

LEGACY WEST VILLAS INCLUDED FEATURES

QUALITY CONSTRUCTION

- Professionally engineered post-tension foundation inspected at multiple stages of the foundation process
- Engineered structural framing inspected and certified on every home
- Third party quality inspections performed on each home prior to sheetrock and at final stage of construction
- Inspections performed by an experienced construction staff at various stages of the construction process
- Third party Home Energy Raters conduct on site testing and inspections to verify the energy efficiency measures, as well as insulation, air tightness, and duct sealing details on every home
- Two-Year Workmanship Limited Warranty and a Ten-Year Structural Limited Warranty provided by a third-party warranty company
- I-joint engineered floor system in two story homes with tongue and groove ¾" sub-floor glued and screwed to the floor system

ENERGY AND HEALTH

- Designated RESNET Energy Smart Builder with up to 30% or more improvement in energy efficiency over the HERS® reference home. For more information, please visit www.resnet.us*
- High-efficiency Carrier® 15 SEER air conditioning system with environmentally-sound Puron® refrigerant
- R-8 air ducts with higher insulation rating for increased temperature control and sealed to reduce air loss
- Low-E dual pane insulated vinyl bronze and white frame windows
- Radiant Barrier roof decking to reduce solar heat gain
- Energy efficient Rheem tankless water heater with eco-friendly burner that reduces nitrogen oxide emissions
- Energy saving LED light bulbs installed throughout the home
- R-38 blown insulation in accessible flat attic areas and R-15 insulation in exterior walls
- PEX plumbing system installed for water quality and energy efficiency
- Polycel sealant around all windows, doors, pipes, wiring holes, and exterior base plates for improved energy efficiency and comfort
- Bora-Care® termite treatment and Taexx® built-in pest control system

EXTERIOR FINISHES

- Insulated Wayne Dalton garage doors
- Impressive 8-foot tall front door with a choice of styles
- Standing seam metal or barrel concrete tile roof (per design)
- Full half-round rain gutters
- All stucco exterior with tile, brick, stone or siding accents
- Gas line to roof top terrace (per design)
- Generous landscape package with programmable irrigation system
- Architectural accent lighting and coach lights (per design)

MODERN INTERIOR FINISHES

- Delta® faucets in all bathrooms
- Powder room vanity cabinet with a quartz countertop and choice of rectangular or oval under-mount sink on a floating vanity with hardware
- Rocker style light switches in a choice of colors
- Ceiling fans in the family room, master bedroom and per design in game room and roof top deck
- Eight-foot interior doors with a choice of styles
- Eight-foot full light glass panel doors at library (per design)
- Oversized 8" base boards throughout the home
- Elegant stair case with a choice of standard iron balusters on a stained white oak staircase with enameled risers
- LED recessed lighting throughout the home
- Floor tile included on the secondary bath tub walls

MODERN INTERIOR FINISHES (continued)

- Engineered Wood flooring in the Extended Entry, Kitchen, Family Room and Dining Room
- Luxurious carpet including ½" 6lb carpet pad
- Solid surface countertops with rectangular integral sinks in the secondary bathrooms
- Kwikset® lever door handles with a choice of modern styles
- Utility room wall cabinet over washer and dryer space
- Garages finished out with textured walls and ceilings, fluorescent lighting, trimmed and painted

EXTRAVAGANT KITCHEN

- Hand finished cabinets with 42" uppers and numerous choices of door styles and finishes
- Various choices of standard vent hood styles vented outside
- Additional cabinet details include pot and pan drawers, roll-out trash can drawer, refrigerator cabinet, cabinet projections, hardware and concealed Euro style hinges
- Quartz countertops with a choice of sink and edge styles
- LED recessed can lighting
- GE Monogram® 36" stainless 6-burner range top
- GE Monogram® 30" convection oven with Wi-Fi connect
- GE Monogram® Advantium oven with speed cook technology
- GE Monogram® stainless steel dishwasher with stainless steel tub and Wi-Fi connect
- Delta® stainless steel faucet with pull down spout
- Heavy duty ½ HP disposal with countertop mounted pneumatic on/off switch (per design)
- Engineered wood flooring with a choice of finishes

LUXURIOUS MASTER BATH

- Quartz countertops with rectangular under-mount sinks
- Hand finished floating vanity cabinets, including a bank of drawers, with numerous choices of door styles, finishes and hardware
- Plate glass mirrors with standoffs
- Delta® plumbing fixtures with 8" widespread vanity faucets
- Spacious walk-in shower with a frameless glass enclosure with tile surround to the ceiling and tile floor (per design)
- Upgraded wall and floor tile selections included
- Elongated comfort height toilet

TECHNOLOGY

- Kwikset® keyless entry lock with Z-wave® technology for smartphone operation
- Smart enabled light switch at the front door, family room and rooftop door **
- Nest® Smart thermostat E
- Nest® Hello video doorbell **
- Wi-Fi enabled garage door opener
- Structured wiring package that includes CAT5e and RG6 wiring
- Cable TV and ethernet combination outlets in the family room, master bedroom and game room (per design)
- Phone and ethernet combination outlet in the library (per design)
- Phone outlet in the kitchen
- Alarm system included with a keypad at the garage entry
- Flex conduit in the family room to connect technology inside the wall
- 5.1 surround sound pre-wire in the family room and 7.1 surround sound pre-wire in the media room option (per design)

DESIGN CENTER

- Six (6) hours of complimentary design service to complete your selections
- Included meeting with an audio, security and home automation professional when purchasing a design to build
- One complimentary design appointment with an expert consultant in the lighting showroom

*Energy use and costs for all Britton Homes will vary based on a variety of factors such as home type, plan options, features, usage, orientation, site, utility rates, climate and operation of the home. Please contact Britton Homes for more details

**Available on homes started after August 1, 2018.

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