



## Premier Series OUTSTANDING FEATURES

### EXTERIOR DESIGN

- ◆ Brick construction – three sides on first floor with quality clay brick (not concrete)
- ◆ Brick front porches
- ◆ Professionally landscaped front yards which includes shrubs and sodded front and side yards with 1 live oak tree
- ◆ White divided light windows on front of home, with screens on all operable windows
- ◆ 6-foot wood privacy fence with gate
- ◆ **CertainTeed** 20-year limited warranty shingles
- ◆ Large private lighted patios
- ◆ Cast stone keystones and address block
- ◆ Weatherproof electric outlets in front and rear
- ◆ Exterior hose bibs front and rear
- ◆ Insulated raised 6 panel front door
- ◆ **Hardie-Plank** exterior siding, soffit, fascia and trim for a low maintenance exterior
- ◆ Fully sheet rocked and painted garage
- ◆ Gutters at front door and rain diverters at rear door

### INTERIOR DESIGN

- ◆ Professional interior design consultant to assist in color and option selection process
- ◆ Open designs accented with 9' and 10' ceilings per plan
- ◆ Wood burning fireplace with wood mantle, cultured marble surround, and gas log lighter
- ◆ Pre-wire for telephone in master bedroom and kitchen
- ◆ Pre-wire for TV in master bedroom and family room
- ◆ White cabinets in bathrooms with raised panel doors
- ◆ Pedestal sink with **Moen** faucet in powder room
- ◆ Two-tone wall and wood trim paint to highlight architectural features
- ◆ Raised panel **Classique** interior doors
- ◆ Separate full-sized utility rooms with built-in shelving and exhaust vent
- ◆ Lighted attic access with hide-a-way pull-down stairs
- ◆ Porcelain on steel hall bath tub with tile surround and color accent stripe
- ◆ Island kitchens (most plans)

### GOURMET LIFESTYLE KITCHEN

- ◆ Oak panel cabinetry with crown molding (Homeowner choice of stain)
- ◆ Spacious sun-lit morning breakfast area
- ◆ **Wilsonart** laminate countertops and full backsplash

- ◆ G.E. "white on white" appliances including 30" gas range with standard clean oven, vent hood with light, and energy saving multi cycle dishwasher
- ◆ Stainless steel sink with garbage disposal, vegetable sprayer and **Moen** faucet
- ◆ Spacious pantries

### ELEGANT MASTER SUITE

- ◆ Luxurious oversized oval tub and separate tiled shower enclosure with accent strip (garden windows per plan)
- ◆ Cultured marble vanity tops
- ◆ Large walk-in closets
- ◆ Medicine cabinet (most plans)
- ◆ Moen plumbing fixtures
- ◆ White cabinets with raised panel doors

### SAFETY AND ENERGY FEATURES

- ◆ R-30 Insulation in attic (R-22 in sloped ceilings)
- ◆ R-13 Insulation in all exterior walls (excluding garage)
- ◆ 12 SEER cooling/heating system (dual zone per plan) with R-6 air ducts
- ◆ Programmable thermostat
- ◆ Double-pane windows with low-e glass
- ◆ Alarm pre-wire on all doors and accessible windows
- ◆ Smoke detectors with battery backup for continuous operation
- ◆ Air-tight poly sealant on exterior walls, windows, doors and baseboards
- ◆ Reflective thermoply sheathing on exterior walls to limit ultra-violet heat transfer
- ◆ Attic air flow ventilation with soffit and roof venting
- ◆ Quality copper electrical wiring and copper water supply lines
- ◆ Water conserving commodes
- ◆ Gas service to furnace, water heater, and fireplace
- ◆ 40-Gallon quick recovery gas water heater
- ◆ All exterior doors professionally weather-stripped on site
- ◆ Energy efficient gas dryer outlets

### QUALITY FEATURES

- ◆ Over 30 years of quality construction experience
- ◆ 10-year **RWC/Home of Texas** limited warranty
- ◆ Professionally engineered post-tension foundations
- ◆ Sub-floor nailed and screwed down to avoid squeaks
- ◆ On-Site framing (not pre-fabricated)

***Gehan Homes reserves the right to change prices, specifications, product features, brand names, finishes, architectural design and details***