



All These Exquisite Features Are Included At Spring Creek Court - Luxury Series

EXTERIOR FEATURES

- Hardie preformed soffit and ridge vents (50 year warranty)
- Cast stone engraved address blocks
- Composite roof shingles with 30 yr. limited warranty
- Brick back to 8 foot
- **Landscape package including 3 oak trees and full sprinkler system***
- **Fully sodded front and back yards**
- Fully fenced back yard with 6 foot cedar fence
- Designer white window frames
- Faux cast iron coach lamps
- Complete Security System
- Exterior lighting at front and rear doors
- Deadbolt locks on all exterior doors
- 10 x 10 patio slab
- 3 exterior hose bibs (per plan)
- Front gutters with downspouts and splash block
- GFI exterior outlet

INTERIOR FEATURES

- Custom spray texture wall finish in choice of "Linen," "Summertime" or "Crisp Khaki"
- Ceiling and trim painted in "White Chip"
- Stomp and drag ceiling texture
- Painted spindles with stained handrails on two-story plans (per plan)
- **Rounded sheetrock corners***
- Satin nickel hardware
- **Mahogany leaded glass front door**
- Satin nickel or Prairie rock light package
- Colonist raised-panel doors
- Art, Entertainment Niches, and plant shelves*
- **Pre-wire for surround sound***
- Structured wiring package to include
 - 4 RG-6 T.V. pre-wires*
 - 4 Category 5 phone jacks*
- (2) Three speed ceiling fans with light kits
- **Ceramic tile flooring in entry**
- All bedrooms blocked and wired for fans
- Gas and electric dryer connections
- **Cast Stone surround fireplace and mantle with 3 designer choices**
- Crown molding in family room (per plan)
- Crown molding, chair rail and shadow box in dining room

KITCHEN FEATURES

- **Level I Granite countertops**
- **42" Kitchen wall cabinets in 3 stain options**
- Hidden hinges and crown molding trim on cabinets
- Tilt out sink tray for sponge storage
- Island in kitchen (per plan)
- Hand laid 12x12 ceramic tile backsplash
- **Undermount stainless sink with upgraded stainless "Solara" faucet by Moen**

KITCHEN FEATURES (CONT'D)

- **Stainless Steel Appliances:**
 - Built in 30" GE oven with self clean feature
 - Built in GE touch pad control microwave with turntable
 - GE 4-cycle 7-option dishwasher
- **Ceramic tile flooring in kitchen & breakfast area**
- Recessed lighting in kitchen area

BATHROOM FEATURES

- Separate tub and shower in master bath
- Elongated commodes in master bath and powder room
- **Block glass window in master bath**
- Cultured marble hi/low vanity tops in master bath
- Medicine cabinet in master bath
- Cultured marble surround in all baths
- Moen Castleby chrome fixtures in all baths
- **Oversized whirlpool tub in master**
- Roman tub faucet
- **Ceramic tile flooring in all baths**
- Cabinet selection same as kitchen

ENERGY STAR CERTIFICATION

- Improved insulation
- High performance dual paned windows (thermal low-e)
- Sealed A/C ducts
- High efficiency A/C
- Tight construction
- **Techshield Roof Decking**
- Rapid recovery gas water heater
- Windows, doors, pipes poly (foam) sealed

ENERGY & CONSTRUCTION PACKAGE

- 13+ SEER air conditioner by Trane
- 1 year HVAC Maintenance Program (includes visit in Spring & Fall)
- Energy efficient gas furnace
- R-30 blown attic insulation
- R-13 wall batt insulation
- 1/2" sheathing - R 3.6 behind brick
- LoE2 glass windows
- HVAC system per engineered design
- Programmable thermostat
- R-22 batt insulation in sloped ceilings
- R-6 Mylar ductwork with mastic seal
- Dual air conditioning systems per plan
- **Aluminum garage door with opener**
- CPVC water supply lines above foundation
- Copper electrical wiring
- Studs on 16" centers first floor
- Smoke detectors with back-up safety features
- Individually inspected and certified engineered post tensioned foundations
- 3/4" tongue and ground sub-flooring

MERITAGE QUALITY PROGRAMS

- Meritage Homes Buyer's Guide
- Meritage Homes "Ultimate Warranty" Program
- Nationally recognized 10-year Warranty Plan
- Professional decorator services
- 4 Quality Assurance Meetings with your Builder
- Sales Centers open seven days a week

