



Setting a Higher Standard

MANOR • PLAN 7043

January +/- 1,943 Sq. Ft.

CHESMAR.com



2nd Floor Plan



1st Floor Plan

Square footage and room dimensions are approximate and may vary per elevation. Window placement, roof line and porches may also vary by elevation. Plans, features, prices and availability are subject to change without notice.

Print date: 9/30/20



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STANDARD FEATURES

The Villas 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**
- Energy efficient light package which 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
- Poly seal insulation around windows, doors, bottom plate and other openings
- Double-pane **LoE³** colored insulated vinyl windows that tilt-in for easy clean
- **Dow/Dupont 1/2" 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
- Full sprinkler system
- Landscaped front yard to developer requirement
- Two exterior faucets
- Exterior electrical breaker service panel
- Covered front entries and rear patios or balconies on most plans
- Weatherproof exterior electrical outlets near front and rear doors
- Modern 4-panel 3' X 6'8" mahogany wood front door
- Half-lite rear entry door with integral blind
- Front gutters standard

INTERIOR DETAILS

- 3/8" - 5lb rebond carpet pad with standard carpet
- Carpeting with a five-year wear limited warranty
- 2" faux-wood cordless blinds in select windows
- Two-tone decorator interior paint scheme, Moth Gray walls and ceilings with Delicate White trim

- Craftsman style smooth Monroe panel interior passage doors
- **Kwikset®** distinctive door hardware with satin nickel finish
- **Energy Star®** rated multi-speed ceiling fan with light kit in family room, master bedroom and study, per plan Blocked and wired for ceiling fans in secondary bedrooms, flex rooms, and rear patios, per plan
- Satin nickel designer light fixtures
- White rocker switches for all interior lighting
- Folding stair or door access to attic, per plan
- Pre-wired data lines in kitchen, game room, study and all bedrooms
- Pre-wired for cable television with outlets in family room, game room, study and all bedrooms
- Smoke and carbon monoxide detectors, per code

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
- **GE®** black appliance package including:
 - Extra-large **GE®** standard-clean energy efficient gas range
 - **Energy Star®** rated built-in **GE®** dishwasher
 - Built-in **GE®** microwave
- **Delta®** pull down sprayer faucet
- Recessed type LED lighting
- Stainless steel 50/50 under-mount sink with garbage disposal and tile backsplash
- Tile flooring in kitchen and breakfast area

MASTER BATH DETAILS

- 3 CM Granite vanity tops (choice of two colors standard) with polished square edge, and under mount sink
- Air conditioned, walk-in closets with fluorescent lighting
- **Brandom Cabinetry®** with 36" high vanity cabinets
- **Broan®** quiet ventilation fan
- **Delta®** chrome faucets and bath accessories
- Garden tub with tile backsplash, per plan
- Elongated commode
- Separate shower and tile surround
- Tile flooring

SECONDARY BATH DETAILS

- **Brandom Cabinetry®** with 32" high vanity cabinets
- **Broan®** quiet ventilation fan



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CHESMAR HOMES
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SUMMERHOUSE • PLAN 77
February 1-

COMMUNITY PLAN

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- Haven-1899 300+/-
- Bungalo-1865 325+/-
- Retreat-1931 330+/-
- Summer House -1908 340+/-
- Manor-1943 340+/-

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3.62% Tax Rate

\$1197 HOA Per Year
\$185 HOA Monthly:
Exterior Building In
Mowing Front/Back
& Exterior Paintin



● AVAILABLE ● GONE ● CLOSED

Prices and features are subject to change without notice

of any property adjacent to or within a community. The builder reserves the right in its sole discretion to
but not limited to. All maps, plans, landscaping and elevation renderings are artist's conceptions and not to scale.

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