

FARMHOUSE COLLECTION

INCLUDED FEATURES



Kitchen and Breakfast Areas

- 42" stained wall cabinets with cabinet crown molding
- Cabinet Hardware
- Granite Countertops with 50/50 under mount stainless steel sink
- Tile backsplash
- 1/3 Horsepower garbage disposal
- Pantry closet with 5 rows wire shelving
- Stainless steel appliances – built in double oven, micro/venthood, cooktop, and dishwasher
- Designer Black kitchen faucet
- Recessed refrigerator ice maker hook-up
- LED Flush mount Lights (per plan)
- Pendant Lights over the Kitchen island (per plan)
- Full-Lite Exterior patio door

Living Areas

- 42" Fireplace with marble surround
- Choice of premium wall-to-wall carpet w/5 lb. pad
- Sherwin Williams Paint on interior walls with smooth ceiling
- 5-1/4" baseboard at 1st and 2nd floor
- 5" prefinished hardwood or laminated wood flooring whole 1st floor excluding bedrooms and includes stained Oak Treads at stairs.
- Dining room with Coffered Ceiling, shadow boxes and chair rail
- 1 piece Crown molding at the 1st floor, Master bedroom and 2nd floor hall
- Open Oak handrail with balusters and Stained Oak treads at stairs
- Built-in Mud Room lockers with hardware (per plan)

Owners Suite and Bathroom

- Spacious walk-in closets with 1 row of wire shelving
- Tile shower with tile niche and tile surround at bath tub
- Tile flooring
- Designer Black faucet fixtures
- Designer Black Towel bars, towel ring, tissue holder and robe hook.
- Raised height vanity
- Cabinet Hardware
- Granite vanity countertops with rectangular undermount bowls
- Elongated toilet

Secondary Bathrooms

- Steel Tub with Tile wall surround
- Tile flooring
- Designer black faucet fixtures
- Designer Black Towel bars, towel ring, tissue holder and robe hook.
- Raised height vanities
- Cabinet Hardware
- Cultured Marble countertops with rectangular undermount bowls
- Elongated toilet
- Pedestal sink in powder bath (per plan)

Exterior Finishes

- Professional landscaping package
- Vinyl single hung bronze windows
- 5" seamless bronze gutters with down spouts
- Fiber cement siding
- Brick or stone per elevation
- Rear Deck /Patio (Sized per plan)
- 6 Panel Stained Wood front door with sidelights, and handleset (per plan)
- Black/Bronze Metal roofing (per plan)

Quality Features

- 9 ft ceilings at the first floor, 8 ft ceilings at the second floor
- Designer Farmhouse Collection Lighting package
- Smart Tube with raised outlet in Family Room & Owners Suite
- 2 Television jacks, Family Room, Owners Suite
- 1 telephone jack
- 200 amp service
- Ceiling fans - Family Room and Owner Suite
- Ceiling fans -Braced and pre-wiring in secondary bedrooms
- Hardwired smoke detectors every bedroom w/battery/back-up
- Carbon monoxide detectors
- Electric dryer hook up
- 2 car garage
- Carriage house steel garage door with hardware and opener
- Concrete front porches and driveways
- 50 gallon waterheater
- 3/4" tongue and groove - screwed and glued down sub floor
- Fully engineered roof and floors
- GAF – 30 year Architectural shingles
- Pestban® in wall and exterior perimeter pest treatment system

Energy Package

- R-38 insulation blown in attic of living areas
- R-13 wall insulation
- R-30 Fiberglass Batt insulation in vaulted living areas
- 15-SEER heating and air conditioning system,
- Programmable thermostats (zoned per plan)
- Energy Star® Appliances
- Energy efficient windows
- Blower door testing

Builder Quality

- Homeowner Warranty 1-2-10
 - One year workmanship & material warranty
 - Two year Systems warranty
 - Ten year Structural warranty
- Member of the Greater Atlanta Home Builders Assoc.
- Certified Professional Home Builder

2.24.23

