

# 1920 PIERCE

## STANDARD FEATURES LIST

### EXTERIOR

- ELEGANT CONTEMPORARY ARCHITECTURE
- HURRICANE IMPACT-RESISTANT WINDOWS WITH 6'8" (MINIMUM) HIGH SLIDING GLASS DOORS
- ENTRY AND EXIT CONCRETE DRIVEWAYS
- GROUND FLOOR PARKING INCLUDING ELECTRICAL VEHICLE CHARGING, PARKLIFTS AND BIKE RACKS
- ACCESSIBLE COURTYARD WITH LANDSCAPING AND AVAILABLE BENCHING ON SECOND FLOOR
- FULL BRICK PAVER OR PAVING CORRIDORS ON EACH FLOOR
- PREDETERMINED DECORATOR SELECTED EXTERIOR COLOR SCHEMES
- ELEGANT SCHLAGE® (OR SIMILAR) EXTERIOR DOOR HARDWARE WITH SATIN NICKEL FINISH AND A DEAD-BOLT LOCK
- FRONT DOOR CHIME
- ACCESS TO ROOFTOP POOL DECK WITH GAZEBO AND ADA BATHROOMS
- FLAT SLOPED ROOF WITH 5 YEAR WARRANTY TPO (OR EQUAL)
- FULLY AUTOMATIC IRRIGATION SYSTEM WITH RAIN SENSOR
- PROFESSIONALLY LANDSCAPED AND SODDED AROUND BUILDING (AS PER PLAN)
- PROFESSIONALLY PRETREATED TERMITE PREVENTION
- BALCONY FEATURED IN EACH UNIT
- TRASH CHUTE ROOM ACCESSIBLE ON EVERY FLOOR
- OVERHEAD METAL DOOR FOR TRASH ROOM ACCESS ON GROUND FLOOR
- LIGHT TEXTURED STUCCO EXTERIOR FINISH
- REINFORCED CONCRETE

### INTERIOR

- PORCELAIN TILE FLOORING FROM BUILDER'S STANDARD SELECTION ON LIVING AREAS
- SMOOTH CEILINGS AND WALLS TO BE PAINTED WHITE PAINT PRODUCTS BY SHERWIN WILLIAMS OR EQUAL
- ELEGANT 9' (MINIMUM) FLAT CEILINGS (AS PER PLANS)
- 6'8" (MINIMUM) DOORS THROUGHOUT HOME
- SCHLAGE (OR SIMILAR) LEVER DOOR HARDWARE IN SATIN NICKEL FINISH
- 4" DESIGNER BASEBOARDS WITH 3 ¼" DOOR CASINGS
- STANDARD CLOSETS WITH WIRE SHELVING INSTALLED

### KITCHEN

LG® APPLIANCE PACKAGE (OR SIMILAR) FEATURING:

- 36" STAINLESS STEEL REFRIGERATOR/FREEZER
- 30" STAINLESS STEEL ELECTRIC RANGE
- 30" STAINLESS STEEL MICROWAVE / HOOD COMBO ON TOP OF RANGE
- 24" STAINLESS STEEL DISHWASHER
- ¼ HP HIGH PERFORMANCE COMPACT DISPOSAL
- CABINETRY OF MODERN STYLE
- 36" (MINIMUM) UPPER CABINETS INCLUDING FINISHED END PANELS
- QUARTZ COUNTER TOPS AND MATCHING 4" BACKSPLASH WITH AN UNDER-MOUNT STAINLESS STEEL SINK.
- AMERICAN STANDARD® KITCHEN (OR SIMILAR) FAUCET FROM BUILDER'S STANDARD SELECTION
- JBOX AT THE PENINSULA FOR FUTURE FIXTURE (OWNER WILL PROVIDE, GC WILL INSTALL)
- INSTALLATION OF TILE OVER THE COUNTER (4 dollar per sq allowance)

### BATH

- VANITY OF MODERN STYLE
- COUNTER TOPS AND MATCHING 4" BACKSPLASH WITH UNDER-MOUNT SINK.
- SHOWERS FEATURING 3/8" FRAMELESS CLEAR TEMPERED GLASS ENCLOSURE

- PORCELAIN TILE FROM BUILDER'S STANDARD SELECTION
- AMERICAN STANDARD® (OR SIMILAR) ELONGATED, COMFORT HEIGHT WATER CLOSET
- COORDINATED AMERICAN STANDARD® (OR SIMILAR) FIXTURE PACKAGE
- MIRROR WITH ELEGANT LIGHT FIXTURE ABOVE FROM BUILDER'S STANDARD SELECTION
- QUIET EXHAUST FAN 80 CFM (MINIMUM)

## DAILY CONVENIENCES

- PRE-WIRED J BOX AT FAMILY ROOM, AND ALL BEDROOMS
- PHONE EMPTY CONDUIT AND BLANK FACE PLATE & BOXES IN ALL BEDROOMS, AND FAMILY ROOM
- ETHERNET CONDUIT AND BLANK FACE PLATE & BOXES IN ALL BEDROOMS AND FAMILY ROOM
- STRUCTURED WIRING: ALL PHONE AND ETHERNET EMPTY CONDUITS TERMINATE IN CONVENIENT STRUCTURED CABLE BOX FOR EASY ACCESS
- ELEVATOR AVAILABLE FOR ACCESS TO ALL FLOORS

## LAUNDRY ROOM

- FRIGIDAIRE® (OR SIMILAR) FRONT LOAD FULL CAPACITY WASHER AND DRYER COMBO IN WHITE

## ENERGY EFFICIENCY

- RHEEM® (OR SIMILAR) 47-50 GALLON PERFORMANCE ELECTRIC WATER HEATER
- SINGLE ZONE, ENERGY EFFICIENT, CARRIER® (OR EQUAL) 14 SEER (MINIMUM) A/C SYSTEMS (PER PLAN)
- DIGITAL THERMOSTATS
- IMPACT-RESISTANT WINDOWS AND SLIDING GLASS DOORS

## ELECTRICAL SPECIFICATIONS

- STANDARD SWITCHES & OUTLETS IN WHITE
- RECESSED HI-HAT PACKAGE IN KITCHEN, HALLWAYS, LIVING ROOM, BEDROOMS, BATHROOMS
- 200 AMP ELECTRICAL SERVICE (AS PER PLAN)
- ARC FAULT BREAKERS THROUGHOUT HOME (PER CODE)
- FRONT AND REAR GFI OUTSIDE OUTLETS
- SMOKE AND CARBON MONOXIDE DETECTORS (PER CODE)