



# INCLUDED FEATURES

## GOVERNOR'S PARC

### COMMUNITY APPEAL

- Carefully planned and coordinated streetscape design with sidewalks, street lights, and professionally landscaped yards
- Close proximity to shopping and dining
- Mandatory Homeowners' Association to protect the value of your home and preserve the overall appearance of your community for years to come
- HOA maintained yards and common spaces
- Community greenspace

### EXTERIOR APPOINTMENTS

- Architecturally designed exterior elevations
- Poured concrete foundations reinforced with steel
- Architectural Roof shingles with limited lifetime warranty
- Pre-finished aluminum gutters and downspouts
- Fiberglass front door and Schlage® single-cylinder deadbolts on all exterior doors/satin/nickel finish
- GFI weatherproof electrical outlets and exterior water faucets on front and rear of home
- James Hardie Siding and Trim

### KITCHEN & BATH DESIGN

- Quality G.E. stainless steel appliances in kitchen including microhood, 30" slide in range and dishwasher
- 42" kitchen cabinets with crown molding
- LED lighting
- Granite counter tops in Kitchen and Baths
- Recessed icemaker connection for refrigerator
- LVP in powder room, kitchen, breakfast, family room, bathrooms, garage entry, stairs, laundry, foyer
- Pedestal sink with chrome fixtures in powder room
- Master bath with shower standard
- Elongated commodes, Delta® faucets and bath exhaust fans in all baths

### INTERIOR APPOINTMENTS

- 9' ceiling height on the first and second floor
- Raised two-panel interior doors
- Premium Sherwin Williams® paints
- Ceiling Fan in Master Bedroom
- 4 Cable/Phone Drops
- 2" faux blinds
- Oversized garages with garage door openers

### HIGH PERFORMANCE ENERGY FEATURE

- Fully insulated walls, ceilings and attic featuring R13 in walls and R30 ceiling insulation
- House Wrap – Weather resistant barrier
- Insulated vinyl thermal low E windows
- Engineered Floor System
- Top Notch® 350 Performance Floor Decking
- Floor Decking Glued and Screwed in Place
- Advanced PEX® plumbing system
- 14 SEER high-efficiency heating and cooling systems
- 220V outlet for dryer
- Washer overflow pans in second floor laundry rooms
- Quick-recovery 50-gallon electric water heater
- Smoke detectors per code
- Programmable thermostats

### CUSTOMER PEACE OF MIND

- Homeowner Pre-construction Orientation
- Optional Homeowner Pre-drywall Orientation
- Homeowner Pre-closing Orientation
- Homeowner Warranty Introduction
- Home Buyers 2-10 Warranty®