

INCLUDED FEATURES

Outside Your Home

- Architectural shingles with a limited 30-year warranty
- Deadbolt locks on all exterior doors
- HardiePlank® fiber cement siding
- Insulated exterior doors
- 8 foot Fiberglass front entry door (per plan)
- Nickel handleset on front door
- Eased-edge wood decking front porch (per plan)
- 10x12 patio or covered porch (per plan)
- Minimum of two weatherproof exterior electrical outlets
- Two exteriors hose bibs
- Tyvek® house wrap system
- Decorative landscape with fully sodded yard
- Two-car garage (per plan)
- Chain drive garage door opener(s) (per plan)
- Screens on all operable windows
- Concrete driveway and walkway

Bathrooms

- Private master bathroom in all plans - includes tile floors, dual sinks, and 5-foot tiled shower with tall semi-frameless chrome shower door - garden bath tub (per plan)
- Raised vanities with Quartz countertop, undermount sink, and two handle chrome faucet in all baths.
- Pedestal sink in powder room
- Comfort height water saver toilets in master and powder, elongated water saver toilets in all secondary baths
- Luxury tub and shower combination in all secondary baths (per plan)
- Framed mirrors in master bath and powder (per plan)

Inside Your Home

- 9 foot ceilings throughout home (per plan)
- 3" engineered hardwood floors throughout 1st floor excluding bedrooms, full baths, and laundry
- Oak stair treads
- Handrails and pickets on first floor stairs (per plan)
- Craftsman trim package to include cased openings, five panel interior doors, 1x8 baseboards on first floor, 1x6 baseboards on second floor, and fully cased windows
- Coved crown molding in first floor common areas, powder room, master bath, and master bedroom (excludes closets and laundry)
- Tile in laundry room and all full baths
- Shaw carpet with 6 lb pad
- Walk-in closets in all master suites
- Ceiling fan pre-wires in great room, bonus room, all bedrooms, and covered porches (per plan)
- Ventilated shelving in pantry, closets, and laundry room
- 4 total phone or cable pre-wires and 1 dual purpose
- Satin nickel door hardware
- Owner's Entry includes built-in Drop Zone (per plan)
- Recessed can lighting inside and on front porch (per plan)



- Energy saving insulation package
- Tankless gas water heater
- 14 SEER heating and cooling system with programmable digital thermostat on each level - zoned system (per plan)
- Insulated dual pane, Low-E vinyl windows
- Energy preserving radiant barrier roof sheathing

Kitchen

- Granite countertops with 4 inch backsplash
- GE stainless steel freestanding, gas range
- GE stainless steel hidden control dishwasher
- GE over-the-range stainless steel microwave oven
- Garbage Disposal (1/3 HP)
- Recessed can lighting (per plan)
- Undermount double bowl stainless steel sink with Delta chrome pull out sprayer faucet
- 36 inch staggered flat panel cabinets with decorative cove crown molding
- Icemaker hook-up

Builder Features

- One year limited builder warranty from Sabal Homes
- Extended warranty (10 years) from 2-10 Home Buyers Warranty®
- On To-Be-Built Homes: Design meeting at Sabal Design Studio, Pre-construction orientation, and Pre-drywall walkthrough
- Pre-closing home orientation and final walkthrough
- Post-closing 30-day follow up
- Sentricon® System termite prevention treatment with one year termite bond at closing
- Smoke detectors in all bedrooms, hallways, and the great room, all hardwired with battery backup
- Cost effective Natural Gas for heat, hot water, and gas range



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A SABAL HOMES COMMUNITY