

# The Highlands at Trophy Club – 6900 Elite Collection

## Standard Features List

### Exterior Features

- Choice of Quality Acme or Boral Brick Construction
- Thirty-Year Composition Shingle Roof
- Programmable Sprinkler System w/ Rain Freeze Sensor
- 8' Rustic Stained Front Door w/ an Oil Rubbed Bronze Handle
- Six-Foot Stained Privacy Fence with Metal Post
- Exposed Aggregate Driveway & Lead Walk
- Stone Elevations with Field Built Cedar Shutters
- Pre-wired for speakers w/ Volume control at patio
- Fully Sodded Front, Side & Rear Yards
- Exterior Weatherproof Outlets - Front & Rear
- Professionally Landscaped Front Yard
- Room Finished Garage Interior & Insulated Garage Door
- Elegant Rustic Bronze Coach Lights
- Full Gutter System
- Automatic Garage Door Opener with Remotes
- Stained Wood Overlay for Exterior Garage Door
- Covered Patio
- Uplights on Front Elevations
- "Built-In" Pest Control & Termite Treatment System

### Energy-Efficient Features

- Efficient Heating & 14 Seer HVAC
- Touch Screen Programmable Thermostat
- Radiant Barrier Roof Decking
- Double Pane "Low E" Vinyl Windows
- R-38 Blown-In Attic Insulation
- High Efficiency Insulation Package
- Insulated Polysealant on Exterior Walls, Doors & Base Plates
- Job Installed Weather Stripping & Thresholds at Exterior Doors
- R-6 HVAC Ducting
- Two 50-Gallon Quick Recovery Gas Water Heaters (Per Plan)

### Interior Features

- Electronic Security System & Smoke Detectors Throughout
- Hand-Laid Tile in Entry, Kitchen, Nook, Utility & all Baths
- Luxurious Wall-to-Wall Carpeting with ½" Pad
- Stone Fireplace & Hearth with Cedar Mantle
- Gas Logs, Glass Doors & Automatic Starter for Fireplace
- Elegant Wood Stair Rails and Wrought Iron Balusters\*
- Phone/TV Combo in planning center & study, where applicable
- Pre-Wired for TV in all Bedrooms
- DSS Drop in Family Room, Gameroom & Theater Room\*
- Pre-Wired for Phones in Kitchen, Gameroom, Study & all Bedrooms
- Floor plug in family room and study
- Pre-Wired for rear speakers at family room
- Elegant Crown Molding & Chair Rail in Study & Dining Room\*
- Elongated Commodes in all Baths
- Vaulted & Raised Ceilings\*
- Oil Rubbed Bronze Lighting in Foyer, Dining, Nook & all Baths
- 8' Two-Panel Interior Roman Doors on First Floor
- 6" Base Molding Throughout First Floor
- Moen® Oil Rubbed Bronze Accessories in all Baths
- Designer White Cabinets in all Secondary Baths
- Skip Trowel Texture in Kitchen & Powder Bath
- Ceiling Fan with Décor Lighting in Family Room, Gameroom, Study & All Bedrooms
- Furniture Style Vanity with Marble Top & Picture Frame Mirror in Powder Bath
- Elegant Crown Molding in Foyer, Family Room, Kitchen/Nook & Master Suite

## Kitchen Features

- GE® Stainless Steel Multicycle Dishwasher
- GE® "Built-In" Stainless Steel Self-Cleaning Oven
- GE® "Built-In" Stainless Steel Microwave
- GE® 30" Stainless Steel Gas Burner Cooktop
- Updraft Hood Vented to Exterior
- Stainless Double-Bowl Undermount Sink
- 3CM Granite Countertops
- Tile Backsplash
- Large Family-Style Island with Granite Countertop
- High Capacity Food Disposal
- Job-Stained 42" Upper Kitchen Cabinetry
- Under Cabinet Lighting
- Spacious Utility Room
- Large Kitchen Pantry Closet (Per Plan)\*

## Master Suite Features

- Oversized Walk-In Closets
- Ceiling Fan w/ Décor Lighting in Master Suite
- His & Her Vanities with Job-Stained Cabinets
- Granite Tops & Undermount White Square Sinks
- Hand-Laid Tile Flooring in Master Bath
- Oversized Glass Enclosed Shower w/ Tile Surround & Granite Seat
- Oil rubbed bronze Moen® faucets
- Job stained cabinets with framed mirror

## Additional Features

- Ten-Year Limited Structural Warranty
- Post-Tension Engineered Foundation
- Full Twelve-Month Builders Warranty
- Pex Plumbing

## Optional Features Available

- Options for Upgraded GE® Appliances
- GE® Stainless Steel Refrigerator
- G.E.® Stainless Steel Glass Top Electric Cooktop
- G.E.® White Gas or Electric Dryer
- G.E.® White Washer
- 2" Faux Wood Blinds
- Theater Room Equipment
- Standing Seam Metal Roof on "C" Elevations
- Floor to Ceiling Stone Fireplace or Cast Stone
- Gas Drop in Utility Room and/or on Patio
- Split Home Run for DSS lines
- Upgraded Tile/ Travertine/ Tumbled Stone
- Security Keypad in Front Entry and/or Master Suite
- Full Wall of Stained Book Shelves & Drop Beamed Ceilings in Study
- Intercom System
- Rinnai® Tankless Water Heaters
- Wrought Iron Front Entry Door
- Multi-functional planning center (Per Plan)
- Granite Counter Top on Planning Center
- Elegant Jetted Corner Garden Tub
- Double Ovens
- Landscape Up-Lights
- Optional Media Room (Per Plan)
- Optional Study (Per Plan)
- Choice of Hardwood Floors in Study, Family Room, Formal Dining, main hallway, kitchen/nook, master bedroom

\*Per plan, ask your New Home Consultant for details. The specific features in a home may vary from home to home and from one community to another. We reserve the right to substitute equipment, material, appliances and brand names with items of equal or higher, in our sole opinion, value. Color and size variations may occur. The prices of our homes, included features, and available locations are subject to change without notice. Please see actual home purchase agreement for additional information, disclosures and disclaimers relating to the home and its features. Effective 04/28/2014