

Applicable for new To Be Built homes only

Exterior Design

- High-quality Clay Brick Construction with Architectural Detailing
- Cast Stone Address Block and Keystones (per plan)
- Professionally Landscaped Yard with Upgraded Shrub Package
- Full Sod and Tree to Complement Landscape Plan
- Full Yard Sprinkler System with Water Conserving Rain Sensor
- Multi-dimensional Shingles with 30-Year Limited Warranty
- Weatherproof Electric Outlets in Front and Rear
- Exterior Hose Bibs in Front and Rear
- 8' Insulated, Raised 6-panel Front Door
- Fiber-Cement Exterior Siding, Soffit and Fascia for a Low-maintenance Exterior
- Decorative Black Coach Lamp
- Low-maintenance Metal Garage Door or Designer Wood-trimmed Garage Door (per elevation)
- Full-lite Glass Rear Door
- Front Gutters
- 6' Privacy Fence with One Gate
- Covered Patio
- Garage Door Opener

Interior Design

- Professional Interior Design Consultant to Assist in Color and Option Selection Process
- Hand-laid Ceramic Tile in Entry, Kitchen and Breakfast Area, All Baths and Utility Room
- Elegant Rounded Sheetrock Corners in All Areas (excluding windows)
- 220V Dryer Outlet
- Pedestal Sink with Moen® Chrome Faucet and Framed Mirror in Powder Room (per plan)
- Sterling® by Kohler® Bath Tub with Ceramic Tile Surround in Secondary Baths
- Raised Two Panel Interior Doors with Satin Nickel Hardware
- Satin Nickel Lighting Fixtures
- Separate Full-sized Utility Room with Built-in Shelving
- Multi-speed Ceiling Fan with Light Kit in Family Room, Gameroom, and Study (per plan)
- 3 ½" Baseboards and 2 ½" Casing Throughout
- Lighted Attic Access with Hide-away Pull-down Stairs
- Pre-wired (RG-6) for TV in Master Bedroom, Family Room, and Gameroom (per plan)
- Chrome Bath Hardware
- Pre-wire Cat 5 Data Line in Kitchen, Study, Desk Option or Tech Center (per plan)
- Open Railing with Wooden Spindles on First Landing (per plan)

Gourmet Lifestyle Kitchen

- Granite Countertops with Ceramic Tile Backsplash
- Large Kitchen Island
- Spacious Pantry and Sun-lit Breakfast Area (per plan)
- 42" Wood Cabinetry with Crown Molding
- Whirlpool® Stainless Steel Appliances Including:
 - 30" Free Standing Range with Self-cleaning Oven
 - Space Maker Microwave
 - Energy Star® Qualified Multi-cycle Dishwasher
- Stainless Steel Sink with Moen® Single-handle Faucet with Vegetable Sprayer
- Garbage Disposal
- Convenient Ice Maker Hook-up

Elegant Master Suite

- Luxurious Garden Tub with Ceramic Tile Skirt and Tile Backsplash
- Separate Shower with Tile Surround and Glass Shower Door
- Marble Composite Vanity Top with Dual Integral Sinks
- Large Walk-in Closet
- Moen® Plumbing Fixtures
- 42" Tall Mirrors

Safety and Energy Features

- Radiant Barrier Roof Decking
- Continuous Attic Air Flow Ventilation with Soffit and Roof Venting
- R-38 Insulation in Attic (R-22 in sloped ceilings)
- R-13 Insulation in All Exterior Walls (excluding garage)
- Poly Sealant on Exterior Walls, Windows, Doors and Base Plates
- 16 Seer performance HVAC System with Variable Speed Furnace installed with R-8 Knuckle Plenums
- Return Air in all bedrooms and formal living areas
- Ultra Air De-Humidifier (size and quantity may vary)
- Lennox M30 Smart Thermostat with Humidity Control
- Energy-efficient Vinyl Windows with Low E3 Glazing
- 50-Gallon Energy-efficient Water Heater
- Smoke Detectors with Battery Backup for Continuous Operation Placed Throughout Home
- Carbon Monoxide Detectors with Battery Backup (minimum one per floor)
- Security System – Intrusion Alarm on Exterior Doors with Attic Siren and One Keypad
- Water Conserving Toilets
- All Exterior Door Professionally Weather-stripped
- LED Disc Lighting in Kitchen

Quality Features

- 10-Year Limited Warranty
- Professionally Engineered Post-tension Foundations
- On-site Framing (not pre-fabricated off site)
- Professionally Engineered Floor Joist System

GehanHOMES

Prices, promotions, incentives, floor plans, elevations, dimensions, specifications, materials, and availability of homes are subject to change without notice or obligation.

Creek Bend • Premier/Enclave Series | Designer Finish • Effective 10.29.19



Hickory at Creek Bend - Premier
 3227 Keller Drive Pearland TX 77584
 4 Bedrooms | 3 Baths | 2 Car Garage
 2,470 SQ FT | 2 Story | Priced from \$309,990

the Hickory | First Floor Plan



Community: [3227 Keller Drive Pearland, TX 77584](#) Or Call Us: [832-748-0432](#) Or Email Us: awitten@gehanhomes.com

© Gehan Homes. All Rights Reserved.

Website prices are not updated automatically. See Salesperson for the most updated pricing. Advertised prices may not include promotions, incentives, features, options, lot premiums. Proposed amenities, site and floor plans, elevations, designs, artist renderings or dimensions associated with the overall project and the units may be preliminary in nature and are subject to change without notice. Square footage and dimensions are estimated and may vary in actual construction. Community Association fees may be required.

This is not an offer to sell, or solicitation of an offer to buy, any unit in states where such solicitation cannot be made. A public report is available at the State Real Estate Department's website. Gehan Homes of Arizona, LLC. AZ ROC # 281891



the Hickory | Second Floor Plan



Community: [3227 Keller Drive Pearland, TX 77584](https://www.gehanhomes.com/3227-Keller-Drive-Pearland-TX-77584) Or Call Us: [832-748-0432](tel:832-748-0432) Or Email Us: awitten@gehanhomes.com

© Gehan Homes. All Rights Reserved.

Website prices are not updated automatically. See Salesperson for the most updated pricing. Advertised prices may not include promotions, incentives, features, options, lot premiums; Proposed amenities, site and floor plans, elevations, designs, artist renderings or dimensions associated with the overall project and the units may be preliminary in nature and are subject to change without notice. Square footage and dimensions are estimated and may vary in actual construction. Community Association fees may be required. This is not an offer to sell, or solicitation of an offer to buy, any unit in states where such solicitation cannot be made. A public report is available at the State Real Estate Department's website. Gehan Homes of Arizona, LLC, AZ ROC # 281891

