

### Included Feature Highlights

- 5 bedroom homes- Heated Pool and Screen Enclosure.
- 6 -10 bedroom homes- Heated Pool, Spa and Screen Enclosure.
- All Appliances Included: Fridge, Stove, Microwave, Dishwasher, Clothes washer, Dryer, Garbage Disposal and Garage Door Opener.
- Blinds on all operatable windows and sliding doors.
- 1<sup>st</sup> floor tile in all common areas.
- Please See Standard Feature Sheet for full details.

Floor Tile



FERRARA  
18"x18" Ceramic

Carpet Color



BARE MINERAL

Base Carpet: 25oz. PET Texture

Cabinet Color



Sarsaparilla

Countertop Color



White Napoli  
SenSa® 3cm Granite

### Luxurious Custom Interior

- Custom Interior Color Packages
- Sherwin Williams<sup>®</sup> Interior Paint
- 9'-4" Ceilings on First Floor
- 8' Ceilings on Second Floor
- White 3-1/4" Baseboards
- White 6'-8" 2-Panel Textured Interior Doors
- Dexter<sup>®</sup> by Schlage<sup>®</sup> Torino Lever Chrome Door Hardware
- 1st Floor Stair Rail Painted Handrail with White Spindles (per plan)
- Owner's Entry Drop Zone<sup>™</sup> at Garage Entry with Bench and Storage (Per Plan - Design Will Vary Per Plan Location and Area Size)
- 2" White Blinds with Valence on all Operable Windows
- 3" White Vertical Blinds with Valence at Sliding Glass Door
- 18" Ceramic Tile Installed Diagonal in Foyer, Entry, Laundry, Kitchen, Bathrooms, Dining or Cafe, and Gathering Room
- Shaw<sup>®</sup> Carpet with 5 lbs. Pad in all Bedrooms, Stairs and Loft
- Knockdown Textured Ceilings and Orange Peel Textured Walls

### Bathroom Features

- 3cm Granite Countertop with Eased Edge and 4" Granite Backsplash
- Vanity Cabinets at 36" Height in all Full Bathrooms
- Cabinet door and Drawer Hardware
- White Porcelain Undermount Sinks with Countertop Width Mirror in all Full Bathrooms
- White Pedestal Sink with Beveled Oval Mirror in Powder Bathrooms
- White Elongated Toilets
- Moen<sup>®</sup> Brantford Faucets in all Bathrooms
- Chrome 24" Towel Bar and Toilet Paper Holder in all Full Baths
- Chrome Towel Ring and Toilet Paper Holder in Powder Bath
- Ceramic Floor Tile
- Ceramic Corner Shelf in all Showers
- Owner's Bathroom (Per Plan)
  - Shower Wall Tile with Vikrell Pan
  - Shower Enclosure with Glass Swing Door
- Secondary Bathrooms
  - 1st Floor Shower Complete with Recessed Shower Floor Tile and Wall Tile to Match Floor Tile
  - 2nd Floor Shower Complete with White Shower Pan and Wall Tile
  - Shower Enclosure with Glass Bi-Pass Doors

### Kitchen Features

- Granite Countertop with Eased Edge and 4" Granite Backsplash
- Cabinets with 36" Uppers with Crown Molding
- Cabinet Door and Drawer Hardware
- 50/50 Stainless Steel Undermount Sink
- Moen<sup>®</sup> Method<sup>®</sup> Chrome Faucet

### Featured Electric Appliances

- Whirlpool<sup>®</sup> Stainless Steel Over the Range Microwave with Hidden Recirculating Vent
- Whirlpool<sup>®</sup> Stainless Steel Dishwasher
- Whirlpool<sup>®</sup> Stainless Steel Ceramic Glass Top Range Self-Cleaning System
- Whirlpool<sup>®</sup> Stainless Steel Side by Side Refrigerator
- Whirlpool<sup>®</sup> Top Load Washer Management System and Fabric Sense<sup>™</sup> Wash System
- Whirlpool<sup>®</sup> Dryer

### Electrical Features

- Electrical Pre-wire with Switch for Ceiling Fans in all Bedrooms, Loft and Gathering Room
- Pre-Wired Telephone (CAT5e) Outlet in Kitchen and Owner's Suite
- Pre-Wired Cable (RG6) Outlet in all Bedrooms, Loft and Gathering Room
- 14" Leviton Central Wiring Enclosure with Flush Mount Cover
- Exterior Electrical Outlets (Location Per Municipal Code)
- Upgraded Seagull Lighting<sup>®</sup> Packager

### Exterior Highlights

- Sherwin Williams<sup>®</sup> Loxon Exterior Paint
- Heated Outdoor Pool with Paver Lanai (Size Per Plan)
- Therma-Tru<sup>®</sup> 6'8" Front Door
- Door Bell
- Chamberlin<sup>®</sup> Lift Master Garage Door Opener with Two Remote Controls and Mounted Keypad
- Sentricon<sup>®</sup> System with Always Active Technology on the Perimeter of Home
- Taexx<sup>®</sup> Built-In Pest Control Defense System
- Professionally Designed Landscaping Package
- Whole Yard Irrigation with St. Augustine Sod
- Two Exterior Hose Bibs (Location Per Plan)

### Energy Efficient Features

- Energy Efficient Air Conditioning and Heat Pump Unit (15 SEER)
- Programmable Thermostat
- R-30 Ceiling Insulation
- R-4.1 Insulation w/Vapor Shield on Block Walls - R-11 on 2x4 Walls
- Air Infiltration Sealant Applied Around all Exterior Openings
- Vinyl Low-E Dual Pane Windows
- Aluminum Low-E Dual Pane Sliding Glass Doors
- Off Ridge Vent and Flow-Thru Soffit Systems for Effective Attic Ventilation

### Special Features

- 10-Year Pulte Protection Plan - An Insured Warranty
- Access to Customized Owner's Entry Web Portal Featuring Tips for Taking Care of Your New Home and Exclusive Partner Discounts

### \*Single-Family Homes Quality Construction

- Concrete Block Construction on 1st Floor
- Reinforced Concrete Slabs with Vapor Barrier
- Full-Wrap Cementitious Trowel Textured Exterior Finish
- Shingle Roof
- Professionally Engineered Roof Trusses with Hurricane Tie Downs for Wind Protection
- Underground Utilities
- Smoke Detectors (Location per Municipal Code)

### \*Single-Family Homes Pool Specifications

- Hideaway and Seashore Pools: 12' x 24' Hand Sculptured Gunite Heated Swimming Pool with 20' x 30' Lanai Paver Deck.
- Baymont and Clearwater Pools : 12' x 26' Hand Sculptured Gunite Heated Swimming Pool with 20' x 40' Lanai Paver Deck
- A Recessed Underwater Swimout Bench
- Pool Light
- 3' to 5' Pool Depths
- Heated Pool
- Required Child Barrier Protection Fence
- Dome Roof Screen Enclosure with 1 Door, Gutters and Downspout
- Homes do not Include a Mailbox

### \*Townhomes Quality Construction

- Frame Construction
- Reinforced Concrete Slabs with Vapor Barrier
- Professionally Shingle Roof Trusses with Hurricane Tie Downs for Wind Protection
- Underground Utilities
- Smoke Detectors (Location per Municipal Code)