

## CLAIRBORNE at LEXINGTON FARMS

### Standard Features Sheet

#### Exterior:

GAF Sentinel class A roof shingles

Double 4 vinyl siding and vinyl shutters

Aluminum and vinyl covered fascia and soffit on the main house and garage (painted wood trim in other areas)

Aluminum gutters and downspouts

Insulated windows with screens (grids in front windows only)

Clad insulated exterior doors

Aluminum insulated sliding glass door with screen

Standard front entry 2-car garage with 2 single doors

Frost proof hose bib - front and rear

Concrete front stoop and house walk

Asphalt driveways - 1 1/2" blacktop installed over 4" crushed stone.

Landscaping package: grading, seeding, two trees, and assorted shrubs - builder's selection

#### Interior:

Latex wall, ceiling and enamel trim paint

All light fixtures as per sample house

No wax floor in Kitchen and Laundry Room and Baths

Vinyl or carpet in the Foyer

Wall to wall carpeting in other areas - one color throughout

Prefab fireplace in Family Room

Molded masonite doors, colonial casings and trim

2 TV and 2 phone outlets included

**Kitchen:**

Eat-in kitchen in all models  
Self cleaning oven  
Range and range hood with filter  
Dishwasher  
Disposal  
Stainless steel sink  
Quality wood cabinets with wood or laminate fronts  
Formica counter tops

**Baths:**

Quality wood cabinets with wood or laminate fronts  
Marbleized vanity tops  
Wall mirrors over each vanity  
Sidewall medicine cabinet in Master Bath and Hall Bath  
Vinyl tile floors with wood baseboard  
Fiberglass bath tub and shower units  
Lights over vanity tops  
Chrome paper holders and towel bars

**Basement:**

Poured concrete foundation  
Steel I beam construction  
Gravity French drain system  
66 gallon electric water heater

**Laundry Room:**

220 volt dryer outlet  
Guy Grey Box washer connection  
Dryer vent supplied and installed

Energy Savers:

Gas heat with air conditioning

R-13 sidewall insulation and R-30 ceiling insulation

R-4 insulated wall sheathing

Utilities and Services:

Underground utilities

200 AMP electric service with circuit breakers

Public sewer, water and gas

Copper water lines and PVC drain lines

Safety Features:

Smoke detectors

Ground fault interrupter safety design  
on all baths and exterior receptacles

Warranty:

Ten (10) year HOW warranty

BUILDER RESERVES THE RIGHT TO INCORPORATE MODIFICATIONS  
TO EXISTING PLANS, SPECIFICATIONS AND FEATURES WITHOUT NOTICE

\*\*\* CLAIRBORNE DEVELOPMENT COMPANY \*\*\*