

# Water Valley

## INCLUDED FEATURES



### ENERGY EFFICIENCY

- **Energy Star® 3.0 Certified and 5-Plus Star Rated**
- **Independently HERS rated**
- Low-E dual-pane windows
- High efficiency Ergo height elongated toilets
- Moen Brantford Watersense® chrome faucets
- PEX plumbing
- Recycled/recyclable carpet
- Low-VOC (volatile organic compound) interior paint
- Advanced framing 2x6 exterior walls with blown fiberglass insulation (R-21)
- Individually engineered foundation system, per soils report
- Complete foam seal
- Weather resistive barrier
- Insulated basement walls
- 91% efficient furnace
- 5-2 programmable thermostat
- LED light bulbs
- Energy Star® rated Whirlpool® appliances
- Power direct vent 48 gallon water heater
- Solatube® for natural light and energy savings (per plan)
- Ventilation fan for indoor air quality
- Dust free wire closet shelving systems
- Rain-sensing irrigation system at front yard

### EXTERIOR DETAILS

- Class A shingle roof with ice and water shield, 50 year warranty
- Cemplank fiber cement siding
- Fiberglass insulated entry door with Schlage® stainless steel handle
- Garage coach lights coordinated with elevation design
- Insulated 8ft garage doors
- Pre-wired for garage door opener
- Two frost free exterior spigots
- Two exterior 110 volt outlets

### LUXURIOUS OWNER'S SUITES

- Deluxe Shower Bath with dual sinks, single framed mirrors, and designer lighting
- Private water closet with Ergo height elongated toilet
- 13"x13" ceramic tile floor and shower surround
- Euro-style shower enclosure with chrome trim and clear glass
- Large walk-in shower with seat
- Mirrored medicine cabinet (per plan)

### DELUXE KITCHENS

- Oversized center island for food prep and eating
- Pre-finished oak hardwood flooring in kitchen and eating area (per plan)
- Granite slab countertops (select colors) with 4" backsplash
- Birch 42" upper cabinets with recycling center
- Whirlpool® stainless steel appliances, including smooth top electric range, dishwasher, and microwave oven vented to exterior
- Stainless steel double basin under mount sink
- Moen® Integra faucet and pull out sprayer
- 1/3 HP garbage disposal
- Icemaker line to refrigerator
- Walk-in pantry (per plan)

### INTERIOR DETAILS

- 9ft ceilings throughout main floor
- Pre-finished oak hardwood flooring in entry and powder bath
- Knockdown textured walls and ceilings
- Brushed nickel lighting with recessed can lights (per plan)
- Two panel white interior doors
- Schlage® stainless steel door hardware
- 13"x13" ceramic tile flooring in Drop and Store space, laundry room and secondary baths
- Pre-wired for ceiling fans at master bedroom and great room
- Wood windows sills at operable windows
- Painted 2"x2" stair rails (per plan)
- Ceramic 6"x6" tile surround at secondary tubs and showers
- Moen® chrome faucets

### QUALITY CONSTRUCTION

- R-38 (flat) and R-30 (vaulted) ceiling insulation
- R-21 exterior wall insulation (per plan)
- Structured wiring: 2 Cat-5 phone, 2 RG-6 cable located in great room, master, and study (per plan)
- Single Cat-5 phone in kitchen and master bedroom
- Engineered I-joist floor system for quiet performance
- Partial unfinished basement with 8 foot walls
- Passive soils gas mitigation system
- Sump pump to prevent water dampness and to send water away from home
- 10-year Limited Structural Warranty plus one year Workmanship & materials and two year Mechanicals