



STANDARD FEATURES

The Arbor Collection

ENERGY SAVINGS AND COMFORT

- Built to the Environments For Living® Diamond and Certified Green Standards
- Environments For Living® Heating and Cooling Energy Use & Comfort Guarantee (limited)
- High Efficiency 16 SEER HVAC system with Trane® condenser and 80% AFUE Trane® furnace
- 100% Compact Fluorescent Lamps and meets/exceeds current Energy Star® standards
- R-13 wall insulation (living areas, except windstorm areas)
- R-38 blown-in attic insulation (living areas)
- R-22 insulation on sloped ceilings, at top plates per Energy Star® specs (living areas)
- Foil-backed R-8 A/C ductwork
- Polycel® insulation around windows, doors, bottom plate and other openings
- Double-pane LoE³ beige insulated vinyl windows that tilt-in for easy clean
- Energy efficient Tech Shield® or equivalent radiant barrier roof decking
- 1/2" Dow® R-3 insulated sheathing, except windstorm areas
- Honeywell® programmable thermostat
- High-efficiency gas water heater
- Natural gas cooking

EXTERIOR DETAILS

- Fiber Cement exterior siding with 25-year manufacturers limited warranty
- Fiber Cement exterior trim materials with 15-year manufacturers limited warranty
- Engineered post tension slab
- Concrete driveways and walks
- Full sod in front and back yard, fenced rear yard
- Landscaped front yard to developer requirement
- Two exterior faucets
- Large covered front porches and rear patios on most plans
- Wayne-Dalton® Sonoma insulated garage doors, with garage door opener and two remote controls
- Weatherproof exterior electrical outlets near front and rear doors
- Craftsman Style 6-light mahogany front door, optional upgrade ironwork inset over reeded or rain glass
- Full light rear door with integral blind

INTERIOR DETAILS

- 1/2"- 5lb rebond carpet pad with standard carpet. Carpeting with a five year wear limited warranty.
- 2" faux-wood blinds in all operable windows
- Arched sheetrock openings, per plan
- Crown molding in entry, family room, dining and master bedroom
- Delaney® distinctive door hardware with satin nickel finish
- Energy Star® rated multi-speed ceiling fan with light kit in master bedroom and family room. Blocked and wired for ceiling fans in secondary bedrooms, game room and rear patio, per plan.
- Folding stair or door access to attic, per plan
- Interior electrical breaker service panel
- Oil rubbed bronze iron spindle balusters, per plan
- Pre-wired for cable television outlets in family room, game room, study and all bedrooms
- Pre-wired for telephones in kitchen, family room, game room, study and all bedrooms
- Raised ceilings and rounded sheetrock corners
- Roman Arch 2-panel interior passage doors with smooth finish
- Satin nickel designer light fixtures
- Smoke and carbon monoxide detectors, per code
- Suspended light fixture in dining room, per plan
- Two-tone decorator color scheme, featuring Moth Gray walls with Shell White trim

KITCHEN DETAILS

- 3 CM Granite countertops (choice of two colors standard) with polished square edge. Kitchen countertop overhangs for informal dining, per plan.
- Brandom Cabinetry® with 42" high uppers, drawers with dove-tail construction, and full extension glides.
- Complete GE® black or white appliance package including:
 - Extra-large GE® standard-clean energy efficient gas range
 - Energy Star® rated built-in GE® dishwasher
 - Built-in GE® microwave
 - Energy Star® rated side-by-side 21.8 cubic foot GE® refrigerator with icemaker
- Delta® Leland chrome faucet



CHESMAR.COM

**CHESMAR
HOMES**
Setting a Higher Standard



STANDARD FEATURES

The Arbor Collection

- Recessed can lighting
- Stainless steel 60/40 under-mount sink with garbage disposal and tile backsplash
- Tile flooring in kitchen and breakfast area

MASTER BATH DETAILS

- Air conditioned, walk-in closets with fluorescent lighting
- **Brandom Cabinetry®** with 36" high vanity cabinets and matching wooden medicine cabinet
- **Broan®** quiet ventilation fan
- **Delta®** chrome faucets and **Delta®** Kinley bath accessories
- Elongated commode
- **Royal®** cultured marble matte finish vanity tops with integrated wave bowl sink
- **Royal®** garden tub with tile backsplash
- Separate shower with tile surround
- Tile flooring

SECONDARY BATH DETAILS

- **Brandom Cabinetry®** with 32" high vanity cabinets and matching wooden medicine cabinet
- **Broan®** quiet ventilation fan
- **Delta®** chrome faucets and **Delta®** Kinley bath accessories
- Elongated commodes
- **Royal®** acrylic tub with tile shower walls
- **Royal®** cultured marble matte finish vanity tops with integrated wave bowl sink
- Tile flooring

LAUNDRY ROOM DETAILS

- **Broan®** quiet ventilation fan
- Interior laundry room with tile flooring

CONSTRUCTION DETAILS

- 10-Year Home Buyer's Warranty
- Detailed home inspection by independent inspector
- High quality laminated **Owens Corning®** composition roof shingles with 30-year warranty
- Post tension foundation certified on-site by an independent engineer

Important Note:

Features are subject to change without notice and may differ slightly in homes according to start date. Homes under construction may have included upgrades. 9-1-17

WOODFOREST - CAPRICCIO

Additional Standard Home Features

- Full Sprinkler System Installed, front & back.
- Granite Countertops (choice of two standard colors) with polished square edge in All Baths.
- Double Bowl Vanity Top in Master Baths.
- Stunning Stone Fireplace including choice of standard stone options, with Stained Alder Mantle and Gas Logs Included.



CHESMAR.COM

**CHESMAR
HOMES**
Setting a Higher Standard