

Meares Bluff

102 BELMONT - STANDARD FEATURES

EXTERIOR

- WOOD FRONT DOOR
- OUTSIDE DOOR FOR GARAGE ENTRY
- 3 BOARD SPACE VINYL SHUTTERS
- CRAWL SPACE FOUNDATION
- SINGLE HUNG LOW E VINYL WINDOWS WITH TILT OUT
- 8' HIGH GARAGE DOOR WITH DECORATIVE HINGES/HARDWARE WITH OPENER & 2 REMOTES
- UPGRADED 30 YEAR ARCHITECTURAL SHINGLES
- 5" OGEE STYLE GUTTERS WITH BAKED ENAMEL FINISH
- CONTINUOUS RIDGE VENTILATED ROOF SYSTEM
- SCREENED REAR PORCH
- PROFESSIONALLY DESIGNED LANDSCAPING PACKAGE
 - INCLUDES FOUNDATION PLANTING AT FRONT, 2 EXTERIOR HOSE BIBS & 2 ELECTRICAL RECEPTACLES
- 2 FLOOD LIGHTS - ONE ON EACH END OF THE HOUSE
- 2 CAR GARAGE - UNPAINTED
- SEEDED DISTURBED AREAS

ENERGY SAVING FEATURES

- TRANE 14 SEER SPLIT HEAT PUMP OR EQUIVALENT
- ELECTRIC WATER HEATER
- 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
- LOWE E WINDOWS
- CEILING FANS IN FAMILY ROOM, PRIMARY SUITE & REAR PORCH
- CEILING FANS PRE-WIRED IN ALL OTHER BEDROOMS

CUSTOMER CARE

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

ITEMS TO NOTE

- ALL CHANGES AND UPGRADES WILL BE PAID FOR AT TIME OF SELECTION AND WILL BE NON-REFUNDABLE
- IF BUILDER CANNOT GET LISTED PRODUCT, SUBSTITUTE OR EQUIVALENT WILL BE USED
- BUILDER RESERVES THE RIGHT TO CHANGE THESE FEATURES AT ANY TIME

INTERIOR FEATURES

- 9' (LOT 207) & 10' (LOT 205) SMOOTH CEILINGS DOWNSTAIRS
- UPGRADED 5 1/4" BASEBOARD
- 2 PANEL MODEL CAMBRIDGE SMOOTH INTERIOR DOORS OR EQUIVALENT
- LUXURY VINYL PLANK FLOORING; ALL WET AREAS
- MOHAWK FREIZE CARPET WITH AN UPGRADED 8LB PAD
- ARMSTRONG FLEXSTEP OR MANNINGTON SOBELLA VINYL
- SATIN NICKEL OR BLACK DOOR HARDWARE & ACCESSORIES THROUGHOUT (BLACK FOR LOT 208)
- DIRECT VENT MONESSEN MODEL CDVT 36" GAS LOG
- 21ST CENTURY WIRING SYSTEM INCLUDES ARLINGTON BOX WITH CONDUIT CAT 5 PANEL WIRING AND RG3 CATV
- DESIGNER LIGHTING PACKAGE
- 3 PAINT COLORS - FLAT WALL PAINT
- BUILT-IN BOOKCASES - LIVING ROOM
- CUSTOM WOOD SHELVING - KITCHEN, LAUNDRY & BEDROOMS
- CUSTOM TRIM THROUGHOUT
- ACCENT LIGHTING - PRIMARY SUITE
- MUDROOM OR DROP ZONE BUILT-IN BENCH

DESIGNER KITCHEN

- UNDERMOUNT 50/50 STAINLESS STEEL SINK
- ECHELON NORWICH KITCHEN CABINETS WITH CROWN MOLDING OR EQUIVALENT
- DESIGNER CERAMIC TILE BACKSPLASH
- STAINLESS STEEL GE APPLIANCE PACKAGE OR EQUIV
- APPLIANCES INCLUDE: OVEN, RANGE, HOOD, MICROWAVE IN BASE CABINET & DISHWASHER
- UPGRADED PEERLESS FAUCET IN SATIN NICKEL OR EQUIV
- QUARTZ COUNTERTOPS
- UNDER CABINET LIGHTING

BATHROOM FEATURES

- DESIGNER SATIN NICKEL PLUMBING FIXTURES & BATH ACCESSORIES
- TILE PRIMARY SHOWER WITH SEMI-FRAMELESS GLASS DOOR
- UPGRADED PEERLESS SHOWER HEADS & HANDLES OR EQUIV
- UPGRADED PEERLESS GOOSENECK LAVATORY FAUCETS OR EQUIV
- UPGRADED ECO FRIENDLY 1.5 GAL WHITE ELONGATED TOILETS
- DUAL VANITIES IN PRIMARY & SECOND BATH - PER PLAN
- HALF BATH INCLUDES PEDASTAL SINK & OVAL MIRROR
- QUARTZ TOPS WITH OVAL OR SQUARE SINKS IN BOTH PRIMARY AND UPSTAIRS BATH
- FREESTANDING ARIOSIA TUB - PRIMARY SUITE

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- SEEDED DISTURBED AREAS
- BACK PORCH BRICK FIREPLACE

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- 8 FT DOORS - 1ST FLOOR

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Special Features

- 10 ft Ceilings with 8 ft Doors - 1st Floor
- Brick Fireplace in Outdoor Living Area/Back Porch - Gas Logs
- The Family Room & Primary Owner's Suite - Vaulted Ceilings
- Wall Oven with Electric Cooktop with Quartz Countertops & Undermount Lighting
- Large Walk-In Attic for Storage
- 1st Floor Owner's Suite with Free-Standing Tub & Walk-In Shower - Dual Vanities & Wood Shelving in WIC