



# Gulf Coast Included Features

## ATTRACTIVE INTERIORS:

- Durable and Attractive Hard Surface Flooring in Foyer, Family Room and Dining Room, per plan
- Satin Nickel Door Hardware
- 1/2 -Inch, 6-Pound Nominal Carpet Pad
- Shed Resistant, Continuous Filament Carpet with Stainguard
- 5-Blade Ceiling Fan with Light Kit in Master Bedroom, Family Room, Flex Room and Game Room, per plan
- Block for Ceiling Fan in all Secondary Bedrooms
- Divided Lite Windows to Compliment Front Elevations
- 2" Faux Wood Blinds on All Operable Windows
- Rounded Drywall Corners Throughout Home (excludes window returns)
- Monterey Drag Textured Walls and Ceilings
- Raised Panel Interior Doors Throughout Home
- Designer Light Fixtures Throughout Home
- Decora Rocker Switches Throughout Home
- Security System with Motion Detector, Keypad and Sensors at First Floor Windows and Exterior Doors
- Designer Two-Toned Paint Package

## EXTERIOR DESIGN & CONSTRUCTION FEATURES:

- Eye-Catching Exterior Elevation with Architectural Detailing
- Weatherproof Fiber-Cement Siding with 30 Year Warranty
- Landscape package with Backyard Fencing, per community guide
- Full Sod in Front Yard
- Front Elevation Gutters
- Stylish Energy Efficient Front Door
- Half Lite Back Patio Door with Built-In Mini-Blind
- Designer Coach Light, per plan
- Hose Bibbs at Front and Rear of Home
- Genuine Fired Clay Brick
- Masonry Address Block
- Deadbolt Locks on Exterior Doors, where applicable
- Weatherproof Exterior Outlets at Front and Rear of Home
- Design Enhanced Over-Head Garage Door with Opener and 2 Remotes
- 3000 PSI Post-Tension Foundation Certified by an Independent Engineer
- Engineered Subfloor Framing System on Two-Story Homes
- 3/4-Inch Tongue and Groove Subflooring Secured with Screws and Adhesive on Two Story Homes

## ENGAGING KITCHEN FEATURES:

- Stylish Black Appliance Package:
  - Fully Integrated Dishwasher
  - 30" Free Standing Self-Cleaning Gas Range
  - Microwave with Soft Touch Panel
  - 21 Cubic Feet Refrigerator
- Durable and Attractive Hard Surface Flooring in Kitchen and Breakfast Area
- 36" Designer Cabinets with Crown Moulding
- Granite Countertops
- Natural Stone Backsplash
- Deep Dual Basin Stainless Steel Sink
- Chrome Finished Faucet with Pull Out Spray Nozzle
- Insulated Garbage Disposal
- Recessed Lighting in Kitchen and Breakfast Areas, per plan
- Electric and Gas Connections at Range, per Community

Prices are non-negotiable

Continued on Back



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## ENERGY EFFICIENCY & TECHNOLOGY:

- Energy Star 3.0 Builder - Every Home Independently Inspected to Meet Stringent Energy Star Guidelines
- Exterior Air Filtration Damper
- Automated Keyless Entry
- Programmable Thermostat with Humidity Control
- 16-SEER Air Conditioning System
- Radiant Barrier Roof Decking to Reduce Attic Temperature
- Roof Ventilation and Air Vents, per plan
- (1) 50-Gallon or (2) 40-Gallon High Efficiency Gas Water Heaters, per plan
- R-38 Insulation in Flat Ceilings (where accessible)
- R-22 Insulation on Sloped Ceilings and Attic Walls
- R-13 Insulation on Exterior Walls (where applicable)
- Poly Seal Insulation Throughout to Minimize Air Infiltration and Ensure Energy Efficiency
- High Performance, Multi-Layer Low E Insulated Windows for Added Energy Efficiency
- Vinyl Window Frames in Tan Color
- Structured Wiring System to Meet or Exceed Development Specifications
- Wiring for Telephone Outlets in all Bedrooms, Kitchen and Game Room, per plan
- Wiring for Cable Outlets in All Bedrooms,
- Multi-port Branch and Tee Plumbing System

## ELEGANT MASTER BATH:

- Durable and Attractive Ceramic Tile on Bath Floor
- Luxurious Garden Tub, per plan
- Separate Shower with Ceramic Tile Surround, per plan
- Semi-Frameless Glass Shower Enclosure, per plan
- Opaque Rain Glass Window at Tub, per plan
- Climate Controlled Master Closet with Fluorescent Lighting
- Designer Vanity Cabinets to Match Kitchen
- Stylish Dual Cultured Marble Vanity Tops, per plan
- Full Width Vanity Mirror
- Chrome Finished Washerless Faucets
- Chrome Finished Plumbing Accessories
- Water Conserving Elongated Commode

## IDEAL SECONDARY BATHS

- Durable and Attractive Ceramic Flooring
- Ceramic Tile Shower Surrounds
- Designer Vanity Cabinets to Match Kitchen
- Stylish Cultured Marble Vanity Tops
- Full Width Vanity Mirror
- Chrome Finished Washerless Faucets
- Chrome Finished Plumbing Accessories

## POWDER ROOM FEATURES (per plan):

- Durable and Attractive Hard Surface Flooring
- Porcelain Pedestal Sink
- Decorative Oval Mirror
- Chrome Finished Washerless Faucet
- Chrome Finished Plumbing Accessories
- Water Conserving Elongated Commode

## UTILITY ROOM FEATURES:

- Durable and Attractive Ceramic Tile
- Shelving for Convenient Storage
- Top Load Washer and Electric Dryer
- Freezer Space, per plan

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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 information, disclosures and disclaimers relating to the home and its features. 01/03/14.