



EXTERIOR:

- All Hardie brand Siding and Trim
- One Coat Primer and Two Coats Color Sherwin Williams Super Paint (25-Year Warranty)
- Standing Seam Metal Roof
- Simington Storm Breaker Plus Windows (no internal mullions) Miami/Dade compliant
- Thermu-tru Exterior door (no internal mullions) Miami/Dade compliant
- One Car Parking with Wood Pergola Covering
- Crushed Stone Driveway and Walkways

INTERIOR:

- Solid Wood Trim around all external windows and doors
- 8-inch Base Trim throughout
- Solid Wood Interior Doors
- All Wood Cabinet and Vanities construction
- 3 cm Granite Countertops in kitchen and bathrooms
- Kohler Plumbing Fixtures
- Designer Grade Tile Floors in kitchen and bathrooms
- Designer Grade Carpet
- All Interior Paint will be Sherwin Williams Super Paint (25-Year Warranty), One Coat Primer and Two Coats Color
- Energy Efficient Gas Hot Water Heating

ALLOWANCES FOR THE FOLLOWING:

- Appliances
- Bath hardware
- Door hardware
- Mirrors
- Bathroom Wall Tile
- Kitchen Backsplash
- Ceiling Fans (Interior and Exterior)
- Screen Porches
- Electrical Fixtures
- Plumbing Fixtures
- Landscaping

AVAILABLE UPGRADES:

- Wood and Tile flooring in addition to the standard package
- Gas Fireplace
- Outside Shower

NOTES:

- Only American Manufactured Products will be used in construction
- One Cat 5 Connection for Data in each bedroom and living area
- One Telephone Line Connection in each bedroom and living area
- One Living Area Wired for Entertainment (Surround Sound)



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Obtain the Property Report required by Federal law and read it before signing anything. No federal agency has judged the merits of value, if any, of this property.