

Moscato

At Brady Vineyards

FEATURE SHEET

THOUGHTFUL INTERIORS

- 9' ceilings throughout
- 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
- 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
- Mood lighting under cabinets in primary bathroom
- Oversized shower with marble surrounds at primary bath
- 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
- Auto-humidistat and vented exhaust fan in full 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 (per plan)
- Insulated roll up garage door



Woodside Homes reserves the right to change floor plans, features, elevations, prices, materials and specifications without notice. All square footages and measurements are approximate. Please see Sales Professional for full details.
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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 spray foam 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



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