

# Overton Reserve



Everything's Included<sup>®</sup>  
in your new dream home.

Lennar has reimagined the home-buying experience by including the most desired new home features at no extra cost to you.

Over **\$35,000** of included value!

Features	Lennar <sup>®</sup>	Other Builders	Used Home
<b>Connectivity</b>			
<b>Infrastructure - World's first Wi-Fi CERTIFIED™ Home Design</b>			
• Ruckus Wireless ZoneFlex™ R510 wireless access point	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Heat Mapping (Engineering)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Ruckus® ICX® 12-port Ethernet switch	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• CAT-6A Wiring to wireless access point	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Legrand® On-Q® 42" RF Transparent Structured Media® enclosure	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Leviton® Surge Protective Receptacles	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Lutron Maestro® occupancy sensor	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Smart Products - Controlled by Amazon Alexa</b>			
• Echo Dot	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Echo Show	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Baldwin® Evolved smart lock	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Leviton® Z-Wave Plug-in Module	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Lutron Caseta® wireless in-wall dimmer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Lutron Caseta® wireless Smart Bridge Pro, Wireless Lamp Module, Pico Remote with Double Stand	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Ring® Video Doorbell Elite	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Samsung SmartThings® Hub	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Sonos® One wireless speaker	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Service</b>			
• Amazon employees set up and activate all connected devices in the home and offer 90-day Smart Home Support	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Convenience</b>			
• HAVING IT ALL DONE FOR YOU!	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Total Included Connectivity Value

**\$10,000**



Features	Lennar®	Other Builders	Used Home
<b>Efficiency</b>			
• Environments for Living® third-party rating certification	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Dual-pane, low-E, vinyl framed windows	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Ceiling fan pre-wire in all bedrooms, Great Room, den and rear patio (per plan)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Radiant barrier roof sheathing	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Energy-efficient LED lighting included in every bedroom, hallway, kitchen, nook, and family/Great Room	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Programmable Wi-Fi enabled digital thermostat	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 14 SEER energy-efficient HVAC system with insulated air ducts	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• R-13 (2x4) / R-19 (2x6) wall insulation	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• R-30 ceiling insulation (over livable areas)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Sherwin-Williams® low-VOC interior paint	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Water conserving toilets, faucets, and showerheads	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 50-gallon gas water heater	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Luxury</b>			
<b>Kitchen</b>			
• Stainless steel ENERGY STAR®-rated appliance package: – Microwave – Dishwasher – Side-by-side refrigerator with in-door water dispenser and ice maker	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Stainless steel gas cooktop and double oven	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 3 cm granite slab kitchen countertops with 4" backsplash	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 42" Timberlake® upper cabinetry	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• InSinkErator® ½ HP disposal	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Moen® faucet with integrated pull-out spray	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Prep for reverse osmosis	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Master Suite</b>			
• Moen® chrome fixtures	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Shower with clear glass enclosure and chrome frame (per plan)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Full width bathroom vanity mirrors	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Frameless medicine cabinet with beveled edge	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Fiberglass or cultured marble shower surrounds (per plan)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Executive height cabinets	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Cultured marble countertops with integral double-sinks (space permitting)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Elongated toilet with soft-close seat	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Secondary Bathrooms</b>			
• Cultured marble countertops with integral double-sinks (space permitting)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Fiberglass tub/shower surrounds	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Elongated toilets with soft-close seats	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Frameless medicine cabinet with beveled edge	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>Laundry Room</b>			
• Pre-plumbed for gas and electric dryer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

## Luxury

### Exterior

• Taexx® TUBES IN THE WALL® built-in pest control system	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 8' tall fiberglass entry door	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Ceiling fan pre-wire at rear patio	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Stone accents on applicable elevations	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Concrete tile roof	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Front yard landscaping with automatic timer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Post-tension foundation	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Garage door opener for all garage doors	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Concrete driveways and entry walks	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Electrical receptacle in garage	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Holiday light electrical outlet at eave of home with switch	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Exterior front sconce light	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Two gates with composite slats - one on each side of home	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Block wall or view fence (per homesite requirements)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Upgraded exterior soffit board under eaves	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Windows as shown are standard (per elevation)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Gas stub for future BBQ	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

### Interior

• Six-panel interior doors	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• ¾" baseboards with rounded corner blocks	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Satin nickel lever door hardware	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 17" ceramic tile at entry and wet areas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Plush carpet (per plan)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• USB charging outlet in master bedroom and kitchen/dropzone	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Finished garage with texture, baseboards and paint	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 10' ceilings (per plan)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• 2" faux-wood blinds with vertical blinds (per plan; not included on clerestory windows, French doors, or exterior sliding glass doors)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Hand troweled drywall finish	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• CAT-5E phone wire to master bedroom and kitchen	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• RG-6 coax cable to all bedrooms, Great Room, den, and rear patio	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• CAT-5E data wire to master bedroom and Great Room	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Soft water loop	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

## NEXT GEN® Private Suite

THE HOME WITHIN A HOME®

### Connectivity

• Echo Show	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Baldwin® Evolved smart lock	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Ring® Video Doorbell Elite	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
• Lutron Caseta® wireless in-wall dimmer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



**Connectivity (continued)**

- Leviton® Z-Wave Plug-in Module
- Lutron Maestro® occupancy sensor in master closet

**Exterior**

- Separate private entrance

**Kitchenette/Private Living**

- Stainless steel ENERGY STAR®-rated appliance package:
  - Convection microwave oven
  - Dishwasher
  - Side-by-side refrigerator with in-door water dispenser and ice maker
- Timberlake® 42" upper cabinetry
- Moen® faucet with integrated pull-out spray
- Six-panel interior doors (per plan)
- Programmable Wi-Fi enabled digital thermostat
- Ceiling fan pre-wire in living room
- 3 cm granite slab countertop with 4" backsplash and stainless steel undermount sink
- InSinkErator® ½ HP disposal
- Gas stub for future BBQ

**Private Bedroom**

- Pre-wire for ceiling fan and cable TV
- Walk-in closet with high-low wood shelving
- Pre-plumbed for stackable washer/dryer

**Private Bath**

- Executive height cabinets
- Cultured marble countertop with integral sink
- Shower with clear glass enclosure and chrome frame (per plan)
- Elongated toilet with soft-close seat

**Service**

- myLennar (A personal assistant to help you shop, buy, and own a home)
- Eagle Home Mortgage (Financial services)
- North American Advantage Insurance Services (Homeowners Insurance)

Lennar's automated homes are built according to the Wi-Fi Alliance® program guidelines for Wi-Fi CERTIFIED™ Home Designs. See the Wi-Fi Alliance website at [www.wi-fi.org](http://www.wi-fi.org) for additional information regarding the Wi-Fi CERTIFIED Home Design program. The Wi-Fi Alliance also certifies home designs after review of a home floorplan, which may occur after your closing. Wireless performance in homes will vary due to design changes, construction changes, placement of furnishings and appliances, usage, and local conditions. Network performance will be affected by network configuration, the number of users, and the type of use. Homeowners are responsible for providing their own Internet connection and determining their own bandwidth needs, which may vary. Lennar does not guarantee that networks, equipment, or services will meet all homeowner needs. Homeowners are also responsible for configuring all security features. Lennar does not warrant or represent that any network or network device is secure or can prevent all privacy intrusions, malware, or cyber-attacks, even when correctly configured. Certain products and services are provided by third parties, and not Lennar. Lennar does not guarantee any equipment or services provided by third parties. Additional disclosures and disclaimers relating to The Connected Home program will apply. See your purchase agreement and related disclosures for details. Energy claims were developed by third parties and not based upon specific testing of an individual home. Savings will vary due to many variables, including but not limited to, actual utility rates and fees, actual construction, floor plan, occupancy, appliance usage, thermostat settings, weather conditions, number of individuals occupying the home and orientation of the home.

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