



VILLA SERIES

QUALITY CONSTRUCTION

- Limited 9-Year warranty
- High efficiency HVAC system
- Semi-conditioned R-22 spray foam cathedralized attic insulation
- Dual-pane low-E vinyl windows and sliding glass doors
- Fresh air ventilation system
- Carbon monoxide and smoke detectors
- Rapid recovery 40 gallon gas water heater
- Pex water piping system
- Pre-plumbed for soft water system
- Post tension foundation system
- In wall pest defense system, ready for activation
- Upgraded Sherwin Williams paint products

COMFORT AND CONVENIENCE

- Abundant LED lighting in Kitchen and halls
- Structured wiring includes 5 data/phone and/or television outlets with choice of location
- USB outlets in Primary Bedroom and Kitchen
- Weatherproof exterior outlets at outdoor living space and front porch
- Outlet for golf cart charger
- Digital and programmable thermostat
- Pre-wired for satellite television
- Large covered outdoor living space with recessed lighting
- Conveniently located hose bibbs

CLASSIC KITCHEN FEATURES

- Granite countertops with choice of color
- LG Stainless appliance package including an electric smoothtop range, vented micro-hood, and Energy Star dishwasher with Stainless Steel interior tub and liner
- Stainless Steel, undermount, single bowl sink
- Delta pull-out faucet
- Kitchen island with eating bar (per plan)
- Spacious pantry
- Built-in look refrigerator space
- Waterline to refrigerator for icemaker
- Heavy duty garbage disposer
- 36" upper cabinets, crown moulding, and choice of stain color

DISTINCTIVE EXTERIORS

- Fully Landscaped
- Enclosed rear courtyard with wrought iron gate
- Spacious 2-car garage
- Elegant 8' high entry door with Schlage handleset and dead bolt
- Rich Monterey stucco finish
- Stucco primed with high-end masonry primer
- Insulated sectional steel garage door with Liftmaster electric opener and two remotes
- Rain gutters
- Lit address numbers
- Color-thru, concrete roof tile

INTERIORS AT A GLANCE

- 9' flat ceilings
- Rounded interior drywall corners
- Spacious Primary closet
- Quad electric outlets at each bedside in Primary
- Tile in Foyer, Kitchen, Dining (per plan), Laundry and baths
- Stylish stain resistant carpet in choice of color
- 3-1/4" baseboards
- Schlage interior door hardware
- Skip trowel textured drywall finish
- Pre-wired for ceiling fans in Great Room and Primary Bedroom
- Choice of interior door style

ELEGANT BATHS

- Spacious tiled Primary shower
- Comfort height raised vanities with granite tops and undermount sinks in all baths
- Dual sinks in Primary
- Comfort height, elongated toilets at all baths
- Delta bath faucet collection

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