



STANDARD FEATURES

THE FAIRWAYS & VILLAS: BARTELO, CAPRICE, DOLCE & ASTI

EXTRAVAGANT INTERIORS...

- Customize your own floorplan
- 10' Ceilings on main level* & lower level!
- Walk-out lower level (*per plan*) Optional finished LL
- Gas fireplace with floor hearth & ceramic surround
- 2 1/4" Birch hardwood floors in kitchen/dining areas
- Enameled trim & millwork – 4 1/4" baseboards
- Solid two-panel interior doors with arched top (enameled wood)
- Custom built-in maple cabinetry in great room
- Ceramic tile in baths, foyer & mudroom hall
- Carpet allowance of \$28/yard (*material & install*)
- Spacious walk-in closets & \$1,500 shelving allowance
- \$2,000 light fixture allowance
- \$600 cabinet door hardware allowance
- Main level laundry with 3' upper cabinets, sink with laminate countertop and gas hook-up for dryer

QUALITY EXTERIOR...

- Anderson double hung windows (grids on front elevation) & transom windows (*per plan*)
- 3-car garages (22'x31') and extra large garages (24'x29') available
- Concrete driveway / 10'x14' patio / sidewalk / front porch patio stairs
- James Hardi fiber cement siding/Cedar shakes/Stone accents on 4 sides
- Raised panel steel, insulated garage door with top row of windows
- Designer fiberglass front door & Anderson Atrium exterior doors (walkout/porch/deck)
- Large cedar decks with aluminum railings

LAVISH BATHS...

- 5' Soaking tub in master with ceramic surround
- Ceramic tile allowance of \$4 per ft.
- Cultured marble countertops
- Kohler bath faucets
- Fiberglass shower base ceramic 7' up the walls
- Clear or obscure glass shower door
- Maple vanity in powder bath & maple cabinets in master bath

DESIGNER KITCHEN...

- Custom maple cabinets with 42" uppers
- \$5,000 Appliance allowance
- Granite countertops & 4-inch backsplash
- Granite island with raised snack bar & wood splash
- Under mount, stainless steel double bowl sink
- Kohler faucets
- Garbage disposal
- 3 roll-out shelves & roll-out trash cabinet
- 3 under cabinet halogen lights

PEACE OF MIND...

- 105 gallon electric water heater
- 3 phone jacks, 3 TV jacks & rough in for standard security system
- 92% Bryant furnace, Bryant air conditioner/humidifier, Fantec air exchanger
- 200 amp electrical service includes 10 recessed lights (switches, outlets & light locations per plan)
- 56+ STC common wall detail to guarantee privacy
- Lush landscaping, cul de sacs & extra parking
- Floor trusses

**The Dolce floorplan has 9' ceilings on the main level.*

Bellante Townhomes are custom, your home may or may not include all of the above features. Exact specifications for each home are detailed in the "Standard Specifications" Document.

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