

### "BUILDERS STANDARD FEATURES"

- ORB door hardware
- ORB door hinges
- ORB light fixtures
- ORB ceiling fans (Family & Master Bedroom)
- ORB extended height shower surround at master bath
- ORB plumbing fixtures at master bath
- 2" faux wood window blinds
- Structured wiring
  - CATV (cable)
  - Cat5e (computer)
  - Phone
- Security System
- Can lighting
- Under counter lights at kitchen
- Taexx full house in wall pest tube, pest control system
- Pex plumbing system
- Upgraded insulation package - R38 blown at ceilings, R-15 Batt at walls, and Tech-shield roof decking.
- OSB plywood exterior wall sheathing with house wrap
- Bora-Care wall stud treatment (termite protection)
- 30 year architectural dimensional roofing shingles
- Custom interior & exterior paint (multiple color scheme)
- Ebony oak cabinets
- Ebony oak 42" upper cabinets at kitchen with step/stagger design over range
- Ebony oak 36" extended height vanities at both baths
- Tile kitchen backsplash
- Granite counter tops with under mount stainless steel sink
- Stainless Steel GE appliance package
  - Gas Range (self-cleaning)
  - Micro-wave
  - Dishwasher (energy star)
  - Side by side 25/cf refrigerator with ice/water in the door (energy star)
- Techno vinyl simulated wood plank flooring throughout (except bedrooms)
- Carpet in all bedrooms
- 9' ceilings with 10' ceiling in family, kitchen, dining and master
- 4" Custom base boards
- 2\_1/2" Custom door moldings
- Framed bath mirrors
- Mahogany Leaded Glass 1/2 lite entry door
- Fiberglass insulated 1/2 lite rear entry door with integral mini-blind
- Separate tub and shower at master bath with tile surrounds
- Tile tub surround at hall bath
- Custom bath vanity tops with studio bowl sinks and bull nose edge
- Landscaped Front Yard
- Full sod rear yard
- Sprinkler System (front and rear)
- Covered Patio with ORB lighted ceiling fan
- Fenced

THE ABOVE LIST OF STANDARD FEATURES WHILE DEEMED ACCURATE MAY VARY FROM PROPERTY TO PROPERTY AND MAY NOT BE COMPLETE. THIS LIST OF STANDARD FEATURES IS NON-CONTRACTURAL AND NON-BINDING AND IS USED FOR ILLUSTRATIVE PURPOSES ONLY. BUYER SHOULD CONFIRM THIS LIST OF FEATURES AGAINST THE ACTUAL FEATURES INSTALLED AT THE PROPERTY.

INITIALS GL (Purchaser); \_\_\_\_\_ (Purchaser); \_\_\_\_\_ (Seller)

Property Address 10228 Stone Gate Drive

City Conroe

County

Montgomery

State TX

Zip Code

77385-8013



## BUILDING NEW HOMES IN MONTGOMERY COUNTY FOR OVER 25 YEARS

### GENERAL FEATURES

- ✱ Unique Tuscan Villa Elevations with Cultured Stone Wanes' Coating
- ✱ Covered Rear Porch on All Plans
- ✱ Oil Rubbed Bronze Door Hardware AND Door Hinges
- ✱ Oil Rubbed Bronze Light Fixtures
- ✱ Delta Leland Oil Rubbed Bronze Plumbing Fixtures
- ✱ Mahogany with "TRUE" 1/2 lite leaded Glass Entry Door
- ✱ Structured Wiring System
- ✱ Security Alarm System
- ✱ Tile Floors
- ✱ 2" Faux Wood Blinds
- ✱ Landscaped Front Yard And Full Sod Rear Yard
- ✱ Fenced
- ✱ Exterior Walls Sheathed with 7/16" OSB to Provide Superior Structural Support and Sound Dampening

### KITCHEN FEATURES

- ✱ Stainless Steel Kitchen Appliances
  - Side by Side Refrigerator, Range, Microwave, Dishwasher
- ✱ Decorator Cabinets & Moldings
- ✱ 42" Upper Cabinets
- ✱ Granite Counter Tops
- ✱ Tile Floors & Tile Backsplash

### MASTER BATH FEATURES

- ✱ Separate Shower with Oil Rubbed Bronze Shower Frame
- ✱ Extended Height His & Her Vanities
- ✱ Tile Floors, Tile Tub Backsplash, & Tile Shower Walls
- ✱ 3" Framed Mirrors at Master & Hall Bath
- ✱ Cultured Marble Vanity Tops with Bullnose Edge & Studio Sinks

### ENERGY FEATURES

- ✱ 14 Seer Air-Conditioning System
- ✱ Tech-Shield Thermo-Ply Roof Decking
- ✱ R-15 Exterior Wall Insulation
- ✱ R-19 Exterior Knee Wall & Slope Insulation
- ✱ R-35 Blown Ceiling Insulation
- ✱ Programmable Thermostats
- ✱ Select Interior Walls Insulated for Sound Dampening.

### OTHER FEATURES

- ✱ PEX Plumbing
- ✱ Taexx Pest Control System

La Jolla Homes reserves the right to make changes, additions, deletions and/or modifications to the above specifications at will and without notice. This specification sheet is non-contractual and shall be non-binding upon La Jolla Homes. Features may vary significantly among communities and homes with different start dates. If you have questions on any item or feature, please ask your salesperson for clarification prior to the signing of any agreement. La Jolla Homes will be glad to discuss modifying any of our floor plans and/or features to meet your specific requirements or needs. <Revised 091114>