



MASSEY RD & SILLINGER

Standard Features

EXTERIOR FEATURES

- BRICK ON FRONT ELEVATION FOUNDATION AND BLOCK ON SIDES AND REAR
- BOARD AND BATTEN VINYL SIDING
- DUTCH LAP VINYL SIDING
- 3 BOARD SPACE VINYL SHUTTERS (PER PLAN)
- INSULATED STEM WALL FOUNDATION
- SINGLE HUNG LOW E VINYL WINDOWS WITH TILT OUT
- 7-8' HIGH GARAGE DOOR (PER PLAN)
- UPGRADED 30 YEAR ARCHITECTURAL SHINGLES
- CONTINUOUS RIDGE VENTILATED ROOF SYSTEM
- COVERED OR UNCOVERED REAR PORCH OR PATIO (PER PLAN)
- DECORATIVE RAISED PANEL FIBERGLASS INSULATED FRONT DOOR
- FULL GLASS SLIDER OR DOOR ON REAR (NO BLINDS)
- PROFESSIONALLY DESIGNED LANDSCAPING PACKAGE INCLUDES FOUNDATION PLANTING AT FRONT AND SEEDED DISTURBED AREAS
- 2 EXTERIOR HOSE BIBS
- 2 EXTERIOR ELECTRICAL RECEPTACLES
- 2 FLOOD LIGHTS (ONE ON EACH END OF HOUSE)
- GARAGE PER PLAN (UNPAINTED)
- 5" OGEE STYLE GUTTERS WITH BAKED ENAMEL FINISH

ENERGY SAVING FEATURES

- LENNOX 15 SEER SPLIT HEAT PUMP or EQUIVALENT
- HIGH EFFICIENCY R-VALUE OF R-38 IN CEILINGS & R-15 IN WALLS
- PROGRESSIVE VOID FREE FRAMING & VALUE ENGINEERED HOUSE PLANS
- CONTINUOUS RIDGE VENTILATED ROOF SYSTEM
- LOW E WINDOWS
- ENERGY EFFICIENT AO SMITH 50 GALLON ELECTRIC HEAT PUMP WATER HEATER or EQUIVALENT
- CEILING FANS IN FAMILY ROOM AND MASTER BEDROOM
CEILING FANS PRE-WIRED IN ALL BEDROOMS

CUSTOMER CARE

- COMPREHENSIVE QUALITY ASSURANCE PROGRAM
- ONE YEAR BUILDER HOME WARRANTY
- FINANCING AVAILABLE THROUGH MOVEMENT MORTGAGE AND ATLANTIC BAY MORTGAGE
- ONLINE WARRANTY CLAIMS SUBMISSION AVAILABLE

***ALL CHANGES AND UPGRADES WILL BE PAID FOR AT TIME OF SELECTION AND WILL BE NON-REFUNDABLE**

***IF BUILDER CANNOT GET LISTED PRODUCT SUBSTITUTE WILL BE USED**

***BUILDER RESERVES THE RIGHT TO CHANGE THESE FEATURES AT ANY TIME**

INTERIOR FEATURES

- 9' SMOOTH CEILINGS DOWNSTAIRS
- 4 1/4" BASEBOARD
- 2 PANEL SQUARE, RIVERSIDE, 2 PANEL ROMAN, CHEYENNE or EQUIVALENT
- KRONOTEX AMERICAN CONCEPTS, MANNINGTON DESIGNER
- MOHAWK KINGMIRE LAMINATE FLOORING (PER PLAN)
- SHAW HUNTER 2 CARPET WITH AN UPGRADED 8LB PAD
- ARMSTRONG FLEXSTEP VINYL
- SATIN NICKEL DOOR HARDWARE & ACCESSORIES THROUGHOUT
- DESIGNER LIGHTING PACKAGE
- 1 PAINT COLOR – FLAT WALL PAINT - NEUTRAL PAINT COLORS STANDARD, DARK COLORS EXTRA/UPGRADE
- 21ST CENTURY WIRING SYSTEM INCLUDES ARLINGTON BOX WITH CONDUIT CAT 5 PANEL WIRING AND RG6 CATV

DESIGNER KITCHEN

- GRANITE COUNTERTOPS WITH UNDERMOUNT 50/50, 60/40 OR SINGLE BOWL STAINLESS STEEL SINK
- 4" GRANITE BACKSPLASH
- STAINLESS STEEL GE APPLIANCE PACKAGE or EQUIVALENT INCLUDES SMOOTH TOP SELF CLEANING RANGE, DISHWASHER & OVER THE RANGE MICROWAVE
- UPGRADED PEERLESS FAUCET IN CHROME or EQUIVALENT

BATHROOM FEATURES

- DESIGNER CHROME PLUMBING FIXTURES AND BATH ACCESSORIES
- DELUXE SHOWER WITH SLIDING GLASS or EQUIVALENT
- UPGRADED PEERLESS SHOWER HEADS AND HANDLES or EQUIVALENT
- UPGRADED PEERLESS GOOSENECK LAVATORY FAUCETS or EQUIVALENT
- UPGRADED ECO FRIENDLY 1.5 GAL WHITE ELONGATED TOILETS
- DUAL VANITIES IN MASTER & SECOND BATH (PER PLAN)
- HALF BATH INCLUDES PEDESTAL SINK & OVAL MIRROR
- GRANITE TOPS WITH OVAL or SQUARE SINKS IN BOTH MASTER BATH AND GUESTS BATH

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(919) 921-8625
Drew@GammonCommunities.com

EXTERIOR Changes

Removed: STONE APPOINTED EXTERIOR ACCENTS
Removed: UPGRADED CEDAR SHAKE VINYL SIDING
ACCENTS
Removed: WITH DECORATIVE HINGES AND HARDWARE WITH
OPENER AND 2 REMOTES
Added: BRICK ON FRONT ELEVATION FOUNDATION AND BLOCK
ON SIDES AND REAR

INTERIOR Changes

Changed: 4 ¼" Baseboard to 3 ¼" Baseboard
Removed: ELECTRIC or GAS LOG FIREPLACE WITH A WOOD
MANTLE (per plan)
Removed: KITCHEN CABINETS WITH CROWN MOLDING or
EQUIVALENT SOFT CLOSE DRAWERS AND DOORS
Removed: DESIGNER CERAMIC TILE BACKSPLASH

Added: 4" Granite Backsplash