

609 North Columbus Street

INCLUDED FEATURES LIST

EXTERIOR FEATURES:

- Brick Veneer on Front Foundation
- Combination: Original/Restored Siding and/or TruExterior Boral Sliding on All Elevations
- Charming Front Porch with Historically Correct Railings and Corbels
- Historically Accurate Wood Front Door
- Diamond Pattern Asphalt Roofing on Front and EPDM Membrane Roofing on Rear
- Front and Rear Weatherproof Electrical Outlets
- Decorative Wood and Aspek Exterior Trim
- Professional landscape Package and Hydro-seeded Lawn
- One Off-Street Parking Space in Rear Yard with Access to Rear Alley
- Flagstone Patio in Rear
- Front and Rear Hose Bibs
- Public Sewer and Water

INTERIOR FEATURES:

- 9'-0" (+/-) Ceilings on Upper Levels
- Finished Lower Level Family Room with Fireplace and Full Bath
- Upgraded (Opt. 1) Carpet & Padding Throughout Basement Level
- Oak Stair Treads with Painted Risers and Rails
- Hand Finished Hardwood Flooring Throughout Upper Levels
- Four-panel Solid Core Interior Doors
- Recessed Lighting Throughout Much of the Property
- Ceiling Fan in Master Bedroom
- 200 Amp Electrical Service with Smoke Detectors on Each Floor and in Each Bedroom
- Washer & Electric Dryer on Upper Level

INTERIOR TRIM:

- Tall Base Moulding and 3 1/2" Adams Casing with Plinth Blocks
- Two-Piece Crown Molding Throughout Main and Upper Level Halls
- Decorative Interior Transoms

BATHROOM FEATURES:

- Freestanding Vanity, Pfister Tisbury Chrome Finish Faucets and Frameless Glass Shower Door in Master Bedroom
- Painted Vanity Cabinets with Solid Surface Tops and Integral Sinks in Secondary Baths
- Moen Brantford Chrome Finish Faucets in Secondary Bathrooms
- Kohler Memoirs Pedestal Sink and Toilet in Powder Room
- Custom Tile Floors and Shower Surrounds
- Elongated Watersaver Toilets

KITCHEN FEATURES:

- Two-tone Painted Maple Cabinetry
- Quartz Countertops and Mosaic Backsplash
- Stainless Steel Appliances Including 5-Burner Gas Range with Wood Vent Hood, French Door Bottom-Freezer Refrigerator, Microwave and Dishwasher
- Apron Front Porcelain Kitchen Sink with Moen Align Faucet in Brushed Gold
- Designer and Recessed Lighting

ENERGY SAVING FEATURES:

- Wood Clad Low-E Simulated Divided Lite Insulated Glass Windows
- Insulated Full View Glass Wood Terrace Door
- Airguard Wall Treatment
- R-13 Exterior Wall
- R-38 Attic Insulation
- Two Zone Electric Heat Pump Heat and Cooling (AC) System
- 55 Gallon Water Heater

BUILDER'S TEN-YEAR WARRANTY PROGRAM