

Hickory Falls



Included Luxury in Every Home

FINE INTERIOR APPOINTMENTS

- Distinctive Oak Hardwood Floors in Foyer, 1st Floor Hallway, Powder Room, Kitchen & Breakfast Area and Mudroom
 - Large 42” Gas Direct Vent Fireplace in Family Room w/Slate Surround
 - Two Panel Carrera Interior Doors w/Lever handles
 - Generous recessed light package in kitchen, halls, basement (per plan)
 - Designer Two-Tone Interior Paint
 - Convenient Upper Level Laundry Room with 12x12 Ceramic Tile Floor in White or Almond
- Home Wiring Package includes Network Interface Device (NID), connections for 2 Video/TV locations, 2 telephone locations, 1 Home Office tap and conduit from attic to basement at NID for future needs.
 - 75 Gallon Gas Water Heater

QUALITY KITCHEN & BATHS

- Oversized, Spacious Kitchen Islands with Bonus Storage
- Beautifully Crafted 42” Maple Kitchen Cabinetry with Crown Molding, Hardware & Quiet-Close Doors and Drawers
 - Sleek Under Mount Kitchen Sink With Granite Countertops in Choice of Colors
 - Quality Stainless General Electric Appliances:
 - 21 c.f. Side by Side Energy Star Refrigerator with Ice & Water
 - GE Energy Star Dishwasher
 - GE Range with Self-Cleaning Oven & Slide Out Vent Hood
 - Designer Selection Plumbing Fixtures in Powder Room and Owner’s Suite
 - King-size Shower with Dual Shower Heads & Separate Soaking Tub in Salon Bath
- Designer “Comfort Height” Cabinetry in Salon Bath, Ceramic Tile in White or Bone on Walls & Floors
 - Secondary Baths w/Maple Cabinetry in Choice of Stain with Cultured Marble Tops
 - All Baths Include Ceramic Tile in White or Bone
 - Polished Chrome Moen Faucets & Accessories

TIMELY HOME DESIGNS

- Gracious Formal Living Room & Dining Room
- Owner’s Suite Features –Sitting room and Luxury Salon Bath.
- Spacious His & Her Walk-in Closets in Master BR with Wood Shelving
- Large Secondary Bedrooms, all with Private Baths & Walk-in Closets (per plan)
 - Unique 2nd Floor Family Room
 - 9 Foot Ceilings All 3 levels
 - Convenient Mudroom just off Garage

- Gourmet Kitchen & Breakfast Area with Oversized Island

NOTABLE EXTERIORS

- Brick Front Elevations with European-style architecture
 - Covered Portico at Front Entrance
- Fiberglass & Steel Front Door w/ Double Side Lite & Transom Above
 - 2 Car Front-Load Garage
- Prefinished Fiber Cement Siding on Sides & Rear, 15 Yr. Manufacturer Warranty
 - Designer Coordinated Exterior Color Selections
- Dual Pane Insulated Low E Glass Windows with Screens in Designer Color
 - All Patio/Deck doors are metal, insulated single swing 15-lite doors
 - Designer Exterior Lighting Fixtures
 - Exterior Post Lamp with Photo Cell
- Professionally-designed Foundation Landscaping w/fully sodded front, side & rear yard

QUALITY ASSURANCE

- Upgraded Architectural Shingles with 30 Year Warranty
 - Frost-free Hose Connections Front & Rear
 - Flow Guard Gold CPVC Water Lines
- Smoke Detectors in all bedrooms, main level hall & basement
- Extensive Insulation: R-38 Ceilings, R-13 Exterior Walls
- Two-Zone HVAC System: Natural Gas Forced Air Heating System & Electric Central Air-conditioning
 - Weatherproof Exterior Electrical Outlets front and rear
- Sentricon Termite Bait Stations Installed Exterior Perimeter & Taexx Built-in Pest Control System

**Please Note: All features are deemed accurate but not guaranteed and are subject to change without notice.*

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*Basheer/Edgemoore-
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