

INCLUDED FEATURES

Exteriors

- Five Stylish Floor Plans Available with Three or Four Bedrooms with Distinctive Exterior Elevations – Per Model
- No Maintenance **Certainteed** Vinyl Siding on Side and Rear Elevations with Painted Wood Trim Overhangs and Fascia (Varies Per Model/Elevation)
- Concrete Driveway, Approach and Privacy Walkway to Porch
- **Certainteed** 25 Year Tab Shingles
- **PLASTPRO** Six Panel Insulated Fiberglass Doors with Rubber Weather Stripping
- Energy Efficient Vinyl Low E and Argon Filled **CONTOUR** Windows in White
- Two Frost-free Hose Bibs
- Two Weatherproof Electrical Outlets
- Aluminum Gutters and Downspouts
- Two Car Rear-Load or Detached Garage – *Per Lot*
- Garage Firewall Dry-walled and Fire Taped – *Attached Garages Only*
- Prepped for Garage Door Opener
- **WAYNE DALTON** Steel Sectional Roll-up Garage Door
- Decorative Address Block on Front Elevation

Elegant Interiors

- **MASONITE** Two Panel Square-Top Interior Doors
- Classic Trim Package (3" Base/ 2 1/4" Casing)
- Smoke detectors.
- **SOUTHWIND** Luxury Vinyl 5mm x 7.5" x 48" Floating Plank Flooring in Kitchen, Nook, Powder Room, Foyer, and Connecting Hallways in Choice of Stain Finishes (Per Plan/ From Builders Standard Selections)
- **SHERWIN WILLIAMS** Painting Package
- Full Basement with 7'10" Poured Basement Wall with Sump Pump
- Egress Window in Basement (Per basement feature)
- No-Maintenance Laminated Wired Shelving in All Closets
- First/Second Floor Laundry Room (Per Model/Plan)
- Gas Connection for Dryer and Range
- Switch Outlets for Lights in All Bedrooms, Great Room and Library (Per Model)

Elegant Interiors Cont'd

- Dryer Vent and Rear Washer Drain Box Prep in Laundry Room
- Door Chime
- Builders Lighting Package in Brushed Nickel Finishes in Select Rooms
- **MOHAWK** Carpeting from Builder's Selection in Choice of Colors with 5 lb. Padding
- 150 Amp Service
- **KWIKSET** Satin Chrome Interior Hardware (Door Hinges to Match Hardware Selection)

Designer Kitchens

- Choice of **MERILLAT** Partial Laminate Cabinetry
- Stainless Steel Double-bowl Kitchen Sink
- **DELTA OR EQUIVALENT** Chrome Faucet
- **SOUTHWIND** Luxury Vinyl 5mm x 7.5" x 48" Floating Plank Flooring in Kitchen, Nook, Powder Room, Foyer, and Connecting Hallways in Choice of Finish (Per Plan/ From Builders Standard Selections)
- **BADGER** Power Garbage Disposal
- **WILSONART** Partial Laminate Counter Tops with 4" Backsplashes (From Builders Standard Color Selections)
- Gas Connection for Range

Beautiful Baths

- **ARMSTRONG** Vinyl Flooring in Choice of Finish with Wood Base Surround
- Choice of **MERILLAT** Partial Laminate Cabinetry
- Separate **STERLING** by **KOHLER** Garden Tub and Shower Unit in Master Bath (Per Model/ Plan)
- Tub/Shower Unit in Main Bath (Per Model/Plan)
- Double Vanities in Master and Main Bath (Per Model/Plan)
- **WILSONART** Laminate Counter Tops with 4" Backsplashes
- Anti-scald Shower and Tub Controls
- **DELTA** Chrome Single Handle Faucets
- Vanity in Powder Room (Per Plan)
- Full Width Mirror

** All information herein was accurate at the time of publication. All Model and Options Pricing and Standard Features Amenities are subject to change without notice or obligation. Pricing stated herein does not represent lot premiums, upgrades, or options. All measurements and square footages are approximate and dimensions represent wall to wall dimensions. See sales manager for further detail

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Energy Efficiency and Quality Construction Features

- Energy Efficient Rated Homes
- **BRYANT** 96% High Efficiency Gas Furnace with Outside Air Induction
- 40 Gallon Quick Recovery High Efficiency Water Heater
- Programmable Digital Thermostat
- R-13 Wall Insulation
- R-38 Ceiling Insulation
- Thermo-Insulated Windows and Doors with Screens
- Decorative Mullion Bars on Front Elevations
- **DOW** Insulated Moisture-Prevented House Wrap
- 150 AMP Electrical Service
- $\frac{3}{4}$ " Tongue and Groove Flooring-Nailed, Screwed, Sanded and Glued
- Energy Efficiency Sealant Package
- 16" on Center Structural Framing
- 10" Thick Poured Concrete Foundation Walls w/ Sump Pump and Egress Window
- Egress window in basement.
- Professionally Cleaned Prior to Closing
- Partially Insulated Basement
- PEX Water Supply Systems
- INFINITY 1 and 2 Year Limited Home Warranty Program

Community

- Prime Location: Situated in Monroe, Michigan, offering easy access to downtown Monroe.
- Family-Friendly: Designed for families, first-time buyers, and move-up homeowners.
- Traditional Neighborhood Design: Features dense neighborhood with narrower streets, front porches, and sidewalks.
- Community Interaction: Layout encourages neighborly interaction and a close-knit community feel.
- Nearby Amenities: Proximity to local shops, dining, and entertainment options in downtown Monroe.
- Conveniently located and only 25 minutes from Downtown Detroit and Toledo.

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