

611 & 613 North Columbus Street

INCLUDED FEATURES LIST

EXTERIOR FEATURES:

- Decorative Metal Front Stoop and Rails
- Hardieplank Smooth Lap Siding on All Elevations
- Fiberglass Front Door
- Public Sewer and Water
- Front and Rear Hose Bibs
- Front and Rear Weatherproof Electrical Outlets
- Decorative Wood and Azek Exterior Trim
- Professional Landscape Package and Hydro-Seeded Lawn
- One Off Street Parking Space in Rear Yard with Access to Rear Alley
- Patio in Rear with Privacy Fence

INTERIOR FEATURES:

- 9'-0" (+/-) Ceilings on All Levels
- Gas Fireplace
- Finished Basement Recreation Room, Bedroom and Full Bathroom
- 200-amp Electrical Service with Smoke Detectors on Each Floor and in Each Bedroom
- Oak Stair Treads with Painted Risers and Rails
- Hand Finished 3-1/4" Hardwood Flooring Throughout Upper Levels
- One-Panel Solid Core Interior Doors
- Ceiling Fans in Family Room and Master Bedroom
- Upgrade (Opt. 1) Carpet and Padding on Basement Level

INTERIOR TRIM:

- 5 1/4" Base Moulding and 3 1/2" Casing with Plinth Blocks
- 6" Crown Molding throughout 1st Floor and in 2nd Floor Hall

BUILDER'S TEN-YEAR WARRANTY PROGRAM

BATHROOM FEATURES:

- Tall Vanity Cabinets with Solid Surface Tops and Integral Sinks in Secondary Baths
- Console Sink in Powder Room with Chrome Faucet
- Custom Tile Floors and Shower Surrounds
- Elongated Watersaver Toilets
- Moen Gibson Chrome Fixtures in Secondary Bathrooms
- Freestanding Vanities, Moen Gibson Chrome Fixtures and Frameless Glass Shower Door in Master Bathroom

KITCHEN FEATURES:

- Painted Maple Cabinetry
- Quartz Countertops & Mosaic Backsplash
- GE Café Appliances Including 6-Burner Gas Range, Wall Mount Vent Hood, French Door Bottom-Freezer Refrigerator, Microwave and Dishwasher
- Undermount Stainless Steel Sink with Moen Genta Faucet in Chrome
- Designer and Recessed Lighting

ENERGY SAVING FEATURES:

- Aluminum Clad Low-E Insulated Glass Windows
- Insulated Full View Patio Door
- Airguard Wall Treatment
- R-13 Exterior Wall
- R-38 Attic Insulation
- Two Zone Electric Heat Pump Heat & Cooling (AC) System
- Gas Water Heater