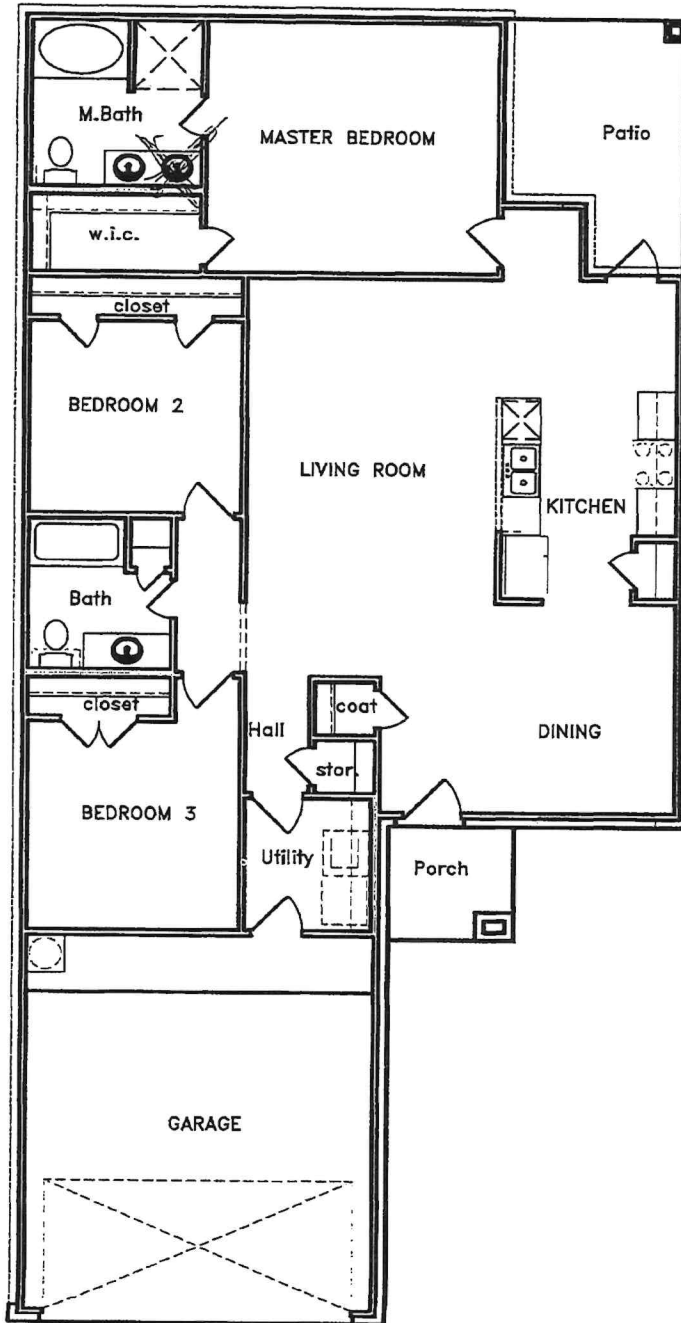




DS MWA DS NSH

Plan 1445



Brochure plans are artist depictions and may vary from actual plan. Square footages, room dimensions, prices, specifications, materials, and availability of homes by community may vary, and are subject to change without notice.



DS
MWH

DS
NSH



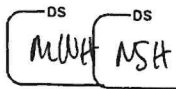
ELEVATION A



ELEVATION B



ELEVATION C



Dream Kitchen

- Stainless Frigidaire Appliance Package Includes – free-standing 5 burner gas range, energy star dishwasher and microwave
- 9" deep single bowl stainless steel under-mount sink
- Ice maker connection
- Granite kitchen countertops
- 42" Birch cabinets with decorative crown moldings
- One-third horsepower garbage disposal unit
- Tile flooring in kitchen/breakfast room
- Recessed can lighting*
- Microwave/cooktop vent to outside
- Island optional*
- Moen satin nickel faucet
- Walk-in pantry*

Engineering and Construction Standards

- Professionally engineered and inspected post-tension foundation (inspected during pour by engineering company)
- Manufacture warranty on all appliances
- 2-10 structural warranty
- Smoke detectors per National Electrical Code
- Minimum pre-wired for 2 phone jacks and 2 cable outlets
- Ground Fault Circuit Interrupter (GFCI) plugs installed per plan and code*
- Borate termite treatment
- Built in TAEXX In-Wall Pest Control System with guaranteed service upon activation
- Glue, nailed and screw down tongue and groove sub flooring (two-story plans)
- PEX water distribution system
- Insulated plumbing on exterior walls
- Copper electrical wiring
- Customer focused pre-construction walk and new homes orientation
- Performance testing on every home- Home Energy Rating Score (HERS)
- Third party inspections at 5 stages of construction

Energy Savings

- LP TECHSHIELD™ radiant barrier roof decking
- Thermally affiant vinyl double pane low-E windows (almond color)
- High Efficiency Lennox 16 SEER HVAC System
- R-6 insulated ductwork for HVAC system
- High efficiency gas furnace
- R-30 blown insulation in attic area
- Polyfoam insulation sealant around all windows, doors, and bottom plate
- Attic vented with perforated soffit vents, air hawks and ridge vents*
- Energy saving LED lightbulbs
- Low-flow shower heads
- Ceiling fan with light kit in master bedroom and family room
- Titan digital programable thermostat
- Rinnai tankless water heater

*per plan

Master Bedroom and Master Bath Retreat

- Oversized master bedrooms and bathrooms with large walk-in closets
- Ceiling fan standard in master bedroom
- Marble vanity countertops with integrated sink
- Moen high-quality satin nickel fixtures
- Full tile flooring in master bath
- Satin nickel towel bar and paper holder
- Elongated commode
- Privacy door lock
- Built in shoe rack in closet
- Separate garden tub and shower*
- Ceramic tile tub and shower surrounds
- Birch cabinets to match kitchen

Secondary Baths

- Steel tub with tile surround
- Marble vanity countertops with integrated sink
- Moen high-quality satin nickel fixtures
- Vanity cabinets match kitchen cabinet
- Full tile flooring in secondary bath
- Satin nickel towel bar and paper holder
- Elongated commode
- Pedestal sink in half bath

Exterior Details

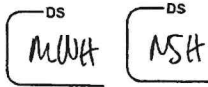
- Acme executive size clay front-side brick
- Cemplank fiber-cement lapped siding and soffit
- Cemplank fiber-cement soffit, fascia, and trim
- Six foot cedar fenced backyard with 3' gate
- Fully sodded front and side yards to fence
- 8' – 9' ceiling*
- Oversized front porches*
- Landscaping with hardwood tree in front yard
- 8'x10' concrete patio at rear door*
- High quality composite, 30-year manufacturer's warranty shingles
- Elegant raised 6 panel door, with lifetime warranty
- Covered rear patio*
- Screens on operable windows
- Galvanized brick lintels
- Front gutters
- Cast stone address plaque
- Raised panel metal, 16' wide garage door
- Pre-wired for garage door opener
- Kwikset door hardware and deadbolt locks on all exterior doors
- 2 hose bibs with anti-siphoning device
- Satin nickel door hardware

Interior Design Features

- Textured, raised 6 panel interior doors
- Ceramic tile in entry, kitchen, breakfast, family room and wet areas
- Name brand carpet over 3/8" padding
- Laundry room with gas and or electric dryer connection
- Carbon Monoxide detectors throughout homes
- Sheetrock finished garage
- Sherwin Williams interior paint
- 2" faux wood cordless blinds throughout home
- Arches & rounded sheetrock corners*

Note: specifications are subject to change without notice.





Marlow Lake

Available Plans

One Story Homes

<u>Plan/Sq Ft</u>	<u>Bedrooms</u>	<u>Bath Rooms</u>	<u>Garage</u>	<u>Base Price</u>
1289	3	2	2	\$220,990
1445	3	2	2	\$224,990
1500	3	2	2	\$229,990
1605	3	2	2	\$232,990
1615	3	2	2	\$233,990
1617	3	2	2	\$237,990
1668	3	2	2	\$236,990
1740	3	2	2	\$238,990
1754	3	2	2	\$244,990
1759	4	3	2	\$243,990
1821	3	2	2	\$245,990
1982	4	3	2	\$257,990
2032	3	2	2	\$262,990

Two Story Homes

<u>Plan/Sq Ft</u>	<u>Bedrooms</u>	<u>Bath Rooms</u>	<u>Garage</u>	<u>Base Price</u>
1752	4	2.5	2	\$243,990
1978	4	2.5	2	\$254,990
2123	3	2.5	2	\$265,990
2201	3	2.5	2	\$272,990
2340	4	3	2	\$285,990
2409	4	2.5	2	\$293,990