



Inwood Hills

BROOKSTONE - III COLLECTION

ei Standard Features

Luxury INCLUDED Features

- ✓ **Upgraded stainless steel appliances with gas range**
- ✓ **GE® Energy Star® stainless steel refrigerator**
- ✓ **3 CM Granite kitchen countertops with undermount sink (Level 1)**
- ✓ **Solid mahogany front entry door with ornamental glass (Level 1)**
- ✓ **Elegant crown moulding in entry, nook, kitchen, family and dining (per plan)**
- ✓ **3rd Party Inspected & Certified® E-Star Home**
- ✓ **Owens Corning® Energy Complete insulation**
- ✓ **DOW R-3® insulated sheathing**
- ✓ **Jumper Ducts in all bedrooms**
- ✓ **R-38 blown attic insulation**
- ✓ **R-10 Insulated attic access pull down stairs**

Interior Features

- ♦ Stylish Santa Fe 2-panel arch top interior doors
- ♦ 2" Faux wood blinds on all operable windows
- ♦ Rounded drywall corners (excludes window returns)
- ♦ Moen® plumbing fixtures, light fixtures, and accessories in bathrooms
- ♦ Ceiling fans in family room, master bedroom and game room (per plan)
- ♦ Low Volatile Organic Compound (VOC) paint
- ♦ On-site stained wood hand rails with wrought iron balusters
- ♦ 12"X12" ceramic tile floors in entry, kitchen, nook, all bathrooms and utility room
- ♦ Low Volatile Organic Compound (VOC) Stain Guard® continuous carpeting
- ♦ Pre-wired for cable in family room, all bedrooms, and game room (per plan)
- ♦ Programmable thermostat with humidity control
- ♦ Full security system with 1 keypad

Bathroom Features

- ♦ Luxurious soaker garden tub in master bathroom
- ♦ Beautiful ceramic tile surround in master shower
- ♦ Stylish cultured marble vanity tops with wave bowl sink in all bathrooms
- ♦ Beautiful ceramic tile tub/surround in secondary bathroom
- ♦ WaterSense® certified faucets and shower heads
- ♦ Elongated commodes in master and powder baths
- ♦ Rain glass window in master bathroom

Kitchen Features

- ♦ 42" wall cabinetry with decorative crown moulding
- ♦ GE® microwave oven vented to exterior of home (per plan)
- ♦ GE® self-cleaning range
- ♦ GE® multi-cycle dishwasher
- ♦ WaterSense® certified single-lever chrome faucet chrome faucet with separate side spray
- ♦ Stainless Steel kitchen sink with laminate countertops
- ♦ Recessed lighting with CFL lamps
- ♦ 12"X12" ceramic tile backsplash on diagonal

Construction Features

- ♦ PEX plumbing system
- ♦ High-quality composition shingles
- ♦ Third-party code certified inspection process
- ♦ Radiant Barrier roof decking to reduce attic temperature
- ♦ Triple-coated Low-E 366 glass insulated vinyl windows
- ♦ Lennox Energy Star® 15 SEER rated HVAC system with heat pump and fresh air intake
- ♦ MERV 11 media filter for better interior air quality
- ♦ Roof ridge ventilation and air vents (where needed)
- ♦ 3000-PSI post-tension foundation certified onsite by an independent engineer

Insulation Specifications

- ♦ R-30 flat ceilings (where accessible)
- ♦ R-22 sloped ceilings
- ♦ R-13 walls (minimum)

Exterior Features

- ♦ Low-maintenance insulated fiberglass 6-panel front entry door
- ♦ Insulated garage door with opener and 2 remotes
- ♦ Finished-out garage with tape, bed, and paint
- ♦ Fully sodded front, rear and side yard
- ♦ Full irrigation system with rain and freeze sensor
- ♦ Front landscape package with backyard fencing
- ♦ Low-maintenance fiber-cement siding and continuous soffit with 30-year warranty
- ♦ Full gutters
- ♦ "Built-in" pest control and termite treatment system

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.