



Luxurious Kitchen

- Maple 42" raised panel cabinets with crown moulding, soft close drawers, and your choice of stain color
- Delta® Venitian Bronze faucet
- Choice of granite countertops with stainless steel, deep, double basin, undermount sink; complete with garbage disposal
- Whirlpool® stainless steel appliances including oven, built-in microwave, 30" gas cooktop and dishwasher (plan may call for range)
- Tumbled travertine backsplash in color, size, and pattern of your choosing

Lavish Master Suite

- Choice of granite countertops with demi-bullnose edge
- White porcelain, round, undermount sinks with Delta® Oil-Rubbed Bronze 8" spread faucets
- Maple raised panel cabinetry with your choice of stain color
- Elongated commode
- 12" tile on the floor, shower walls, and bathtub surround
- Shower features seat (per plan), Delta® Oil-Rubbed Bronze fixtures, and choice of glass door or door-less entry
- Luxurious oversized garden tub poured out of cultured marble with cultured marble skirting

Comfortable Secondary Bathrooms

- Choice of granite countertops with demi-bullnose edge
- White porcelain, round, undermount sinks with Delta® Oil-Rubbed Bronze 4" spread faucets
- Maple flat panel cabinetry with your choice of stain color
- 12" tile on the floor and tub surround
- Oil-rubbed bronze hardware

It's All in the Details

- Make all selections with a professional from our own company in one location
- Beautiful carpet choices for your living room, dining room, bedrooms, study, and game room; includes 3/8" 5 lb. rebound pad
- 12" tile in kitchen and adjoining wet areas
- Oil-Rubbed Bronze, ball door handles; deadbolts included at all exterior entrances
- Oil-Rubbed Bronze light fixtures throughout the home
- 5-blade, 4-light ceiling fans included in all bedrooms, living room, study, and game room
- Wood burning 42" fireplace with gas log lighter features stone surround and hearth, custom wood mantle, and TV connections above mantle (fireplace included per plan)
- Beautiful crown moulding in your choice of three rooms
- Large 5¼" base boards throughout home
- Your choice of stylish interior doors
- Rounded or squared sheetrock corners (window corners will be square)
- Pleasant to the eye mahogany front door with choice of lead glass design and stain color
- Exterior features choice of brick with choice of stone accents and choice of paint color
- Exterior cedar accents available (per plan)
- Full lite fiberglass rear door(s)
- Large covered back porch (per plan)



Let's Get Technical

- Category 5 phone and data lines in living room, game room, study, and all bedrooms
- Cable outlets provided in living room, game room, study, and all bedrooms
- Interconnected smoke detectors in all bedrooms, living areas, and adjoining hallways (placements will follow all safety code requirements)
- Pre-wired for garage door openers (openers are not included)
- Goodman® 14 Seer high efficiency air conditioning system and gas furnace with Honeywell® programmable thermostat- System is designed to provide your home with maximum comfort and efficiency
- Large 50 gallon hot water heater located in the attic
- PEX® Manifold water distribution system with easy access to manifold
- Wind rated garage doors

Efficiency and Quality are Top Priorities

- Aluminum windows with low-e insulated glass and double panes- Divided light pattern on front of the home, clear windows on sides and back, and opaque window in master bath
- LP® TechShield radiant barrier with 7/16" OSB sheathing on attic roof
- R-13 Batt insulation in all exterior walls
- R-22 Batt insulation in sloped areas and R-30 Batt insulation in knee walls
- R-30 Blown insulation in ceilings
- Attic decked with ½" OSB
- Framed to State Licensed Engineer framing specifications including studs framed at 16" on center, engineered I-Beam system, and 3/4" tongue and groove OSB sub floor material
- State Licensed Engineer designed traditional monolythical slabs include 30" exterior and interior beams with 3 top, 3 bottom #5 rebar with #4 styrops in the beams and #3 rebar 16" on center in the float
- LP® SmartSide siding, fascia, soffit, and trim with 50-year limited warranty
- Owen's Corning™ shingles come with 30-year limited warranty

Show-Stopping Exterior Features

- Clay brick on all sides with natural stone accents on the front of the home (per plan)
- PPG Pittsburg paint on body and trim
- Professionally designed landscape package included with 2 in-season trees planted in the front yard
- 10 pallets of sod laid in the front
- 3 conveniently located hose bibs (per plan)
- Coach lighting included for aesthetic beauty and added lighting (per plan)
- Matching brick/stone mailbox to compliment the home
- Sidewalk from driveway to front door
- 12' wide driveway that flairs to 27' wide for side load garage or garage door width for front load garage

Warranty Information

- One-year craftsmanship and material warranty by Eagle Point Homes
- Two-year major mechanical warranty by Eagle Point Homes
- Ten-year structural warranty by Eagle Point Homes
- Convenient warranty request form provided to you at move in. Just fill out and send in for quick service

Eagle Point Homes is committed to continuously improve our products and procedures. As we strive for this, we reserve the right to make changes in the plans and specifications, and to substitute materials of similar quality without notice or prior obligation. Features on homes started prior to the effective date of signed contract may have different features.