

Standard Features

Revised 1/18/10

BURGOYNE

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Custom Interior Finishes

- ◆ 9" ceilings throughout first floor
- ◆ Volume ceilings per plan
- ◆ Gas fireplace with marble surround
- ◆ Custom Fireplace Mantle
- ◆ Hardwood floors at entry foyer, Halls, Kitchen, Nook and Dining Room
- ◆ Crown Molding in Dining Room, Kitchen, and Entry
- ◆ Plush wall-to-wall carpeting with 8lb padding under all carpeting
- ◆ Ceramic Tiled Baths
- ◆ Oak tread staircase
- ◆ Traditional style Oak handrails
- ◆ Colonial Style painted spindles
- ◆ Colonial base board and trim
- ◆ Free slide wire coated shelving
- ◆ Colonial 6 panel semi-solid interior doors

Luxury Master Bath

- ◆ Kohler soaking tub with tile deck surround
- ◆ Ceramic tile shower with glass door
- ◆ Double vanities
- ◆ Kohler faucets
- ◆ Ceramic tile flooring
- ◆ Wide selection of choice cabinetry

Richly Appointed Baths

- ◆ Kohler pedestal sink at Powder room
- ◆ Kohler Widespread faucet at Pedestal sink
- ◆ Wide selection of cabinetry at Main Bath
- ◆ Kohler faucet at Main Bath
- ◆ Ceramic tile flooring

Structural Components

- ◆ 2' x 6' Exterior Walls—16' OC
- ◆ 9' Walls Basement and 1st floor
- ◆ 3/4" OSB sub flooring glued, nailed & screwed
- ◆ Engineered roof trusses with 5/8" OSB sheathing
- ◆ Ice and Water shield at all eaves & valleys
- ◆ 15 lb felt paper under all shingles
- ◆ Cobra Rolled Ridge venting
- ◆ Air infiltration/Moisture Barrier House Wrap

Designer Kitchen Series

- ◆ Gourmet Custom designed Kitchen
- ◆ 36" High Wall cabinets with crown molding
- ◆ Granite Countertops
- ◆ Full ceramic tile backsplash
- ◆ Kohler Double bowl sink with Kohler faucet
- ◆ Generous appliance package

Energy Efficiency

- ◆ High efficiency LP Gas Hot air heat with programmable thermostat—dual zone over 3300 square feet of living space
- ◆ 13 Seer Hi-Eff Central Air Conditioning
- ◆ 75 gallon high recovery hot water heater
- ◆ Humidifier
- ◆ R-21 fiberglass insulation at side wall
- ◆ R-38 fiberglass insulation at ceiling

Distinctive Exterior Finish

- ◆ Premium maintenance free Vinyl Siding
- ◆ Stone Exterior accents at front elevation
- ◆ 4" Azek trim around doors
- ◆ 30 year architectural shingles
- ◆ Pella Pro-Line Low E clad windows
- ◆ 2 frost free hose bibs

Landscaping Package

- ◆ Professionally designed Landscape plan
- ◆ Lot graded and seeded disturbed areas
- ◆ Blacktop driveway and concrete walkway

Electrical

- ◆ Distinctive Interior and Exterior Lighting Package
- ◆ 200 Amp Underground service
- ◆ Two (2) Exterior GFI outlets
- ◆ Five (5) CAT .5 Phone pre-wiring
- ◆ Five (5) RG-6 Cable wiring—Hi-grade wiring
- ◆ Five (5) recessed lights in kitchen
- ◆ Two (2) recessed lights at upper Hall
- ◆ Light/Vent for each bathroom
- ◆ Built-in security system
- ◆ Hoover Central Vacuum System with accessories