



CASTLEROCK COMMUNITIES



INCLUDED FEATURES

Westheimer Lakes North

Silver Series Homes

EXTERIOR FEATURES

Beautifully designed elevations and 6:12 roof pitches
 Brick on front and side elevations to 8' max (per plan)
 Brick on walls at front entry
 30-year dimensional weather wood shingles
 Custom address block
 White frame windows with screens on operable windows
 Divided light windows on front elevation
 Cementitious fiber cement siding, fascia, soffit & trim
 James Hardie window trim
 Mahogany entry door with 2/3 lite panel
 Steel garage door with opener and two remotes
 10' x 10' broom finished concrete rear patio
 6' privacy fence with gate at rear yard
 3' privacy walk from driveway to entry
 16' driveway

INTERIOR FEATURES

9' ceiling heights in primary living areas and master suite per plan
 Art niches and archways (per plan)
 Raised-panel interior doors with decorative casing
 Rounded sheetrock corners first floor accent areas
 Nickel finish door hardware and "Gold Series" light fixtures
 Stomped ceiling texture/spray wall texture
 Choice of one color interior with PPG Monarch paint
 Wood shelving and hanging rods in closets (per plan)
 Decorative wood base throughout home
 Nickel finish ceiling fan with light kit and oak-colored blades in family room
 **Optional wood-burning fireplace with gas log light lighter, ceramic tile surround and wood mantel

KITCHEN FEATURES

High ceilings
 Flat-panel birch kitchen cabinets with choice of colors and 30" upper cabinets
 GE slide in gas range, dishwasher and overhead microwave
 **Optional island for most plans
 Recessed can light over kitchen sink
 Decorative fluorescent lighting
 Wilsonart laminate kitchen countertops with ceramic tile backsplash
 Stainless steel dual bowl sink with garbage disposal
 Chrome single-lever Delta faucet with vegetable spray

LUXURIOUS BATHS

Round water saver commodes
 Bath cabinetry will match kitchen selection
 Cultured marble countertops with dual vanities (per plan)
 Oversized soaker tub with arm rests in master bath
 Master bath has separate tub and shower with 6" X 6" white tile shower surround over hardi backer and garden window
 Secondary bath tub/shower has 6" X 6" white ceramic tile over hardi backer
 Chrome bath accessories (faucets and hardware)
 White pedestal sink and decorative mirror at powder (per plan)

LANDSCAPING PACKAGE

Two 10-gallon, seven 5-gallon, and ten 1-gallon plants
 One 6" caliper oak tree in front yard
 Fully sodded front and side yards to fence
 Full front gutters with 2' returns
 Two exterior hose bibs (per plan)

ENERGY EFFICIENCY FEATURES

Energy Star rated
 14 S.E.E.R. Trane HVAC system with fully matched coil and environmentally friendly 410A refrigerant
 Fresh air intake system and Honeywell media filter
 Gas-fired water heater
 Ridge vent, soffit vent and air hawk attic ventilation (per plan)
 On-site weather-stripped exterior doors
 Poly seal on all base plate and wood penetrations to exterior
 Dual-pane LowE366 windows with double locks
 Radiant barrier roof decking
 Honeywell programmable thermostat

ENGINEERING AND SAFETY FEATURES

Guardian certified (visit: www.guardiancertifiedhome.com)
 Professionally engineered and designed post-tension foundations
 Engineered subfloor I beam systems on all two-story homes
 Front and rear coach lights and lighted entry door bell
 Coach light on garage (per plan)
 Smoke detectors in bedrooms and halls with battery back-up
 CPVC water distribution system
 Copper interior wiring
 GFCI exterior outlets with protective housing
 Anti-siphoning devices on exterior hose bibs
 Main water shut-off access
 Pre-wire and trim out for security system
 Cat5 phone jacks in three bedrooms, kitchen, family, study or gameroom; RG6 cable TV pre-wire in 3 bedrooms, family master bedroom, gameroom (per plan)
 Hi-tech wiring system supports digital cable, video distribution, satellite and high speed internet service. See separate specification sheet for more details
 Electric washer/dryer connections (**gas connections are an available option)

FLOORING FEATURES

Variety of designer ceramic tile choices at entry, kitchen/ breakfast, bathrooms and utility room (per plan)
 Wide selection of carpet over 3/8" pad
 Professional decorator assistance through Design Gallery with two 2-hour appointments

CUSTOMER SERVICE FEATURES

2-10 Warranty
 Pre-start meeting with our team
 Pre-sheetrock meeting with our team
 Pre-move in orientation meeting with construction manager

**Indicates Optional Feature

11.1.10

Homebuyer initials.....