

### THOUGHTFUL INTERIORS

- Luxury vinyl plank flooring in kitchen, entry, and wet areas
- Impressive open concept floorplans
- 10' ceilings with 8' interior doors
- Mud Room with options to upgrade with Lifestyle Solution features, per plan
- Base cabinets in Laundry and Mud Room
- Pre-wired for ceiling fan in Great Room, Primary Suite, and Loft/Bonus
- 5 1/4" baseboards throughout

### DESIGNER KITCHENS

- GE Café stainless steel appliance package including 36" commercial range, 36" stainless steel hood, built-in microwave, and ENERGY STAR® dishwasher
- Stainless steel, single bowl undermount sink
- Delta Essa® VoicelQ™ Single Handle Pull-Down Faucet With Touch2.0® Technology
- Walk-in pantry
- Granite counters and center island with seating
- Beautiful maple cabinetry with pot drawers, adjustable upper shelving, soft close drawers and doors with hidden hinges

### COZY BEDROOMS + LUXURIOUS BATHS

- Spacious walk-in Primary closets with wooden closet rod and built-in shelving per plan
- Two-story homes with Ensuite Bedroom on first floor for Multi-Gen Comfort
- Spa-like Primary Bath with large walk-in tiled shower and freestanding tub
- Timeless 8" stainless widespread faucets
- 36" tall vanity cabinets
- Granite countertops with matching backsplash in all bathrooms
- Decorative wall mount lighting in all bathrooms
- Dual vanity sinks in Primary Bath

### FINISHING TOUCHES

- Interior fire sprinkler system
- Smoke/carbon monoxide detectors
- Ultra-silent, humidity sensing bathroom and laundry room fans
- Security, audio, video, and home automation features

### EXTERIOR HIGHLIGHTS

- Spacious integrated covered patios for indoor and outdoor entertaining
- Unique style elevations
- Beautiful designer-selected exterior color schemes
- Fire-resistant Eagle concrete roof tiles
- Distinguished 8' raised-panel insulated front door with Kwikset door lever
- Full wrap 6" rain gutter with downspouts tied to perimeter drain
- Insulated 8' tall sectional roll-up garage door with Wi-Fi enabled opener and back-up battery
- 3-Bay Garage with shop/storage
- Garage textured and painted
- Dark Sky Community with low-light throughout community and homes to reduce light pollution and create a more natural community





### LIFESTYLE AMENITIES

- Clubhouse with pool, fitness center, and lounge area
- Future manned gatehouse
- Miles of walking and bike paths throughout with views of the rolling hills and Millerton dam
- This community harnesses the power of reusing its own wastewater while relying on ground water
- 1,550 acres of preserved land
- Future event center overlooking Millerton Lake

### HEALTHY HOME

- Dual-pane low-E white vinyl framed windows
- Owned or leased photo voltaic solar powered system
- 16 SEER cooling system with propane furnace and jump ducts
- Wi-Fi programmable thermostat\*
- High performance water-efficient plumbing fixtures
- Quiet efficient PEX plumbing throughout
- High efficacy LED lighting

### CONSCIOUS COMFORT

- HVAC systems with MERV 13 filtration
- Low-VOC flooring, cabinets, interior paint, and adhesives
- Water-resistant barrier flashing and sealants
- Inline kitchen out-of-sight filtrations

\*Compatible with Alexa or Google Home Device

