### **FEATURE SHEET**

# Cabernet At Brady Vineyards

#### THOUGHTFUL INTERIORS

- 9' ceilings upstairs & 10' ceilings downstairs
- 5.25" baseboards with 2.25" casings
- Rounded drywall corners
- Hand-set 18"x18" ceramic tile at entry, kitchen, baths and laundry
- 36" tall cabinets in laundry above washer/ dryer
- Pre-wired for ceiling fans in great room, all bedrooms & lofts (per plan)

#### **DESIGNER KITCHENS**

- Granite counters with 6" granite tile backsplash
- Family-sized island with eating bar (per plan)
- GE 36" stainless steel cooktop and Energy Star rated dishwasher and built in microwave and over
- High/low beech faced cabinetry with inset panel doors
- Recycle center
- Pre-plumbed for ice maker

#### COZY BEDROOMS + LUXURIOUS BATHS

- Spacious walk-in closet in primary bedroom
- Dual vanity top-mount sinks in primary bath
- Auto-humidistat and vented exhaust fan in full bathrooms
- Oversized shower with marble surrounds at primary bath
- Free standing oval soaking tub
- Compartmentalized water closet with elongated, comfort-height toilet in primary bath
- 36" beech cabinetry in all bathrooms
- Tub/shower combination with engineered marble at secondary bath
- Engineered marble counters in all bathrooms
- Chrome fixtures and accessories in all bathrooms

#### **FINISHING TOUCHES**

- Fire sprinkler system
- Smoke/carbon monoxide detectors
- Wireless access point
- 7.1 home theatre pre-wire and flat screen future pipe with Arlington Box in great room
- Self-contained automation hub with Smart technology\*
- Convenient kitchen USB charging station
- \*See sales professional for details

#### **EXTERIOR HIGHLIGHTS**

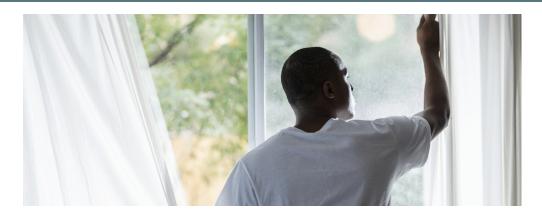
- Sophisticated architectural styles
- Decorative stone/brick and siding (per plan/elevation)
- Full side and rear yard fencing
- Front yard landscaping with automatic sprinklers and rain sensor
- · Hose bib at front and rear of home
- Boral concrete tile roof
- Designer selected exterior paint schemes
- 3 Car Garages
- · Insulated roll up garage door





## Cabernet At Brady Vineyards

### LIVING WELL SOLUTIONS



#### **HEALTHY HOME**

- HVAC system with MERV 13 filtration
- Inline kitchen Everpure, EF-6000 out of sight filtration
- Exterior & Interior Water -resistant barrier flashing and sealants
- Low VOC flooring, cabinets, paint and adhesives
- HRV fresh air circulation system

#### **CONSCIOUS COMFORT**

- Energy efficient SEER 16 cooling system with dual zone thermostats
- R-22 spray foam insulation in attic and R-13/R-20 insulation in exterior walls
- · Energy efficient PEX plumbing system
- · Energy efficient tankless water heater
- Solar homes net zero for medium energy users\*
- SunVault 13kWH Residential Energy Battery Backup\*\*
- Low E vinyl, dual pane windows with grids
- Highly efficient LED lighting

\*Net zero does not apply to options that increase square footage

\*\*Lease is included with home





