

VILLAGE BUILDERS

Somerset - Chateau Collection

Interior Features

- ✦ Hand-laid tile in entry, kitchen, nook, utility and all baths
- ✦ Hand-scraped 2.25" plank wood floor in study
- ✦ 8' solid core interior doors with 5¼" base moulding at first floor
- ✦ Elegant cast stone fireplace surround with corbel legs
- ✦ Direct vent fireplace with natural gas logs and automatic starter
- ✦ Beautiful wood stair rails and wrought iron balusters *
- ✦ Elegant crown molding in foyer, family room, kitchen/nook and master suite plus chair rail in study and dining room *
- ✦ Pre-wired for TV in all bedrooms
- ✦ iTV multi-media jack in family room, gameroom
- ✦ Pre-wired for phones in kitchen, gameroom, study and all bedrooms
- ✦ Floor plug in family room and study
- ✦ Pre-wired for surround sound at family room
- ✦ Ice maker line at freezer space in utility
- ✦ Phone/TV combo in study, where applicable
- ✦ Elongated commodes in all baths
- ✦ Vaulted and raised ceilings*
- ✦ Designer lighting in foyer, dining, nook and all baths
- ✦ Moen® accessories in all baths
- ✦ Designer white cabinets in all secondary baths
- ✦ Ceiling fan with décor lighting in family room, gameroom, study and all bedrooms
- ✦ Custom furniture style vanity with, 3 cm granite top and undermount sink in powder bath
- ✦ Handsome studies with stained french doors, crown, base, and case mouldings
- ✦ Decora rocker style electrical switches
- ✦ Spacious utility room

Kitchen Features

- ✦ Monogram "built-in" 36" stainless steel gas 6-burner range cooktop
- ✦ GE® Profile stainless steel multi-cycle dishwasher
- ✦ GE® Profile "built-in" stainless steel self-cleaning convection oven
- ✦ GE® Profile "built-in" stainless steel microwave
- ✦ Updraft custom wood hood vented to exterior
- ✦ GE® Profile "built-in" refrigerator
- ✦ Stainless double-bowl undermount sink
- ✦ Level-2, 3cm granite countertops
- ✦ Designer tile backsplash laid on diagonal
- ✦ Giant family-style island with level-2, 3cm granite countertop
- ✦ Site-stained floor to ceiling custom cabinetry with glass accents*
- ✦ Under cabinet lighting
- ✦ Pendant lights at island
- ✦ Large kitchen pantry *

Master Suite Features

- ✦ Oversized walk-in closet
- ✦ Ceiling fan with décor lighting
- ✦ His and her vanities with furniture style site stained cabinets
- ✦ Level-1, 3cm granite tops with undermount sinks
- ✦ Spacious walk-in shower with tile floor, walls, glass enclosure, and granite seat
- ✦ High arch satin nickel Moen® faucets
- ✦ 42" mirrors with beveled edge
- ✦ Frameless shower in master bath

Exterior Features

- ✦ Choice of quality ACME or Boral brick construction
- ✦ Programmable sprinkler system with rain freeze sensor
- ✦ Decorative extra wide 8' mahogany door with glass and wrought iron grill
- ✦ Stained cedar fence with metal post
- ✦ Buried foundation maintenance zone
- ✦ Elegant elevations with brick and stone combination
- ✦ Professionally landscaped front yard, and fully sodded on entire homesite
- ✦ Room finished garage interior and insulated cedar garage door
- ✦ Automatic garage door opener with remotes
- ✦ Full gutter system
- ✦ Field built cedar shutters *
- ✦ Covered patio with ceiling fan
- ✦ Uplights on front elevation
- ✦ Exposed aggregate driveway and lead walk

Energy-Efficient Features

- ✦ Lennox Energy Star® 16 SEER rated HVAC system with fresh air intake
- ✦ Touch screen programmable thermostat
- ✦ High efficiency insulation package
- ✦ Radiant barrier roof decking
- ✦ Double pane "Low E" vinyl windows
- ✦ R-38 blown-in attic insulation
- ✦ Insulated polysealant on exterior walls, doors, base plates and extrusion holes
- ✦ Job installed weather stripping and thresholds at exterior doors
- ✦ R-6 HVAC ducting
- ✦ Tankless water heater system
- ✦ Efficient natural gas heating
- ✦ Dow® sheathing moisture protected wall system

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Optional Features Available

- ✦ Pre-wire for speakers with volume control at patio
- ✦ GE® white, gas or electric front-load dryer
- ✦ GE® white front-load washer
- ✦ Theater room
- ✦ Theater room equipment package
- ✦ Standing seam metal roof on "c" elevations *
- ✦ Custom mantel choices
- ✦ Floor to ceiling stone fireplace surround *
- ✦ Gas drop in utility room and/or on patio
- ✦ Upgraded tile/ travertine/ tumbled stone
- ✦ Security keypad at front entry and/or master suite
- ✦ Full wall of stained book shelves in study
- ✦ Drop beamed ceilings in study
- ✦ Decorative iron entry door
- ✦ Planning Center*
- ✦ Granite countertop on planning center*
- ✦ Luxurious upgraded wall-to-wall carpeting
- ✦ Schlage home automation
- ✦ Free standing master tub
- ✦ Master bath jetted tub
- ✦ Utility room sink options
- ✦ Choice of hardwood floors in family room, formal dining, main hallway, kitchen/nook, master bedroom

Optional Features Available Cont.

- ✦ Wet bar in gameroom
- ✦ Luxury master bath layout
- ✦ Coffee bar in master bath
- ✦ Linen cabinet in master bath
- ✦ Outdoor fireplace on patio
- ✦ Outdoor living area with multiple options
- ✦ Contemporary interior design package*
- ✦ Third car garage*
- ✦ Double oven
- ✦ Optional full wood staircase
- ✦ Contemporary stainless steel wall hood
- ✦ Built-in cabinets with optional fireplace in study
- ✦ Rain shower head in master shower
- ✦ Salt-finish driveway and leadwalk
- ✦ Credenza at mud bench area

Quality and Value

- ✦ Ten-year limited structural warranty
- ✦ Professionally engineered post-tension foundation individually engineered for each homesite
- ✦ Zurn PEX® freeze tolerant plumbing system with a 25 year manufacturer's warranty
- ✦ In-wall pest system (maintenance plan not included)
- ✦ All framing plans are designed and structurally certified by a professional engineering firm
- ✦ Weyerhaeuser® iLevel silent floor® engineered floor systems on all two story plans with ¾" tongue and groove oriented strand board subfloor glued, screwed and nailed in place
- ✦ Professional interior designers to help you with all material and color selections at our design center
- ✦ Numerous upgrades available to fully personalize your new home
- ✦ All Village Builder homes are backed by a limited one year homebuyer's warranty