2nd Floor
- Operationally Superior By-Pass Closet Doors
- Custom Laminate Closet Organizer System Allowance for Owner's Closet(s)
- Upgraded Decorative Door Handles & Hinges in Chrome, Brushed Nickel or Oil Rubbed Bronze (Level 3)
- Poplar Handrail (Level 3) with Choice of Wrought Iron Spindles (Level 3) (per plan)
- Smoke and Carbon Monoxide Detectors
- Custom Plumbing Fixture Allowance
- Premium LUXURY Trim Package (per plan): 5" Interior Base and 3" Casing; 4-1/4" Crown Molding in Kitchen, Family Room, Nook and Powder Bath; 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)
- Laundry Room With 36" Laundry Sink Cabinet and Upper Cabinets (per plan) (Level 2) with Laminate Countertop Over Sink Cabinet, and Hardwood Flooring (Level 2) When Located on 1st Floor (per plan), or Tile Flooring (Level 3) When Located on 2nd Floor (per plan)
- Garage Drywall - Finished & Painted

Nicely Appointed Kitchens

- Large Island (per plan)
- 42" Designer Cabinetry With Crown Molding and Light Rail (Level 8 Gourmet Layout) (per plan)
- Spacious Pantries (per plan)
- Custom Laminated Pantry Organizer (per plan)
- Standard Choice of Granite Kitchen Countertop and Island (per plan) (Level 2)
- Stainless Steel Microwave and Dishwasher
- Prepped For Under-mount Double Bowl Sink
- Garbage Disposal
- Choice of Standard Tile Backsplash (Level 3)
- Kitchen Exhaust Vented to Outside (up to 399 cfm)

Luxurious Baths

- Designer Ceramic Tile Floors (Level 3) (Standard Layout)
- Choice of Upgraded Designer Cabinetry in Owner's Bath (Level 5)
- Choice of Upgraded Cabinetry in Powder Room/Baths (Level 2)
- Double Under-mount Vanity Sinks in Owner's Bath
- 42" High Mirrors in all Baths
- Standard Choice of Granite Vanity in All Baths (Level 2) (Under-mount Sinks)
- Tiled Shower with Tiled Seat in Owner's Bath (Level 3) (per plan)
- Custom Glass Euro-Style Shower Door in Owner's Bath
- Prepped For Jetted Tub in Owner's Bath (per plan)

Structural/System Features

- Engineered I-Joist Floor System (per plan)
- Full 8'10" 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
- High Efficiency 75 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
- 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!

