

BUILDER STANDARDS

Maggie Way

EXTERIOR FEATURES

- Architectural Shingles
- Covered Front Porch with Brick Accent (Per Plan) (Rails per code): Stone Accents Offered as Upgrade
- Garage Door with Decorative Glass Insert (Includes Garage Door Openers)
- Variform Vinyl Siding - Board & Batten or Shake Accent (Per Plan)
- Stem Wall Slabs Or Crawl (Per Lot)
- Rear Covered Porch (10x12 or 12x12 Per Plan), No Grilling Pad, Ceiling Fan Prewire, Screening Optional
- Concrete Driveway with Picture Framing
- Professional Landscaping Package - Sod in Front & Side Yard / Seed & Straw in Rear Yard
- Professional Landscaping Package - Attractive Shrubbery Package & One Ornamental Street Tree in Front Yard
- Seamless Aluminum Gutters (Per Plan)
- Single Hung White Windows (Grid Pattern on Front Windows / Clear on Side and Back Windows)
- Painted Front Door
- Shutters (Per Plan)

INTERIOR FEATURES

- 9' Ceilings First Floor
- 8' Ceiling Second Floor
- 5 1/4" Baseboards Throughout
- First Floor Trim Package - One Piece Crown Molding (Per plan)
- Formal Dining Room Trim Package - One Piece Crown Molding / Wainscoting w/ Chair Rail (Per Plan)
- Entry Foyer Trim Package - One Piece Crown Molding
- Mohawk Laminate Flooring (Kitchen / Dining Area / Family Room / Foyer)
- Vinyl Flooring in All Secondary Bathrooms & Laundry / Utility Room

- Ceramic Tile Flooring in Master Bathroom
- Shaw Level 2 Carpeted Flooring on Stairs and All Bedrooms
- Painted Wood Pickets & Decorative Stained Hand Rail (Per Plan)
- Trey Ceiling & Crown Molding (First Floor Only) in Master Bedroom with Four Recessed Can Lights and Ceiling Fan Hung
- Ceiling Fan Pre-wire All Bedrooms & Family Room
- 5 Ft. Fiberglass Insert Shower in Master Bathroom (Per Plan - Tile Surround Offered as an Upgrade)
- Fiberglass Insert Tubs/Showers (Tile surround offered as upgrade)
- 36" Vanities with Cultured Marble Tops & Picture Framed Mirrors in Master Bathroom
- Six / Eight Recessed Can Lights in Kitchen - No Pendant Over Island (Per Plan)
- 36" Straight Lay Aristokraft Cabinets with Crown (Ellis)
- Granite Countertops in Kitchen (Quartz Offered as Upgrade)
- Tile Backsplash in Kitchen Level 1 (Upgrade to Level 2 or 3)
- Stainless Steel Appliances
- Moen Brushed Nickel Plumbing Fixtures
- Brushed Nickel Fixtures & Hardware (Throughout House)
- Ventless Gas LP Fireplace with Slate Surround
- Ventilated Shelving in Pantry & Closets
- AT&T High Speed Fiber Optic (1GB) Internet Connectivity for All Homes

