



What's Included in a Sussex Home at Heron Creek

(ALL DETAILS SUBJECT TO CHANGE WITHOUT NOTICE)

STRUCTURAL ELEMENTS & BENEFITS

- Insulated concrete foundations (ICF)
- 2 x 6 advanced framing exterior wall construction
- Engineered wood I-joist floor system
- Engineered truss package
- Homewrap
- Ice and water shield on roof

ENERGY CONSERVATION

- Advanced insulation package - R21 on exterior walls and R49 insulation blown in the ceilings
- High-efficiency Direct Vent gas forced-air heating with automatic setback thermostat
- Andersen 100 Series Fibrex windows (dual glazed low E)
- Energy efficient exterior door weather stripping
- Water saving plumbing fixtures
- High efficiency electric water heater
- Air Quality 11-MERV filter system
- Passive Radon Mitigation System
- Heat Recovery Ventilation System

OUTSIDE YOUR HOME

- 1,000 sqft of sod, twelve large perennials, six 5 gallon shrubs, and one 1.25" caliper tree
- A mulched flower bed in front of the house
- Irrigation system with lawn sprinklers & drip line for front beds
- Underground utilities
- Textured steel garage door
- Garage door opener with remote
- Concrete walkways
- Screens on all moving windows
- Exterior lighting fixtures
- Low maintenance 30-yr architectural grade shingle roof
- Low maintenance siding, soffit, and fascia
- 750 sqft of asphalt driveway
- 100 ft of electrical service to the house
- 2 exterior water faucets
- 2 exterior GFI electrical outlets
- 1500 - 3000 gallon septic tank
- 1000 gallon buried propane tank - leased
- Timber frame details

BATH

- Vanities with cultured stone countertops, soft-close drawers
- Moen chrome, single-lever faucets
- Low maintenance fiberglass tub and/or showers
- Mirrors and lighting at all vanities
- Quality, coordinating chrome bathroom hardware
- Upgraded Utile shower enclosure system

KITCHEN

- Refrigerator space plumbed for water dispenser
- Stainless steel appliance package includes:
 - Refrigerator with water and ice dispenser, over-the-range microwave, smooth top range, and multi-cycle dishwasher
- Canyon Creek custom wood cabinets with soft-close, full-extension drawer hardware & doors
- Granite countertops w/ 4" granite backsplash
- Stainless steel double sink-extra deep
- Pullout single lever chrome faucet
- Choice of cabinet knobs

INSIDE YOUR HOME

- NEW! Fiber Optic Internet - coming soon
- Timber frame details
- Energy efficient fiberglass front door with glass
- Carpet generally included in these areas:
 - Bedrooms (including closets), stairs, main living areas of upstairs and/or basement
- Luxury Vinyl Plank Flooring generally included in:
 - Main floor living area, bathrooms, entry and mudroom, kitchen and pantry, laundry room(s)
- Skirt boards on finished stairways
- Painted custom trim package
- Hand-textured walls and ceilings, square wall corners
- Professionally designed interiors
- Designer paint packages
- Safety smoke & CO detectors
- Smart panel and router communications wiring
- A ceiling fan
- Modern light fixture package
- Many finish options and upgrades available