

Wallbourne

Community Features

EXTERIOR FEATURES

- Architecturally coordinated fiber cement siding with stone or brick accents.
- TAEXX in-wall pest control system. • Custom neighborhood mailbox.
- Concrete driveway and front walk with decorative border.
- Raised panel fiberglass insulated front doors.
- Single hung low-E vinyl windows with tilt out bottom sashes, half screens and grids.
- Keyless garage entry. • Two floodlights at rear corners.
- Borate wood pretreatment from HomeTeam Pest Defense®.
- 2 exterior carriage lights. • Door chimes at entry.
- Vapor barrier house wrap. • Brick Stemwall Slab Foundation.
- Quality 30 year architectural roof shingles and metal roofing.
- Kwikset deadbolts with handleset on all exterior doors in your choice of brushed nickel or oil rubbed bronze.
- Screened patio, sized (per plan).
- Professional landscaping package includes 20 pallets of sod for front yard, seed and straw remainder with irrigation on sodded areas and plantings.
- Two all weather receptacle outlets and two exterior water faucets .
- Spacious 2 car garage with 8 foot garage doors and automatic garage door opener.
- Stylish seamless gutters and downspouts on front and rear of home with splash blocks.
- Honeywell's Total Connect Remote Services with security system to include one key pad, one motion detector and contact sensors on all entry doors.
- Finished, painted and trimmed interior walls and ceilings in garage.

INTERIOR FEATURES*

- Honeywell® Total Connect System: Includes digital locks, garage door controls, remote energy management and remote monitoring.
- Upgraded smooth finish on all ceilings including garage.
- Attic pull down stairs with Attic-Ease Pull System (per plan).
- Crown moulding and wainscoting in dining room.
- Wood encased windows with extended jams.
- USB charging station in kitchen.
- Level 1 engineered hardwood flooring in foyer, dining, powder, great room, kitchen and breakfast nook (per plan).
- Level 1 luxurious carpet with choice of selected color.
- 9' ceilings first floor with smooth white ceilings.
- Choice of interior wall color and dining room accent color.
- Trey or coffered ceiling in dining room (per plan).
- Trey ceiling in owners suite with crown moulding (per plan).
- Vaulted ceilings in secondary bedrooms (per plan).
- 3 1/4" trim moulding. • 5 1/4" upgraded baseboard.
- Ceiling fans in family room and owners suite.
- Ceiling fan prewires in all secondary bedrooms and bonus room.
- Cable outlets in all bedrooms, family and bonus room.
- 35" gas fireplace with logs, tile hearth and surround with 3 piece custom wood mantle.
- Electric washer and dryer connection with ventilated shelf.
- Patio door leading to rear porch (per plan).
- Level 1 ceramic tile in laundry room.
- 1 piece crown moulding on main level except bedrooms.
- Recessed media box over fireplace includes electrical, cable connection and conduit.
- Chrome, brushed nickel or oil rubbed bronze lighting package.
- Brushed nickel or oil rubbed bronze interior door hardware.
- Open railing with stained newel post and stained handrail with wood balusters or iron balusters on main level (per plan).

DESIGNER KITCHEN

- Gourmet kitchen with Kenmore stainless steel gas cooktop with pot filler, wall oven, dishwasher, microwave and exterior vented rangehood.
- Brushed nickel or oil rubbed bronze single lever kitchen faucet with sprayer.
- 1/3 horsepower garbage disposal. • Hands-free pantry light (per plan).
- Wood pantry and closet shelving.
- 36 inch Maple flat panel cascading design cabinetry with crown moulding, cabinet over the fridge and choice of knobs.
- Under cabinet lighting (per plan). • Soft close drawers.
- Level 1 ceramic tile backsplash with deco accent.
- Level 1 Granite countertops in designer finishes with 8" stainless steel 50/50 double bowl sink. • Recessed lighting package (per plan).
- Pull out trash can per plan. • Recessed ice maker plumbing line.

BATHROOM FEATURES

- Executive owners bath with soaking tub and separate level 1 tile shower with framed glass door.
- Elongated toilets in all baths. • Bath fans vented to exterior.
- Adult height owners bath vanity with granite countertop.
- Pedestal sink in half bath with oval accent mirror.
- Level 1 ceramic tile floors in all baths.
- Recessed can light over all tubs and showers.
- 8 inch Delta faucets in your choice of chrome, brushed nickel or oil rubbed bronze.

ENERGY SAVING FEATURES

- R-values of R-30 in ceilings and R-13 in walls.
- Energy efficient low-E grade windows. • 200 amp electrical service.
- Honeywell® digital programmable thermostat.
- Trane® energy efficient heat pump.
- Continuous ridge ventilated roof system.
- 50 gallon energy efficient gas hot water heater.
- 14 seer HVAC electric heat and AC with programmable thermostats. connected to Honeywell's Total Connect Remote Services.

WE STAND BEHIND IT® WARRANTY

- 300 point quality assurance program.
- 2-10 homebuyers warranty.
 - 1-year materials and workmanship warranty.
 - 2-year systems warranty.
 - 10-year structural warranty.
- Online service requests. • New home orientation.
- Pre-construction and Pre-drywall conferences.



SCHOOLS

- Riverwood Elementary
- Riverwood Middle
- Corinth Holders Senior High

UTILITIES

- Water: Johnson County
- Sewer: Septic
- Electric: Duke Progress

* Selection opportunity determined by stage of completion.