



## LUXURY GOLF VILLA SERIES

### QUALITY CONSTRUCTION

- Energy Star certified
- Diamond level Environments For Living rating
- Limited 9-Year warranty
- Up to 16-SEER high efficiency electric air conditioning and high efficiency gas furnace
- Semi-conditioned R-22 spray foam cathedralized attic insulation
- Pella dual-pane low-E vinyl windows and sliding glass doors
- Carbon monoxide and smoke detectors
- Tankless water heater
- Recirculating pump for quick hot water delivery
- 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, Halls and Baths
- Structured wiring includes 2 phone/data outlets and 4 television outlets with choice of location
- USB outlets in Master Bedroom and Kitchen
- Weatherproof exterior outlets at outdoor living space and front porch
- Outlet for golf cart charger
- Digital, programmable and WiFi-enabled thermostat
- Pre-wired for satellite television
- Conveniently located hose bibbs

### INTERIORS AT A GLANCE

- 10' ceilings throughout first floor
- Square interior drywall corners
- Walk-up Bar with 3cm granite countertops and upper cabinets
- Spacious Master closet with high/low rods and shelving and direct access to Laundry room
- Quad electric outlets at each bedside in Master
- 17" tile in Foyer, Kitchen, Dining, Laundry and Baths
- Stylish stain resistant carpet in choice of color
- 5-1/4" baseboards
- Cabinets in Laundry room with 3cm granite countertop
- Skip trowel textured drywall finish
- Pre-wired for ceiling fans in Great Room, Bedrooms and Den
- 8' high interior doors with choice of style and Schlage door hardware
- Sizeable Den
- Elevator (2-story plan)

### DISTINCTIVE EXTERIORS

- Fully landscaped front and side with 6x9 running bond pattern pavered driveway, walkway, entry and covered outdoor living space
- Enclosed rear courtyard with view fencing and wrought iron gate
- Spacious 2-car garage
- Elegant 8' high 5-lite entry door with choice of Schlage handleset and dead bolt
- 8' high insulated sectional steel garage door with frosted glass and Liftmaster electric opener with remotes
- Rain gutters with underground drainage to street
- Sand finish stucco primed with high-end masonry primer
- Lit address numbers
- Color-thru, Eagle concrete roof tile
- Luxury quality stone veneer

### CLASSIC KITCHEN FEATURES

- Granite countertops, 3cm
- Signature Kitchen Suite 42" Built-in Refrigerator
- Signature Kitchen Suite Stainless appliance package with 36" gas cooktop, under-cabinet hood, 30" convection wall oven, microwave oven, and Energy Star dishwasher
- Stainless Steel, undermount, single bowl sink
- Delta pull-out faucet
- Kitchen island with counter height extended top
- Spacious walk-in pantry
- Waterline to refrigerator for icemaker
- Reverse osmosis sleeve from sink to refrigerator
- Heavy duty garbage disposer
- 42" upper cabinets, large crown moulding, dovetail drawer boxes with full extension, soft-close guides, soft close hinges, roll-out shelving in base cabinets, choice of wood species, style and stain color

### ELEGANT BATHS

- Spacious shower with seat and separate soaking tub in Master
- Tile surrounds to ceiling in Master
- Comfort height, elongated toilet at Master
- Comfort height raised vanities with 3cm granite vanity tops and undermount sinks, with dual sinks in Master
- 3/8" shower enclosures
- Tile surrounds in secondary baths
- Delta widespread bath faucet collection
- Powder Room with pedestal sink

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