



Designer Series

Exceptional Included Features

Name Brands You Know and Trust

- **Whirlpool** Appliances
- **Kohler** Plumbing Fixtures
- **Armstrong** Vinyl Flooring
- **Therma Tru** "Smooth Star" Entry Door
- **I-Level** "Engineered Floor" System
- **Owens Corning** Roofing
- **Kwikset** Door Hardware and Locks
- **Weyerhaeuser** Engineered Building Components
- **Zip Wall** Air Infiltration System
- **Silverline** Insulated Glass Vinyl Windows (an Andersen Company)
- **Lennox** Heating and Cooling Systems
- **Delden** Lucern "Classica" Garage Door
- **Cambria or Granite** Kitchen Counter Tops

Quality Kitchen Appointments

- Whirlpool Stainless Steel Appliance Package (Per Plan)
- Maple Raised Cabinet Fronts with Dovetailed Wood Drawers and 42" Wall Cabinetry
- Cambria or Granite Counter Tops with Stainless Steel Undermount Double-Bowl Sink
- Insinkerator Garbage Disposal
- Water Supply Line for Ice Maker at Kitchen
- Pantry with Tight Mesh Vented Shelving
- Kohler Brushed Nickel Faucet with Integral Pull-Out Sprayer

Master Bath Appointments

- Ceramic Tile Floor with Carpeting in Closets
- Garden Tub with Ceramic Tile Decking
- Ceramic Tile Shower Surround with Culture Marble Seat and Brushed Nickel Framed Glass Shower Enclosure
- Adult-Height Vanities with Cultured Marble Top
- 42" High, Full-Width Mirror over Vanity
- Spacious Walk-In Closet with Free-Sliding Ventilated Wire Shelving
- Kohler Elongated Standard Height "Wellworth" Toilet
- Kohler Brushed Nickel Faucets
- Brushed Nickel Bath Accessories
- Exhaust Fan

Powder Room Appointments

- Pre-Finished Hardwood Floors
- Adult-Height Vanity with Cultured Marble Top
- Kohler Elongated Standard Height "Wellworth" Toilet
- Kohler Brushed Nickel Faucets
- Brushed Nickel Bath Accessories
- 42" Full-Width Mirror over Vanity
- Exhaust Fan

Quality Hall Bath Appointments

- Ceramic Tile Floors
- Kohler Fairfax Brush Nickel Faucets
- Kohler Elongated Standard Height "Wellworth" Toilet
- Cultured Marble Vanity Tops
- Steel Tubs with Culture Marble Wall Panels
- Exhaust Fan

Interior Appointments

- Finished Lower Level
- 9' and 12' First-Floor Ceilings
- 42" Vent-Free Gas Fireplace with Brick or Marble Surround
- \$1,500 Lighting Allowance
- Pre-Finish Hardwood Flooring in Foyer, Powder Rm., Kitchen and Breakfast Room
- Convenient First-Floor Laundry Room with Vinyl Flooring
- 5-1/4" Wide Painted Base Moulding
- 2-1/4" Wide Painted Casing on Window Picture Framed with Flush Wood Sill
- 3-1/4" Wide Painted Casing on Doors
- Stained Oak Spindles and Handrails
- Two Coats Interior Flat Paint on Walls
- Sand-Swirled Finish Ceilings (Same Color as Walls)
- Lever Door Handles with Satin Nickel Finish
- White Decora Rocker-Type Electrical Switches
- Recessed Can Lights (Per Plan)
- Wired for Ceiling Fan in Master Bedroom
- Wired for Ceiling Lights all Secondary Bedrooms
- Deadbolt Lock on Front Door
- Free-Sliding Ventilated Wire Shelving in all Closets
- Decorative Grilles on all Windows

Exterior Appointments

- Brick and Stone Accents on Front Elevation
- Two-Car Front Entry Garage with Glass in Garage Door
- Garage Door Opener with (2) wireless remotes
- 14'0" x 12'0" Aggregate Patio (Per Plan)
- Professional Landscaping Package
- Fully Sodded Homesite
- Underground Community Irrigation System
- Owens Corning "Prominence" 30-Yr. Roof Shingles with Felt over Entire Roof
- 3'6"x8' Insulated Fiberglass Front Door
- Silverline Insulated Single-Hung Vinyl Windows with Tilt-In Bottom Sash
- Therma Tru Double-Glazed Insulated Vinyl Patio Door
- 6" Oversized Gutters with Baked Enamel Aluminum Downspouts

Exterior Appointments (cont'd)

- Aluminum Fascia with Enclosed Vinyl Soffit
- Vinyl Soffit Porch Ceiling to Match
- Decorative Mailbox and House Numbers
- Two Coach Lights on Exterior of Garage
- Two Waterproof Electrical Outlets

Quality Construction Materials and Features

- Security System
- 50-Gallon Gas Water Heater
- Kohler Anti-Scald Tub and Shower Faucets
- Two Exterior Water Faucets
- Copper Wiring, 200-Amp Electrical Service
- Pex Zoned Plumbing Systems
- Pre-Wiring for (3) TV and (3) Category-5 Phone Wiring
- Interior of all Garages Insulated, Dry-Walled and Fire Taped and Sprayed with One Coat Paint
- Two Exterior Electrical Receptacles
- Washer and Electric Dryer Hookup on Main Level
- Dryer Vented to Outside
- Smoke Detectors (Per Code)
- Carbon-Monoxide Detector (Per Floor)
- 8'10" Poured Concrete Foundations
- I-Level Engineered Floor System
- Engineered Roof Truss System
- 2 x 4 and 2 x 6 Stud Walls 16" on Center
- ½" Drywall, Nailed and Screwed
- Quiet Rock Sound Reducing Fire-Rated Double Walls Between Units
- Termite Pre-Treatment
- Aggregate Driveway and Private Walk
- Hydro Channel Drain Tile System with Sump Basin and Pump

Cost-Saving Energy Efficient Features

- Digital Setback Thermostat
- 13 SEER Air-Conditioner
- 80% (AFUE) Gas Furnace
- Zip Wall Air Infiltration System
- R-13 Sidewall Exterior Insulation
- Polyurethane Vapor Barrier Behind Exterior Walls
- R-13 Insulated Box Joists
- R-38 Blown Ceiling Insulation
- Foam Insulating Sill Sealer Between Bottom Plate and Foundation

Standard Features are subject to change without notice and vary with each McKelvey Homes' Community. We reserve the right to substitute materials of comparable quality and value.

Please verify Standard and Optional Features with the on-site Sales Manager.
11.22.10

