



# STANDARD FEATURES

## The Courtyard Collection

### ENERGY SAVINGS AND COMFORT

- Built to the Environments For Living® Diamond Standards
- Environments For Living® Heating and Cooling Energy Use & Comfort Guarantee (limited)
- Energy Star® certified
- 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 LoE<sup>3</sup> insulated vinyl windows that tilt-in for easy clean
- Dow/Dupont ½" R-3 insulated sheathing, except windstorm areas
- Honeywell® programmable thermostat
- 40 Gallon electric water heater
- Natural gas cooking

### EXTERIOR DETAILS

- Fiber Cement exterior siding with 30-year manufacturers limited warranty
- Fiber Cement exterior trim materials with 15-year manufacturers limited warranty
- Engineered post tension slab
- Full sod in front and back yard, fenced rear yard
- Landscaped front yard to developer requirement
- Two exterior faucets
- Interior electrical breaker service panel
- Covered front entries and rear patios or balconies on most plans
- Garage doors with garage door opener and 2 remote controls
- Weatherproof exterior electrical outlets near front and rear doors
- Color coordinated fiberglass front door
- Full-lite rear entry door with integral blind
- Front gutters standard
- Designer 3 or 4 color paint scheme

### 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
- Decorator interior paint scheme, Delicate White walls, ceilings, and trim
- Craftsman style smooth Monroe panel interior passage doors
- Kwikset® distinctive door hardware with satin nickel finish
- Multi-speed ceiling fan with light kit in family room, main 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 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
- Tile flooring in family room

### KITCHEN DETAILS

- 3 CM Granite countertops (choice of two colors standard) with polished square edge.
- Kitchen countertop overhangs for informal dining, per plan
- Designer 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
- Disc LED lighting
- Stainless steel 50/50 under-mount sink with garbage disposal and tile backsplash
- Tile flooring in kitchen and breakfast area

### MAIN BATH DETAILS

- Cultured marble vanity tops with integrated bowl sinks
- Air conditioned, walk-in closets with fluorescent lighting
- Designer cabinetry with 36" high vanity cabinets
- Broan® quiet ventilation fan
- Delta® chrome faucets and bath accessories
- Elongated commode
- Separate shower and tile surround
- Tile flooring





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### SECONDARY BATH DETAILS

- Designer cabinetry with 32" high vanity cabinets
- **Broan®** quiet ventilation fan
- **Delta®** chrome faucets and bath accessories
- Elongated commodes
- Acrylic tub with tile shower walls
- Cultured marble vanity tops with integrated bowl sink
- Tile flooring

### LAUNDRY ROOM DETAILS

- **Broan®** quiet ventilation fan
- Convenient overhead storage shelf with clothing rod
- Interior laundry room with tile flooring

### CONSTRUCTION DETAILS

- 10-Year Home Buyer's Warranty
- Detailed home inspection by independent inspector
- **High quality laminated composition GAF roof shingles**
- Post tension foundation certified on-site by an independent engineer

### The Groves Additional Home Features

- **Brick on Back – First Floor**
- Sprinkler System – Full Yard
- Barn Door to Primary Bath, Per Plan

### Important Note:

Due to current market demands and shortages of available materials from recent economic events, Chesmar has the right to substitute materials at its sole discretion. Features are also subject to change without notice and may differ slightly in homes according to start date. Homes under construction may have included upgrades.

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