

Keystone Classic Homes

Plan 2231
1801-1807 W. Webster

Interior Features

- 6" Hardwood Flooring
- Upgraded carpet with stain resistant protection over ½" pad
- 8' & 6" Interior solid core doors
- Ceiling fan with light in Family Room, Master Bedroom and Game Room
- Designer framed mirror and vanity cabinet in Powder Room
- Designer lighting package
- Recess and pin lighting
- Elegant "Decora" rocker type electrical switches
- Elongated toilets in all bathrooms
- Wrought iron stair parts with stained and painted woodwork
- Rounded sheetrock corners; except at windows
- Pre-wire for speakers in family room, terrace and master suite
- Security system installed and ready for optional monitoring
- Cat 4 /5 cabling
- 5 ½ Baseboard on all floors

Site/Development Features

- 4' Wrought fenced front yard
- Zen landscaping
- 9' Wood fence on South and West community property lines
- No Home Owners Association

Family Room

- 6" Hardwood flooring
- 4x 14 balcony with custom railing
- Ceiling fan and recess lighting
- Pre-wired for speakers
- Electrical floor plugs

Kitchen & Desk Nook

- Well organized work and storage space
- 6" Hardwood flooring
- 42" Custom designed flat panel cabinets w/ full extend drawers
- Glass tile back splash
- Large 7x4' Island with seating for 4
- Bosch – Stainless Steel Appliance Package
 - Gas Cook-Top
 - Vent-a-hood
 - Dishwasher
 - Single Convection Oven
 - Microwave
- Silestone counter tops
- Recess and under-cabinet lighting
- Designer light fixture at Breakfast Room
- 10" ceilings

Master Retreat

- 6" Hardwood flooring
- Coffered ceilings
- 10" Ceilings
- Ceiling fan and recessed lighting

Master Bathroom and Closet

- Double vanities
- Designer Framed Mirrors
- Elegant designer tile throughout bathroom
- Elongated toilet
- Large whirlpool garden tub and separate shower with designer ceramic tile surrounds
- Semi -seamless glass shower door
- Large walk-in closet with built-in adjustable shelves, built-in cabinets and 3 tier cloths rack

Roof Top Terrace & Flex Room

- Lower cabinets with sink and beverage center
- Double doors with sidelights that open to terrace
- Pre-wired for surround sound system
- Half bath
- Gas stub and hose bib
- Hot tub ready
- PremiumCoat - Waterproofing

Exterior Features

- Garage door opener
- Insulated designer garage door
- Algae-resistant dimensional shingles
- Elegant coach lights at front entry
- Full gutters with splash blocks
- Double paned, tan vinyl framed insulated windows with low emissivity glass
- Brick and ColorPlus Technology – Hardi Siding

General Features

- Energy efficient Carrier Zoned 14-seer air conditioning
- Environmentally friendly R410 refrigerant
- Cost efficient gas heat, water heater and kitchen cooktop
- Single 50-Gallon high performance Energy Saver gas water heater
- Honeywell touch screen programmable thermostat
- Media filters installed on each HVAC system for cleaner air
- R-15 "Blown in Blank System in exterior wall with R-3 DOW sheathing behind brick areas
- R-22 batt insulation in sloped ceilings
- R-38 blown insulation in flat ceilings
- Ridge and soffit ventilation
- TechShield radiant barrier roof decking
- Three phase pressure seal to provide a cleaner, quieter home with less air leakage
- Utilization of jumper ducts in all bedrooms to produce a better balanced A/C system
- Engineered slab on grade with bell bottom piers
- 2x6 and 2x4 exterior walls
- On-site custom framing
- Meeting with interior designer to assist in your selections
- Meeting with Builder before construction and walk through inspection before closing to assure satisfaction.
- 10-year Limited Warranty Plan