

# THOUGHTFUL

## HOME COLLECTION

### EXTERIOR CHARACTER

- Unique designs feature Traditional, Texas Hill Country, European architecture with low maintenance siding
- Architecturally coordinated exterior color schemes with Asphalt Shingles
- Elegant 8' Craftsman Look Entry Door with 1/3 Light Glass
- Entry Door security viewer and Kwikset Smart Lock
- Connected Ring 3 Video Doorbell
- Amazon Drop Box
- Rear Yard Cedar Fencing and Metal Gate
- 8-Foot overhead garage door
- Front and Rear Yard Sod and Sprinkler System

### INTERIOR QUALITY CONSTRUCTION & DESIGN DETAILS

- Impressive Wood Visual ceramic tile floor at entry, kitchen, utility, and secondary baths
- 5 Panel Interior Doors
- 4" Baseboard and 4" Door Casing
- Open Metal Staircase Spindles, Wooden Rails and Posts
- Spacious light filled interiors with expansive window design
- Stylish knock down drywall finish
- Smart Switch at Foyer and Exterior Lights by Leviton
- Smart Fan Control and Smart Dimmer Switch at Family and Owner's Bedroom by Leviton

- Leviton Smart Switch with Alexa Voice Control at Kitchen
- Convenient USB charging station in the kitchen
- Samsung Smart Things Hub
- Smart Home In-Person Orientation with View Representative
- Eero Pro Wi-Fi 6 Mesh Network
- 20" Network Pa with 16 Port Network Switch
- Structured wiring CAT5e throughout
- Ceiling fan in all rooms
- Phone prewire with CAT5e wiring in owner's suite and kitchen
- RG-6 TV cable at family room, flex space, loft, owner's bedroom and all bedrooms per plan
- Honeywell Home Smart Thermostat
- Smoke and CO detectors for your family's safety
- Fully drywalled, textured, trimmed, and painted garage interiors
- Ten-year construction structural warranty

### GOURMET KITCHENS

- 42" Upper cabinets in Shaker Style – Full Overlay, 3" Square Shaker Crown, Full Extension Soft Close Drawers and Soft Close Doors, Door Hardware, Fully Adjustable Shelves
- Door Mounted Spice Rack
- Trashcan Cabinet
- Cutting board drawer (per plan)
- Pots and Pans Roll Out Trays
- Large eat-in kitchen island per plan
- Quartz Countertops with Decorative Subway Tile Backsplash

- Stainless Steel Single Bowl Sink by MOEN
- Samsung Stainless steel appliances including:
  - 5.8 cu. ft. Freestanding Gas Range with 5 specialized burners
  - 1.7 cu. ft. Over-the-Range Microwave
  - Dishwasher with Integrated Digital Touch Controls
- Smart MOEN Sleek™ Single Handle, High Arc Pulldown Kitchen Faucet with Touchless Activation and enabled Alexa Voice Control

### BED & BATH

- Owner's Suite Climate Control Zoning; allows separation from the rest of the home
- Cell Shades at Owners' Bedroom
- Owners Suite Foam Gasket Sound Dampening
- Raised 36" height vanities
- Luxurious Quartz Vanity Tops with vanity sinks
- MOEN Gibson faucets in chrome finish
- 12x24 Ceramic Tile at Bathroom tile surrounds and Master Bath Floor
- Drawer Outlet at Owner's Bath Vanity Top
- Drawer for connecting and charging grooming accessories
- Elongated Commode
- White Modular Melamine Adjustable closet system in Master Closet

### FOR PETS

- Separate Pet Room with Dutch Door and Automatic Opening Pet Door



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### HEALTHY HOME

- Front and Interior door hardware with Microban technology by Kwikset
- Low VOC paints by PPG Paints and durable low VOC wall to wall carpet by Shaw
- HVAC systems with Super V Air Filtration, designed to capture airborne particles less than a micron in size including bacteria, pet dander, and smoke
- Optional Pentair SensaPro Water Treatment System
  - In addition to softening the water and providing efficiency 40% better than competitive brands, it will also remove / reduce many volatile organic chemicals (VOC), pesticides and herbicides, as well as chlorine, benzene, trihalomethane (THM) compounds, radon, solvents and hundreds of other man-made chemicals found in tap water.
  - In addition, densely compacted carbon block filters mechanically remove particles down to 0.5 micron, including Giardia and Cryptosporidium, turbidity and particulates. Some iron, manganese, and hydrogen sulfide will be removed as well
- Durable PEX plumbing system

### ENERGY EFFICIENT

- High efficiency Tankless Gas Water Heater
- Water Saving shower heads and plumbing fixtures by MOEN
- High efficiency, dual glazed, Low-E vinyl windows
- Open Cell Spray Foam Insulation throughout

### LAUNDRY ROOM

- Laundry Wall Mount Rack
- Laundry Folding Station

### GARAGE

- Garage Door Opener with Camera
- Overhead Adjustable Storage Rack
- Epoxy Garage Floor Paint
- 1.5-Ton Wall Mounted Mini Split AC
- Fully Insulated Garage

## Choose Your Lifestyle Option

#### OPTION 1

##### GARAGE WITH MURPHY BAR

- Folding Murphy Bar
- Combo Drops RG6/CAT5e
- Samsung 50inch TV in Garage
- Adjustable TV Wall Mount for ease of viewing

#### OPTION 2

##### GARAGE WITH FITNESS AREA

- Folding Weight Rack by PRX

#### OPTION 3

##### GARAGE WITH WORK BENCH

- Folding Work Bench by Husky

