

# BUILDER SPECIFICATIONS



## FOUNDATION

Pre-Treatment against Termites with a One-Year Warranty  
Poured Concrete Walls (community specific)  
Insulated Foundation Drainage System with a 20-Year Warranty

## FRAMING

2 X 4 Walls with Stud Spacing 16 Inches on center  
OSB Wall Sheathing  
OSB Roof Sheathing  
Engineered Floor Joist System (Wood I-Beams) 16 Inches on center  
3/4 Inch Tongue & Groove Structural Subfloor  
Engineered Roof Trusses

## EXTERIOR FEATURES

Single-hung Vinyl, Insulated Double-pane Windows with Screens  
Wood Grained Fiberglass or Metal Entry Door (community specific)  
6 1/2 Inch Beaded Vinyl Siding/Optional Fiber Cement  
Lawrenceville Brick or/Stone Façade (per plan)  
30 Year Dimensional Shingles by GAF  
Paved Driveway  
Broom Finished Lead Walks  
Landscape & Sod Packages  
2 Electric Outlets (front & rear)

## PLUMBING

Faucets in Polished Chrome.  
PVC Drain Pipes and Pex or CPVC Water Lines  
2 Exterior Hose Bibbs  
50 Gallon Electric Water Heater  
Polished Chrome Bath Accessories

## AVAILABLE UPGRADES AND/OR STANDARD FEATURES BY COMMUNITY

Upgrades in Flooring, Kitchens, Fireplace and Appliances are available in each community

\* Effective Oct. 31, 2008 - information subject to change

## INTERIOR FEATURES

Red Oak Hardwood Stairs w/ Painted Pine Risers in Finished Areas  
2 Cable Ports– Master Bedroom, Living Room  
3 Phone Jacks– Master BR, Living Room, Kitchen  
Pre Wiring for Ceiling Fans in Master Bedroom and Great Room/Family Room (fans not included)  
Flat Finish Paint on Walls & Ceilings  
Semi-gloss Paint on Interior Trim  
Brushed Nickel Door Hardware w/Lever Handles  
Brushed Nickel Light Fixtures  
Ventilated Shelving in Closets  
Mid-Continent Bayfield Cabinetry w/ Brushed

## ENERGY SAVING FEATURES

Two Zoned or Single Zoned (per plan) High Efficiency Heat Pumps by Amana (13 SEER Heating & Cooling) and/ or  
Optional - High Efficiency Furnace 92% Efficient Gas Furnace & 13 SEER Cooling System by Amana  
House Wrap on Exterior Walls  
R-13 Batt Insulation in Exterior Walls  
R-38 Blown Insulation in Attic  
R-19 Batt in Crawl Space Joists (where appropriate)  
R-11 Batt Insulation over Basement Exterior Walls (Vinyl-Wrapped)  
GE Appliances, Energy Star Rated Dishwasher  
Insulated Windows  
Caulked Utility Penetrations & Exterior Wall Plates

## CUSTOMER SERVICE

Pre-start, Pre-drywall & Final Orientation Meetings with Project Manager  
Pre-settlement Inspection  
20-year HouseGuard Warranty (Basement waterproofing)  
1-year Termite Warranty  
30-Day Warranty Letter and Survey  
11-Month Warranty Inspection.  
1 Year Homeowner's Warranty



\*Effective 10/06/08 – Information subject to change without notice.

