WARWICK ISLE

Unique Features

SITE PLAN

- Limited disturbed land to maintain surrounding green space and open land
- Tree lined boulevard

EXTERIOR FEATURES

- Low maintenance composite and/or stucco siding (plan specific)
- 25-year architectural roofing shingles
- Modern molding and trim details
- Low maintenance, modern, insulated fiberglass front door
- Anderson Fibrex composite low-E windows
- Decorative insulated steel garage doors
- Sleek decorative outdoor lighting
- Ice and water shield on eaves and valleys
- Color coordinated heavy-gauge seamless gutters

INTERIOR FEATURES

- 9’ ceiling heights on first floor
- White Oak hardwood floors on the first floor and 2nd floor hallways
- Modern style doors with brushed nickel hardware
- Large base trim in modern profile
- Insulated and painted garage walls and ceilings
- Full egress basement window or walkout (plan specific)
- High efficiency LED lighting
- Large sliding doors (plan specific)
- Hard-wired smoke and carbon monoxide detectors
- Washer & dryer hookup



STRUCTURAL QUALITY AND EFFICIENCY

- Fossil Fuel Free Home
- Energy Star approved construction
- High performance moisture barrier
- Spray foam insulation in walls and ceilings
- Spray foam waterproof membrane on foundation
- Downspout water diverted to underground drains, directed away from home (lot specific)
- 200 amp electric service
- Ultra high efficiency heat pump heating and cooling system with multiple zones
- High efficiency heat pump water heater
- HRV (heat recovery ventilator system)
- All underground utilities including phone, electric and internet

KITCHEN DESIGN

- Quality cabinetry with several colors/styles available, including wood and painted options
- Stone Countertops
- Center work island
- Dedicated pantry
- Generous kitchen appliance allowance
- 30” stainless steel under-mount sink
- Brushed Nickel hardware and faucet

BEDROOMS & BATHROOMS

- Generous closet space, many models feature walk-ins
- Plush wall to wall carpeting in bedrooms
- Generous tile budget for bathrooms
- Double vanity in primary and hall bathrooms
- Several vanity colors and styles available and includes countertops and sinks
- Vanity lights
- Water saving low flow toilets
- Free standing tub in primary bathroom
- Built-in shower/tub with full tile surround in secondary bathrooms

