



## Standard Features

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### Exterior

- 30 year architectural shingles
- Asphalt driveway
- Door chimes
- Front and rear frost-free hose bibs
- Low maintenance Certaineed & Georgia Pacific beaded vinyl siding with designer trims
- Professional landscaping package including sod, seed and plantings
- Raised panel shutters at front windows
- Seamless gutters and downspouts
- Stepping stones from front step to driveway
- Two car garage with automatic openers & keyless entry

### Interior

- 5 1/4" base trim
- All bedrooms pre-wired for fans with lights
- Brushed nickel interior & exterior door hardware
- Cat 5 high speed phone/data lines with expansion capability
- Decorator ceramic tile - bathrooms & laundry room
- Deluxe lighting package
- Gas direct vent fireplace with wood mantel and marble surround
- Moen faucets
- Nine foot ceilings first floor
- Oak stairs, banister and rails
- Pre-finished oak hardwood floors - dining room, family room, foyer, kitchen and powder room
- Recessed lighting
- Shaw and Mohawk carpet
- Two-panel doors with 3 1/4" colonial trim
- Crown molding & chair rail (locations vary by floor plan)
- Ventilated closet shelving

### Kitchen

- Granite countertops
- Stainless steel appliances including dishwasher, microwave, range & refrigerator
- Merillat custom 42" wood cabinets
- Undermount stainless steel sink with disposal

### Bathrooms

- Elegant master bath with garden tub and separate glass-enclosed shower
- Full size vanity mirrors
- Merillat custom wood cabinets
- Walk-in closets

### Energy Saving

- Andersen vinyl clad wood windows with insulating glass (Low E, double-hung tilt-wash)
- Attic ridge vent
- Energy efficient heating and air conditioning
- Foam air seal on all windows and doors
- Rinnai tankless water heater
- Therma-Tru fiberglass front door
- Tyvek wrap over 7/16" OSB sheathing

Note: All features are correct at the time of publication. McGregor Custom Homes, LLC reserves the right to make changes.