

First Impressions

- ◆ Selections of base homesites
- ◆ Brick on 4 sides (per plan)
- ◆ No maintenance vinyl siding
- ◆ Dimensional shingles with 30-year limited product warranty
- ◆ Choice of standard elevations, brick & exterior stain selections
- ◆ 6-Panel insulated steel entry door with sidelights
- ◆ Decorator mullions bars on front elevation
- ◆ Limestone address block
- ◆ Aluminum gutters & Downspouts
- ◆ Insulated vinyl windows with screens
- ◆ 2-Car or 3-Car garage per plan with sectional door, drywalled & taped
- ◆ 2 Exterior waterproof plugs
- ◆ 2 Hose bibs
- ◆ City water & sewer with underground utilities
- ◆ Egress Window in Basement

Well Appointed Interiors

- ◆ 9' Ceilings, first floor, all plans
- ◆ Choice of oak or ceramic flooring in foyer, powder room, kitchen, nook & laundry.
- ◆ Carpeting with 5 lb. pad
- ◆ Pre-wired with 2 phone & 2 cable jacks
- ◆ Pre-fab direct vent fireplace with gas logs
- ◆ Marble/Granite at fireplace with mantel
- ◆ Ceiling light openings in bedrooms
- ◆ Choice of 6- or 2-panel interior masonite doors
- ◆ Choice of brass or chrome hardware
- ◆ Painted OG style door casing & baseboard
- ◆ Stained or painted staircase
- ◆ Wired closet shelving
- ◆ Volume ceiling in master suites (per plan)
- ◆ Choice of interior paint from standard selections
- ◆ Full basements with 7'10" poured concrete walls
- ◆ Interior & exterior lighting package
- ◆ 6 Recessed Lights

The Joy of Cooking

- ◆ Rich oak or maple cabinets with 36" upper cabinets
- ◆ Electric Range
- ◆ Dishwasher
- ◆ Granite countertops at kitchen
- ◆ Double compartment stainless steel kitchen sink
- ◆ Disposal
- ◆ Microwave

Bathed in Luxury

- ◆ Oak or maple vanities with mirrors in all baths
- ◆ Spacious soaking tub in master bath
- ◆ Shower door in master bath
- ◆ Choice of white or biscuit plumbing fixtures
- ◆ Single lever faucets
- ◆ Laminate countertops at bathrooms

Energy Savings & Mechanical Specifications

- ◆ R-30 Ceiling & R-13 wall insulation
- ◆ 90% efficiency furnace with electric ignition
- ◆ 40-gallon high efficiency hot water heater
- ◆ 150 Amp electrical service
- ◆ Washer box in laundry room
- ◆ Nelson Energy Seal [®]
- ◆ Choice of gas or electric to dryer
- ◆ U.L. Listed smoke detectors to code
- ◆ Programmable Thermostat



BRIGANTINE
ESTATES

The *Features*

Presented By



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All information contained herein was accurate at the time of publication. In order to maintain the high degree of quality and incorporate management with greater facility and economy, we reserve the right to make changes in price, specifications, materials or to change or discontinue models without notice or obligation. Floor plan dimensions are approximate.
Square footage calculated from exterior wall, master deed reflects interior dimensions. ©2004

