



Standard Features

Brookefield Estates

Interior Features

Smooth finished ceilings throughout
9' ceilings on 1st floor, 8' on 2nd floor (per plan), vaulted ceilings (per plan)
Tray ceiling in Master Bedroom (per plan)
Ceramic tile flooring in the kitchen/breakfast area, laundry & bathrooms
Hardwood In Foyer and dining room
Upgraded Mohawk® carpet with high-density carpet pad (6lb) in Family Room, Bedrooms, & Bonus Room (per plan)
4 1/4" base board throughout
2 panel interior doors with satin nickel hardware
CAT5e Phone wiring in Family Room, Kitchen, Bonus Room and all Bedrooms
RG-6 Cable wiring in Family Room, Bonus Room, and all Bedrooms
Ceiling fan pre-wire in all Bedrooms and Bonus Room (per plan)
Ceiling fan installed in Family, Master Bedroom, lanai (per plan) and Carolina Room (per plan)
Seagull® Antique Brushed Nickel lighting fixtures in Foyer, Dining, Breakfast Room and all Baths
Ventilated closet shelving
Fireplace with slate surround

Kitchen Features

GE® Kitchen featuring black on black smooth-top self cleaning oven
GE® Energy Star rated multi-cycle dishwasher
GE® Space saver vented microwave
GE® Energy Star rated side by side refrigerator
Upgraded 36" flat panel maple cabinets
Moen® "Camerist" stainless steel pull out faucet
Granite countertops with 8" undermount double bowl stainless steel sink
4" Granite backsplash
Seagull® Recessed lighting in Kitchen (per plan)
1/3 HP® Badger® garbage disposal
Gas line for natural gas range

Bathroom Features

Garden tub with separate glass enclosed shower with cultured marble surround in master bath
34" raised maple cabinets in master bath with cultured marble vanity
Dual sinks in master bath
Moen® "Eva" brushed nickel faucets & Moen® "Mason" satin nickel towel bars
Bathrooms with cultured marble vanities and elongated commodes
Pedestal sink with oval mirror in powder room (per plan)
Recessed medicine cabinet with beveled glass in master bath
Moen® brushed nickel faucets in baths

Exterior Features

Beautiful rear covered lanai (per plan)
Spacious garage with decorative steel raised panel garage door
Two Coach lights on Garage
Garage door openers
Two garden hose connections (per plan)
Two weather proof GFI duplex outlets (per plan)
Finished garage
6 panel fiberglass-insulated front door with satin nickel hardware & kickplate
Concrete walks & driveway per home site
Security deadbolts on all exterior doors
Monolithic slab foundation
Shutters (per plan)
Low maintenance beaded vinyl siding
30 year architectural shingles
Termite treatment with pest Taexx® tubes
Professionally designed landscape package to include full sod, full rear yard accented with foundation shrubbery (per plan)
1-2-10 year homeowners warranty

Energy Efficiency Features

90% AFUE Gas Furnace
13 SEER Electric AC
Low-E vinyl single-hung windows with ½ screens
50 gallon Rapid Recovery hot water heater
Programmable Thermostats
CO2 detectors on every floor

Home Automation Schlage Link® System

One module
One entry lock control
Programmable Thermostat by Trane®

Community Features

HOA
Within minutes from the Beach and other great attractions
Convenient to shopping & major roadways

For more information please contact your
New Home Consultant

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