

Fairfield Farms

Neighborhood Specifications

EXTERIOR FEATURES

- Architecturally coordinated fiber cement siding with stone and 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
- Crown moulding and wainscoting in dining room
- Wood encased windows with extended jams
- Electrical outlets (per plan) ■ USB charging station in kitchen
- Level 1 engineered hardwood flooring in foyer, dining, powder, great room, kitchen, breakfast nook and hallways 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 with light kit 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
- 32" 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 electric 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
- Ventilated 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
- Ventilated shelving in pantry with hands free pantry light
- 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

- Raleigh Road and Long Hill Elementary
- Pine Forest Middle
- Pine Forest Senior High

UTILITIES

- Water: PWC
- Sewer: PWC
- Electric: PWC
- Gas: Piedmont Natural Gas

* Selection opportunity determined by stage of completion.