

Grand Vista 60's

PREMIERE SERIES

FEATURE SHEET

Information presented is relative to this property but not guaranteed

Inspired Energy

- Fiberglass Insulation
 - R-30 Blown in flat ceiling areas
 - R-22 batts in inaccessible flat ceiling areas
 - R-19 batts in knee walls
 - R-22 batts in sloped areas
 - R-13 batts in exterior walls
- High Efficiency 15 Seer air condition system with new environmentally friendly R-410 refrigerant
- Honeywell programmable thermostat
- Air conditioning ducts tested to exceed Energy Star standards
- Supply air vents in all bedrooms to balance temperature & pressure for consistent comfort
- High Efficiency gas water heater 1-50 gallon or 2-40 gallon if 3 or more full baths
- Ridge vents with vented soffit
- Low-E double pane white frame energy efficient windows with tinted glass.
- Tech Shield (radiant barrier)
- Honeywell Media Filter 20x25

Inspired Construction

- Professionally engineered post-tension cable and 2500 PSI concrete foundation
- 30-year mildew resistant shingles
- Engineered I-joist for 2nd floors with 3/4" structure wood subfloor
- Fiber-cement exterior siding, trim, soffit and fascia with 25-yr. limited warranty
- Screwed and glued sub flooring
- Radiant Barrier Roof Decking
- All wall framing on 16" centers
- Aluminum gutters on front of home
- Zurn/Pex plumbing system with centralized manifold with 25-year warranty
- Durable PPG Exterior Paint
- Water resistant barrier around window sills to prevent water leakage
- Hurricane clips and straps installed
- 100 Exposure B Windstorm Bracing

Inspired Master Suites

- Moen® plumbing fixtures in chrome
- ✓ 16"x16" ceramic tile flooring in master bath
- Acrylic garden tub with cultured marble surround
- ✓ Separate shower with ceramic wall tile
- ✓ Level 1 Granite countertops
- ✓ Timberlake Maple "Tahoe" vanity cabinets
- With Raised Vanities
- Elongated commode in master bath water closet
- ✓ Climate controlled spacious walk-in closets with durable wood-base shelving and stained clothing rods and florescent lighting
- ✓ Mud set shower

Inspired Interiors

- ✓ Award winning designs with dramatic interiors and elegant wrought iron stairways
- Colonist 6 panel interior doors
- Up to 16"x16" Ceramic tile flooring in entry, powder room, utility room, master, kitchen backsplash and secondary baths
- Elongated commodes in all bathrooms
- Abrasive wear carpet over rebound pad (carries 5-year abrasive wear warranty)
- Durable paint with white enamel trim
- Choice of Oil Rubbed Bronze or Brushed Nickel lighting package
- ✓ Crown Molding and Chair Rail in Dining Room
- Double Crown Molding in Entry and Family Room
- 5 1/4" Base boards (First floor Only)
- Rounded sheetrock corners in select living area
- ✓ Staircase with Wrought Iron Spindles
- 4 Recessed Can lights in Family
- ✓ Reversible 3- speed 52" ceiling fans installed in 2 locations. Choice of Weathered Brick or Pewter & includes alabaster light kit *Family & Game*
- Arched Entry Ways
- 2" Faux wood blinds throughout
- Direct Vent Fireplace with Floating Mantel

Built By
taylor
morrison

Not affiliated with Greg Bennett-Fine Properties Realty

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Inspired Exteriors

- Wide selection of **Acme Brick** or **Boral Brick** on 4 sides of 1st floor (per plan)
- Innovative architectural designs with choice of paint
- **Mahogany leaded glass entry door**
- **UltraMax** lifetime finish antique nickel handle set and deadbolt
- Landscaping package to include professionally installed trees, shrubbery and front yard
- **Fully sodded yard (front and rear)**
- 6' rear yard privacy fence with gate (fence covering master bath window for maximum privacy)
- **Fully Programmable Sprinkler System**
- **Covered Rear Patio w/ ceiling fan**
- **Front porch pavers, per plan**
- Custom cast stone address plaque
- Solid core colonist garage access door with 2 car garage and **garage door opener**

Inspired Kitchens

- 16"x16" Ceramic tile on floor and backsplash
- 42" **Timberlake Maple "Tahoe"** cabinets
- with adjustable shelves
- 50/50 stainless steel under mount sink with **Moen Camerist faucet & vegetable sprayer with garbage disposal**
- **DuPure** filtered drinking water system at kitchen sink
- **GE® Stainless Steel Built-In appliances** package with 30" Cooktop , microwave, **vent hood and dishwasher**
- **Gourmet Kitchen includes Elegant Crown Molding on Kitchen Cabinetry, Double Trash Pull-outs, Enclosed Refrigerator Cabinet, 2 sliding pot & pan storage drawers under cooktop.**
- **Butler's Pantries for extra storage, per plan**
- **Vent hood Vent to Exterior**
- LV 1 Granite Countertops w/ square edge

Inspired Technology

- **Basic Wiring Package (Structured and Security)**
- 3 Door and 1 Motion Security Prewire (no windows)
- 3 Wired door locations
- 1 Wired Motion location in family room
- 1 Wired Keypad at Garage entry door
- 1 Interior Siren location
- 28" OnQ Enclosure w/ Cover
- No Module
- 2Cat5e/RG6/16-2 Service Run
- 1.5" Conduit from Can to attic
- NO Attic Spares
- 3 RJ11Phone Jacks
- 3 Wired Cable TV jacks (no termination)

Inspired Service

- 2- Three hour Consultation with Signature Selection Center
- Pre- Construction Owner's Orientation
- Pre-drywall Meeting
- New Home Demonstration
- One year Fit and Finish Warranty guided by exacting Performance Standards