



1 Aspen Drive

Expanded Oak Model

Options & Upgrades Included at \$549,980.00

Model Home Specifications & Upgrades:

- Colonial Model Home upgraded with 3 Bedrooms, 2 ½ Baths & 2nd Floor Bonus Room (as built).
- Upgrade to Side Load Garage with additional upgrade of Garage Service Door (as built).
- Exterior upgrade with a stone water-table on the Porch and Garage front elevations (as built).
- Upgrade Porch columns to 8" square recessed panel.
- Garage Overhead door upgraded with windows (as built).
- Garage upgraded with automatic garage door opener with two remotes.
- Front Door upgraded with ¾ glass (12 light, grilles between the glass).
- Front Door with additional upgrade of a 4 light Sidelight.
- Upgrade to Coretec® hardwood style flooring in the Kitchen, Breakfast Area, Family Room, Dining Room, Living Room, Mud Room/Garage Entry, Foyer, First & Second Floor Halls and Laundry.
- Upgrade to Coretec® tile style flooring in the Powder Room, Main Bath and Master Suite Bath.
- Stair upgrade to oak treads and stained to coordinate with hardwood style flooring.
- First Floor Stairs upgraded with oak railing, posts and white balusters.
- Living Room upgraded with double French Doors.
- Upgraded Bath Hardware, Mirrors and Closet Shelving throughout the house.
- Upgrade to Delta® Foundations™ plumbing fixtures throughout the house.
- All Bath commodes upgraded to elongated models.
- Upgraded Delta® Foundations™ plumbing fixture finishes to satin nickel throughout the house.
- Upgraded Kitchen cabinets (layout/quantity upgrade, wall height upgrade, style upgrade, painted finish upgrade and silent close feature on all doors and drawers).
- Kitchen sink upgraded to a single bowl stainless steel under mount sink.
- Kitchen upgraded with Island and further upgraded with recessed lighting overhead.
- Kitchen counters upgraded with additional granite to cover expanded kitchen layout.
- Kitchen backsplash upgraded to subway tile and further upgraded with brick pattern installation.
- Kitchen upgraded with appliances (Frig, Range, Dishwasher, Microwave) and vent to exterior.
- Kitchen appliances additional upgrade to stainless steel.
- Laundry Room upgraded to Second Floor installation.
- Master Suite upgraded with two (2) Walk-in Closets (as built).
- Master Bath shower upgraded to a 5' fiberglass shower.
- Master Bath shower is upgraded with a clear glass sliding shower door.
- Master Bath upgraded to a 42" comfort height vanity.
- Main Bath is upgrade with a comfort height 30" vanity.
- Upgrade to recessed lighting and light fixtures throughout the house.
- Upgrade to a 14' x 12' pressure treated wood deck with steps to grade.
- Upgraded landscaping package and lawn irrigation system.

In the interest of continuous improvement, the Company reserves the right to modify or change floor plans, materials and features without prior notice or obligation. Although every effort has been made to ensure that the upgrades and options contained herein are accurate and current, at any time such upgrades and options are subject to change without prior notice or obligation. 12-3-23