



Standard Features

- Choice of two, three or four bedrooms
- Walk In closets
- Two car garage
- 9 ft. ceilings on first floor
- Corner gas log fireplace
- Ceramic tile floors in foyer, kitchen, bathrooms and laundry
- Custom wood cabinets and island
- Appliance package includes self-cleaning Whirlpool gas range, dishwasher, microwave oven, disposal
- Double bowl stainless steel kitchen sink
- Water line for refrigerator icemaker
- Wood vanities with china bowls
- Double vanity bowls in Master Bathroom
- Gas line and vent for dryer
- Plush wall-to-wall carpet
- Six-panel doors
- Brushed nickel hardware
- Brushed nickel lighting package available
- Wood door and window trim
- All bedrooms pre-wired for ceiling light and fan
- 6" recess light can or eyeball with white baffle
- Pre-wired with CAT-5 high speed data and telephone line
- Pre-wired cable TV outlets
- Exterior electrical outlet
- Exterior lighting includes street lighting
- Insulated metal garage door
- Hose bib and floor drain in garage
- Concrete patio
- Privacy fence between units
- STC 61 quiet sound wall between units
- Insulated steel front door with choice of glass
- Twenty-five year warranty dimensional fiberglass roof shingles
- Maintenance-free brick construction
- Concrete driveway and sidewalks
- Professionally landscaped grounds
- Energy efficient air conditioning
- Energy efficient gas furnace
- Insulation exceeds code requirements
- One year limited warranty
- Two year limited structural warranty

Available Options

- Dual master suites available
- 18cu.ft. refrigerator with ice maker
- Side-by-side 22cu.ft. refrigerator with ice maker and water in-door
- Whirlpool Microwave with hood
- Whirlpool Electric range in lieu of gas range
- Corian and granite tops for kitchen and baths must be priced and selected with cabinet supplier. The pricing of these tops, depending on color and style, will vary.

Available Options (continued)

- White porcelain sink in lieu of stainless
- Upgraded kitchen cabinets and vanities
- Roll-out pantry doors
- Upgraded laminate counter tops
- Whirlpool Electric and Gas Dryers and Washing machine
- Residential Gateway hub-package includes: Fox box, one 1x4 video module, one 4x8 voice module, two telecom/data taps, for combo taps, interface cables from connection center to NID and satellite premier
- Corner angled sink kitchen design
- Relocated straight sink kitchen design
- Custom theatre pre-wire (surround sound) with speaker taps and theatre taps
- Four-room audio speaker pre-wire
- Symphony select 4-room stereo package with volume controls, speakers and wiring
- Mini-cube theatre package (surround sound) complete w/2 pair mini cubes, 1 center channel, 1 sub woofer wiring
- Additional 110 volt outlet or switch
- Additional cable TV outlets
- Additional CAT-5 outlets
- 220 volt outlet for range or dryer in lieu of gas
- Assemble and install customer ceiling fans
- Assemble and install customer chandeliers
- Hoover central vacuum system. Includes: 4 inlets, one inlet in garage with deluxe accessory kit, one step 120V hose connection, 30 ft. hose with rack, two chrome and two plastic wands, form tools, deluxe quadraflex power nozzle, form brush agitator
- Electronic air cleaner
- Humidifier
- Up to 97% high-efficiency furnace or air conditioner
- Programmable thermostat
- In-slab floor warming with 5 zones
- 5 ft. shower in lieu of standard tub and shower
- Elongated commodes
- Chrome shower and bath tub glass doors
- Brass shower and bath tub glass doors
- 5 ft. Whirlpool tub and shower in lieu of standard tub and shower
- Whirlpool tub with separate shower stall and glass door, larger vanity
- Upgraded carpet (varies by model)
- Wall paint color, except for closets, bonus room, garage and ceilings which will remain white
- Remote control for fireplace
- Garage door opener with keypad and two remotes
- Front door storm door
- Increase patio size (per sq. ft.)
- Open loft option with wooden railing
- Open loft option with drywall 1/2 wall and wooden cap
- Door to loft

BERKSHIRE HATHAWAY
HomeServices
The Preferred Realty

Office: 724-776-3686

www.ThePreferredRealty.com