

## HOWELL FARM INCLUDED FEATURES

### EXTERIOR FEATURES

- Low maintenance vinyl siding
- Brick or stone accents (per lot)
- Metal roof accent (per lot)
- Architectural shingles
- Garage door with decorative hinges and handles, garage door opener and (2) WIFI compatible remotes and (1) keypad
- Professional landscape package includes sod, seed & straw per lot with attractive shrubbery package
- Attractive and durable fiberglass entry door
- Satin nickel or black locksets with deadbolts on front and rear exterior doors (per lot)
- Vinyl, single hung, tilt windows with integrated grids and screens
- Concrete driveway, front walks, and screened porch or deck (per lot)
- (2) Exterior hose bibs and exterior outlets
- Gutters on front and rear of home
- (2) Flood lights on rear of home

### INTERIOR FEATURES

- 9' Smooth ceiling with smooth finish on 1<sup>st</sup> floor
- Raised panel Rockport interior doors and satin nickel or black hardware throughout (per lot)
- 3¼ door casing and upgraded 5¼ baseboard
- Coffered ceiling in formal dining room with Judges panels
- LVP flooring in foyer, kitchen, bathrooms, laundry, dining and great rooms. (per lot)
- Carpet and upgraded 8lb carpet pad in bedrooms and bonus (per lot)
- Wood closet shelving in primary bedroom closet and pantry. Ventilated closet shelving system in all other closets (per lot).
- Ceiling fans in great room, primary bedroom, bonus room & screen porch (per lot)
- Electric fireplace, upgraded mantle and black granite surround
- (2) USB port outlets – one in kitchen & one in primary bathroom
- Fiber optic community, wireless capability

### KITCHEN FEATURES

- Gallery Gourmet stainless steel Frigidaire appliance package to include an electric cooktop, double wall oven, microwave, and dishwasher
- Staggered kitchen cabinets with soft close doors, crown molding, handles or knobs per plan, and a ceramic tile backsplash
- Upgraded chrome or matte black kitchen faucet with pull out sprayer (per lot)
- Granite or Quartz countertops (per lot) with 10" single bowl under mount stainless steel sink

### BATHROOM FEATURES

- Raised height cabinets in primary and common baths
- Garden tub with tile surround and separate tile shower with fiberglass pan floor in primary (per lot)
- Quartz countertops with under mount porcelain sinks in all baths
- Pedestal sink with mirror in half bath (per lot)
- Fiberglass tub/shower combinations in common baths
- Upgraded mirrors in all bathrooms
- Comfort Height, Elongated toilets in all baths
- Chrome or matte black plumbing fixtures (per lot)
- Chrome, brushed nickel or black bath accessories (per lot)

### ENERGY SAVING FEATURES

- House wrap on all exterior walls
- 14 Seer2 energy efficient heat pump
- Efficient professional engineered insulation system includes composite R-values of R-38 in ceilings and R-15 in walls
- Energy efficient 50-gallon electric water heater
- Programmable digital thermostats
- Low-E Windows
- Ceiling fan pre-wired in all bedrooms

### CUSTOMER CARE

New Home Orientation.

#### WARRANTY

1-Year Home Warranty – see warranty manual for details.

Full-time warranty staff.

Calls returned to customers within 24 hours Monday-Friday.

Most claims completed within 7 days



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