

**As of 01/20/2021**  
**Structure and Exterior Upgrades**

8'9" instead of 7'9" basement ceiling height  
10' High Vaulted ceiling in Master Bedroom  
8'3" instead of 8' ceiling height on first floor  
9' instead of 8' ceiling height on first floor  
Additional window, single double hung - each  
Add Transom above window - single  
8' instead of 6' slider  
9' instead of 6' slider - center pane slides, 2 sides are fixed  
Transom above slider  
Upgraded front door - Builder's selection  
Larger deck - pressure treated  
Upgrade deck from pressure treated to composite w/ pressure treated railing (in addition to larger deck price if selected)  
Upgrade deck from pressure treated to composite w/ vinyl railings (in addition to larger deck price if selected)  
Upgrade deck from pressure treated to composite w/ black aluminum railings (in addition to larger deck price if selected)

**Garage**

Add glass and grills to standard garage door  
Upgrade garage door to Gallery Collection with glass and grill  
Upgrade garage door to Coachman Collection with glass and grill  
Add exterior door into garage prior to foundation being poured  
Insulate garage  
Sheetrock and plaster (textured) garage (without paint and trim)

**Fireplace**

Gas Fireplace 36" with mantle and granite surround - Builder's selection  
Gas Fireplace 42" with mantle and granite surround - Builer's selection  
Gas Fireplace 42" Linear (if applicable) with floating mantle  
Gas Fireplace 42" Linear (if applicable) two sided see through  
Blower kit and remote (only with traditional fireplaces)

**Interior Trim**

Classic Trim Package: 3 1/2" Stafford Casing, 7 1/4 baseboard, solid core bedroom and bathroom doors (doors from st;  
Modern Trim Package: (call tim to get specs)  
Door levers instead of knobs from builder's selection  
Square balusters instead of round  
Mudroom Bench with bead board, hooks and under bench cubbies (Bench upto 5')  
Dining room classic trim package (chair rail panels and crown molding)  
Dining room modern trim package  
Crown Molding per room

Pocket doorway/each  
Double french doors

### **Basement/Heating & Cooling**

Basement finish - Builder to layout, minimum 400 sqf. Does not include bathrooms or kitchens. Carpet flooring  
Rough in bathroom in the basement (does not include ejector pump)  
Additional Heating/Cooling zone

### **Kitchen Sinks**

Large stainless steel single bowl kitchen sink, standard kitchen faucet  
1.5 bowl stainless steel kitchen sink, standard kitchen faucet  
Farmer's porcelain sink 30", standard kitchen faucet

### **Bathroom Options**

Brushed Nickel instead of Chrome fixtures  
Oil Rubbed Bronze instead of Chrome fixtures  
Matt Black instead of Chrome fixtures  
8" spread instead of 4" or single hole (per fixture)  
Comfort Height Toilet  
Change from single bowl to double bowl in bathrooms (per bathroom)  
Add hand held sprayer with diverter, chrome finish (per bathroom)  
Add hand held sprayer with diverter, brushed nickel finish (per bathroom)  
Add hand held sprayer with diverter, oil rubbed bronze finish (per bathroom)  
Add hand held sprayer with diverter, matt black finish (per bathroom)  
Rain shower head and hand held sprayer chrome finish (instead of regular shower head)  
Rain shower head and hand held sprayer brushed nickel finish (instead of regular shower head)  
Rain shower head and hand held sprayer oil rubbed bronze finish (instead of regular shower head)  
Rain shower head and hand held sprayer matt black finish (instead of regular shower head)  
Soaking tub with 4' shower (standard tiled walls, acrylic or fiberglass base), on demand hot water chrome  
Square sinks in bathroom (per sink)

### **Electric Options**

Additional cable point for TV  
Decora switches instead of toggle switches (does not include outlets)  
Decora outlets instead of regular outlets (does not include switches)  
Additional light fixture (wiring only, does not include fixture)  
Additional recessed light  
Additional outlet or switch  
Dimmer switch (toggle style) per unit  
Dimmer switch (decora style) per unit  
Automatic transfer switch for generator (Generac)  
Whole house generator with automatic transfer switch (10,000 watts)

### **Painting**

Extra Color (Per Color)

### **Cabinetry by Waypoint**

8' Ceiling: Facia and crown to the ceiling  
8' 3" Ceiling: 39" upper cabinets, facia and crown to the ceiling  
Glass Door (per door)  
Pull outs (per unit)  
Add drawer unit (per unit)  
48" island with two overhangs, granite countertop  
60" island with two overhangs, granite countertop  
72" island with one overhang, granite countertop

### **Countertops**

Quartz upgrade one kitchen excluding island  
Quartz upgrade two kitchen excluding island  
Quartz upgrade one 48" island  
Quartz upgrade two 48" island  
Quartz upgrade one 60" island  
Quartz upgrade two 60" island  
Quartz upgrade one 72" island  
Quartz upgrade two 72" island  
Quartz upgrade one bathroom single sink  
Quartz upgrade two bathroom single sink  
Quartz upgrade one bathroom double sink  
Quartz upgrade two bathroom double sink

### **Flooring&Tile**

Hardwood in family or great room  
Hardwood in study/office  
Hardwood stairs  
Hardwood in upstairs hallway  
Hardwood in master bedroom and closet  
Hardwood in additional bedrooms or lofts/each  
Carpet for basement stairs  
Tile upgrade 1 per bathroom or laundry room  
Tile upgrade 2 per bathroom or laundry room  
Kitchen tile backsplash from Builder's selection  
Tile shower or tub walls (fiber glass base) 12"x12" standard tile and two shelves  
Tile shower or tub walls (fiber glass base) upgrade 1 and two shelves  
Tile shower or tub walls (fiber glass base) upgrade 2 and two shelves  
Accent strip at eye level  
Accent strip 1' wide on plumbing wall

### **Appliances**

Gas stove instead of electric (prior to rough plumbing)  
Gas dryer rough piping  
Gas grill stub to deck  
On demand hot water heater