

## Windsor Estates

### Feature Sheet

#### Interior Features

- Rounded sheetrock at 90 degree corners
- Flat panel birch cabinets in master bath with high vanities
- Barrel vault ceilings over secondary tubs
- Recessed can light over secondary tubs
- Cultured marble vanity top with double sinks in master bath
- Acrylic garden tub with separate shower and tile surround
- Double shampoo niches in master shower
- Elongated commodes in all baths
- Porcelain pedestal sink in powder room
- Smoke detectors
- Wood shelving in all closets, pantry and utility room
- 2" Faux Blinds
- Telephone wiring –master bedroom, family room, & highest # bedroom.  
(study, game room, if applicable)
- Cable wiring – master bedroom, family room, & highest # bedroom.  
(study, game room, if applicable)
- Ceiling fan in master bedroom, family room  
(study, game room, if applicable)
- Moen lifetime warranty plumbing fixtures throughout
- Wood burning fireplace
- Cast stone mantle
- Matching kitchen and vanity cabinets
- Sherwin Williams paint
- Brushed nickel interior & exterior door hardware
- Full stair parts
- Wall Tile in Secondary baths
- Ceramic tile flooring in entry, kitchen, utility and all baths
- Security system
- Electrical Package including surge protection, decora rocker switches and under cabinet outlets

#### Kitchen Features

- Built-in stainless steel GE Appliances (package: microwave, cook top, dishwasher & double oven)
- Built-in Cabinet Detail (Bump out Cabinet & Countertop @ Cooktop w/Fillers)

- 36" Flat Panel Birch cabinets with crown molding
- Granite countertops with bullnose edge
- Ceramic tile backsplash on diagonal
- Recessed lighting
- Stainless steel under mount sink with garbage disposal and vegetable sprayer
- DuPure drinking water filtration system
- Ice maker connection for refrigerator
- Flushed bar tops where applicable

#### Exterior Features

- 4 sides brick – 1<sup>st</sup> floor
- Brick front entry walls
- Brick front pavers
- Two toned Paint
- Landscape Package (incl. full sod front/back)
- Cast Stone Address Plaque
- Double bore painted fiberglass raised panel front door
- Double bore painted fiberglass raised panel ½ lite back door
- Divided lite windows on front elevation
- 30 year shingles
- Garage door opener
- Front gutters
- 2 Front coach lights
- Covered back patio

#### Construction & Energy Features

- HERS (Home Energy Rating System) Index
- Radiant barrier
- Third party quality inspections throughout construction process
- High-efficiency 16 SEER Carrier air conditioning system with programmable thermostat
- 10 Year homebuyers warranty
- R-13 fiberglass insulation in exterior walls
- R-19 / R-30 fiberglass insulation in ceiling areas
- Natural gas water heater
- Fully sheet rocked and painted garage
- Post tension slab
- Taexx built-in pest control system
- Bora-Care application to protect building materials against wood destroying insects and fungi
- Vinyl windows
- Master shower water proofing system by Kerdi