

# **1517 Jacquelyn Drive Feature List**

## **Builder Warranty: 20 Year Structural Warranty & 1 Year Builder Warranty**

### **Interior:**

- Modern Double front doors
- Anderson Double paned, Vinyl framed, cased black windows throughout
- 12' ceilings
- 5/8" sheetrock
- 12" baseboards
- Smooth wall finish application
- 8' solid core doors throughout
- 2 stairwells
- Full oak Treds and risers with custom iron railing
- Tray ceilings with cove lighting throughout
- Audio prewire on master bedroom, dining room, master bath, and kitchen
- Flush mount speakers in family room
- Full service bar with granite countertops, wine fridge, built in ice bucket, and additional sink
- Upstairs gallery hall with natural light
- Luxury Vinyl Plank flooring upstairs
- Upstairs utility room with built in storage featuring quartz countertops and under mount sink.
- All oversized closets with Built-ins
- Balcony in master suite
- Oversized tile downstairs
- Nest Thermostat
- Blown Insulation
- Ceiling Fans in all bedrooms
- Fire alarms installed
- Washer & Dryer included

### **Family Room:**

- Flush mount speakers in family room
- Heatglo fireplace with Crystal flame
- Cedar beadboard ceiling treatment

### **Bathrooms:**

- Powder Bath- Marble floating vanity in downstairs
- Secondary Bathrooms- Walk in shower, seat, sliding glass doors, shower head & handheld shower head, marble countertops
- Master Bathroom- Marble counters w/ his and hers vanities and Kohler whirlpool tub. Steam

Shower with rain shower head, hand held shower head, and tiled ceilings

- Tray ceilings with rope lighting

### **Exterior:**

- Gated pedestrian entry as well as automatic gated driveway
- Security cameras & Security System (owned)
- Slated entry and slated inlay accent double wide driveway
- Slab Foundation with piers
- Brick and full stucco exterior
- (2) Trane AC
- Sprinkler System
- Oversized gated driveway
- 18' wide garage doors
- Epoxy Flooring in garage
- Dog wash station in garage
- (2) Tankless Water Heaters

### **Kitchen:**

- Waterfall island with quartz countertops
- 6 burner Thermador range and cooktop with WiFi
- 42" Thermador Built-in Refrigerator
- Pot filler
- Under cabinet lighting
- Acrylic cabinets with modern hardware & Soft Close Cabinets/Drawers
- WiFi enabled oven with warming drawer
- Thermador Dishwasher
- Butlers pantry & large walk in pantry

### **Backyard:**

- Black double Paned slider door to outdoor patio
- Covered outdoor kitchen with sink, trash bin rollout and Coyote grill
- TREX deck
- French drains in backyard
- Grass area
- Side yard