

FEATURES
EXTERIOR CHARACTER

- Cast stone address block
- Decorative lighting at porch/patio & garage
- Backyard 6' vertical wood privacy fencing from rear corners of home with one gate
- Landscape package to include sodded front & backyard with drought resistant Bermuda sod, trees, & shrubs up to city requirements
- Sprinkler system - front & back
- Durable long-lasting fiber cement siding, trim, & fiber cement soffit
- WAYNE DALTON® insulated overhead metal garage door
- Covered patio - per plan
- 30 year dimensional roof shingles

INTERIOR QUALITY CONSTRUCTION & DESIGN DETAILS

- KWIKSET® hardware in satin nickel finish with microban®
- Decorative satin nickel light fixtures
- Square drywall corners
- Decorative Monterey drag wall & ceiling texture
- Decorative Shaw carpet (5 year warranty)
- Interior 5 panel doors
- Spacious walk-in closets & storage closets with wood shelves throughout (per plan)
- Family Room & Primary Bedroom are blocked & wired for ceiling fans
- Privacy door locks (primary bedroom & bathrooms)
- Rocker light switches
- Tamper resistant electrical outlets
- Sherwin Williams two tone paint
- Craftsman front door
- 6" baseboards throughout home
- Window Sills
- KWIKSET® security dead bolt on front & rear door - per plan
- Smoke + CO detectors

INNOVATIVE KITCHENS

- LED Lighting
- Stained 42" cabinets at kitchen including raised cabinet over microwave & refrigerator
- Oversized kitchen island - per plan
- Durable quartz 3CM countertops at kitchen to include pull out faucet & stainless steal single bowl sink
- Luxury vinyl plank flooring
- Heavy duty MOEN® 1/3 HP garbage disposal
- Subway tile backsplash
- 2 stage water filtration faucet at kitchen sink
- Water line for refrigerator ice maker
- Spacious pantry & morning kitchen - per plan
- Stainless steel appliances include gas range oven, microwave, & dishwasher

ELEGANT PRIMARY & SECONDARY BATH FEATURES

- Luxury Vinyl plank flooring
- Cultured marble countertops with rectangular dual 36" high vanity sinks at primary bath
- MOEN® faucets & accessories
- Designer pedestal sink at powder bath - per plan
- Elongated commodes
- 60" sshower with mudset tile floor & freestanding tub at Primary Bath
- Tile surround at primary shower and secondary bathtub(s)
- Framed mirrors in primary & powder bath(s)

SUPERIOR CONSTRUCTION FEATURES

- View Homes exclusive three tiered ten year warranty
- Post tension foundation engineered & inspected for address specific soil conditions
- Second story 3/4" T&G subfloor secured with nail screws
- Engineered floor truss system on second stories
- Anchor bolt reinforcement at all exterior walls
- Engineered wall panels & roof trusses
- PEX Plumbing system
- Finished garage to include texture, paint and trim
- Standard overhead garage door opener
- Pre-plumbed for water softener with whole home water cut off
- Epoxy coating added to garage flooring
- Linear LED Garage light
- EV Charger outlet

ENERGY SAVING FEATURES

- R-38 blown ceiling insulation at attic space
- R-13 exterior wall insulation with multi-stage poly sealant
- R-19 batt insulation at garage ceiling with living area above on two story plans only
- Vinyl framed Low E366 windows argon filled
- Radiant barrier roof decking
- Energy efficient 14.3 Seer2 HVAC System
- Energy saving tankless water heater
- Water conserving 1.6 gallon elongated commodes
- Programmable smart thermostat
- MERV® 11 A/C filters
- AprilAire® fresh air intake

TECHNOLOGY

- Smart Home Package includes front door lock, USB outlet in kitchen, kitchen & front porch lights, smart thermostat, & video doorbell

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*Prices, plans, features, and options are subject to change without notice. All square footage is approximate and varies by elevation. Additional restrictions may apply. See Sales Representative for details. Updated: 1/2026