

# INCLUDED FEATURES

## Liberty Village - Sandpiper Series

### Dramatic Interior Features

- Smooth finished ceilings throughout
- 9' ceilings on 1st floor
- 8' ceiling on 2nd floor
- Resilient vinyl flooring in all baths & laundry room
- Upgraded **Shaw**® carpet with high-density carpet pad (6 lb.) in bedrooms, family room, living room/study and bonus room (all per plan)
- Laminate vinyl plank floors in foyer
- 3 1/4" base boards on all locations
- 2-panel interior doors with brushed nickel hardware
- Overhead lighting in all bedrooms
- Pre-wired for one CAT-5 Phone outlet
- Pre-wired for five RG6 Cable outlet
- Ceiling fan pre-wired in master bedroom, family room, bonus/loft, guest suite, and screened porch, all secondary bedrooms, and study (all per plan)
- Ventilated closet shelving
- Window sills

### Designer Kitchen Features

- LED lighting in kitchen
- **Frigidaire**® black appliances including:
  - Gas range
  - Space saver microwave
  - Energy Star**® rated multi-cycle dishwasher
  - Garbage disposal 1/3 HP
- **Moen**® "Arbor" stainless steel pullout faucet
- Laminate countertops with stainless steel sink
- Upgraded 36" maple Fairfield cabinets with crown molding and brushed nickel hardware.

### Bathroom Features

- Master Bathroom sinks w/ double bowl cultured marble vanity with a matte finish (per plan)
- **Moen**® Chateau chrome faucets

- Master Bath features luxurious 5' walk-in shower with a built-in seat (cultured marble surround with a matte finish), & a clear glass shower enclosure (per plan).
- Elevated vanity in master bath
- Pedestal sink in powder room with chrome faucet and decorative mirror (per plan)
- Elongated toilets with soft close lids
- **Moen**® towel hooks

### Architectural Features

- Beautifully crafted, distinctive elevations
- Low-maintenance aluminum and vinyl soffits/trim
- 6-panel fiberglass-insulated front door with brushed-nickel hardware.
- 10X12 patio or covered lanai (per plan)
- Spacious garage with decorative Lowcountry Style garage door with faux hinges
- 25 year shingles
- Two coach lights on garage
- Two garden hose connections (per plan)
- 1/2 HP garage door opener with two remotes
- Garage is paint ready
- Concrete walks & driveway per home site
- Security deadbolts on front and back door.
- Monolithic slab foundation
- Paneled shutters per plan
- Professionally designed landscape package
- All homes sealed by a licensed Engineer and Engineered IRC code compliant
- All homesites tested for structural bearing capacity

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### Energy Efficient Features

- **Rinnai**® tankless water heater
- **14 SEER** energy-efficient heating and central air conditioning systems w/ programmable thermostat (dual zone per plan)
- **Low E** insulated vinyl single hung windows w/ 1/2 screens
- CO2/Carbon Monoxide detectors on each floor
- Individual home testing, and inspections performed on every home throughout the construction process to include duct blast testing & blower door testing
- **House wrapped** to provide additional protection from air and water infiltration.
- Foam caulking around exterior doors and windows
- Energy efficient insulation (R30 in ceiling, R13 in walls)
- **LED** lighting in kitchen and hallways (per plan)

### Builder Services

- 1-2-10 year homeowners warranty
  - 1 year overall limited coverage
  - 2 year systems protection
  - 10 year limited structural warranty
- Homeowner Meetings
  - Pre-construction meeting
  - Pre-drywall meeting
  - New Home Orientation
- **Sentricon**® Bait Station and in-ground Termite treatment with bond

### Community Features:

- Future proposed amenity center
- Minutes to I-26, Downtown Summerville, and great shopping and dining
- Homeowners Association

For more information please contact your  
New Home Consultant at Liberty Village  
(843) 514-8295

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