



a K. Hovnanian® Company

## **SILVER RANCH**

### **PREMIER PLUS**

### **FEATURE LIST**

#### **Interior Features:**

- Ceramic tile in Entry
- Durable vinyl flooring in kitchen, breakfast, utility, and bath wet areas
- Standard carpet over 3/8" pad
- Raised panel interior doors
- Remote controlled gas fireplace with 12" ceramic tile
- Brushed nickel hanging fixtures
- Ceiling fan provided in family room
- Bedrooms wired for ceiling fans
- Brushed chrome door hardware
- Rounded sheetrock corners except at windows
- Beautiful oak railing w/ wood spindles at staircase
- Spacious 9' ceilings on first floor
- Cable outlets in family room, master bedroom and gameroom
- Cat 5 phone jacks in kitchen, master bedroom and gameroom
- Pre-wired for security system
- Carbon monoxide detectors
- Smoke detectors per plan

#### **Kitchen Features:**

- 42" flat panel faced cabinetry
- Pre-wired for telephone
- Ceramic tile backsplash
- Energy efficient kitchen appliances
- High quality Moen kitchen faucet
- Decorator laminate countertops
- Stainless steel kitchen sink with built in sprayer

#### **Bathroom Features:**

- Flat panel oak cabinets
- Glossy cultured marble vanity with recessed oval bowls
- Ceramic tile surrounds
- High quality Moen chrome plumbing fixtures
- Formal powder room\*
- Double sinks in master bath
- Relaxing garden tub with rain glass window at master\*
- Separate shower at master bath

#### **Exterior Features:**

- Brick at first floor on sides and front elevations per plan
- 30-year architectural roof shingles
- Innovative exterior elevation designs
- Fully sodded front and side yards
- 10x10 concrete rear patio
- Genuine Cedar fence\* (unless other fence exists)
- Full front gutters
- Masonry address plaque
- Leaded glass front entry door
- Pre-wired for garage door opener
- Durable metal overhead garage doors
- Ground fault circuit interrupt outlets on exterior

#### **Energy Saving Features:**

- Insulated Low E windows
- Sealed AC ducts
- Energy saving gas heater, water heater, and dryer connection
- Low flow faucets and shower heads
- Foam sealant at exterior walls
- R-38 insulation in flat ceilings; R-13 in walls and knee walls with hot wall sheathing; R-22 at sloped ceilings and cold floors\*\*\*
- Radiant barrier roof decking
- CFL bulbs throughout interior
- 14 S.E.E.R. air conditioning
- Programmable thermostat
- MERV 10 filters and fresh air intake
- Dedicated return air in master bedroom
- Pressure relief ducts in bedrooms

#### **Quality Construction Overview:**

- On-site framing construction
- Engineered post-tension slab cable foundation
- Full ten-year Home Builder's Limited Warranty\*\*

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PLANS, SPECIFICATIONS, AND MATERIALS SUBJECT TO CHANGE WITHOUT PRIOR NOTICE

Per plan, not available in all subdivisions\*

See salesperson for details\*\*

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