

Stratford on the Potomac

STANDARD FEATURES LIST

STANDARD EXTERIOR FEATURES:

- Hardi Plank Lap Siding on Front, Sides and Rear with Stone Veneer Foundation per the house brochure
- Flagstone paved front stoop with Concrete Lead-walk to Driveway
- Fiberglass Front Door with Insulated Glass Sidelites & Transom
- 50-year Fiberglass/Asphalt Dimensional Shingles
- Public Sewer and Water
- Frontload Garage with Asphalt Driveway
- Front and Rear Hose Bibs; Front and Rear Weatherproof Electrical Outlets
- Decorative Wood Exterior Trim with Choice of Coordinated Colors
- Professional Landscape Package and Hydro-seeded Lawn

STANDARD INTERIOR FEATURES:

- High First Floor and Basement Ceilings
- Family Room Direct Vent Gas Prefabricated Fireplace
- Media Package: 4 Multi Media Outlets and 2 additional Telephone Outlets (CAT-5)
- 200 amp Electrical Service w/ Smoke Detectors on Each Floor and in Each Bedroom
- Full finished 1st Level with Bathroom
- Two Car Garage with Finished Drywall Interior Walls (painted)
- Traditional Oak Main Stair with Stained Oak Handrail (1st, 2nd, and 3rd floor)
- Hand Finished Hardwood Flooring in Foyer, LR, DR, Kitchen/Breakfast Room and Powder Room
- Two Panel Interior Doors
- Wall to Wall Carpeting in Family Room, Stairs leading to Utility Room, and Throughout 1st and 3rd Floor rooms and Hallways
- Upgrade Carpet and Upgrade Carpet Pad (Opt. 1 Carpet & ½" Carpet Pad)

STANDARD INTERIOR TRIM:

- Upgrade 6-1/2" Base & 3-1/2" Flat Stock Casing
- Two Piece Crown Molding in Foyer, Living Room, Dining Room & 3rd Floor Hallway
- Two Piece Chair Rail in Foyer and Dining Room

STANDARD BATHROOM FEATURES:

- Traditional Wood and Designer Style Vanity Cabinets w/Cultured Marble Tops
- Traditional Pedestal Sink in Powder Room w/Moen Monticello Chrome Faucet
- Ceramic Tile Floors and Shower Surrounds in Baths
- Elongated Watersaver Toilets w/Chrome Fixtures
- Moen Monticello Chrome Faucets in All Bathrooms
- Jacuzzi Whirlpool Bath Tub & Glass Shower Door in Master Bathroom

STANDARD KITCHEN FEATURES:

- Traditional Maple Wood 42" Cabinets
- Granite Countertops – Level A
- G.E. Downdraft Electric Cooktop
- G.E. Self Cleaning 30" Wall Oven and Microwave
- G.E. Potscrubber Dishwasher
- G.E. 25 c.f. Refrigerator w/Icemaker
- Stainless Steel Double Bowl Kitchen Sink w/Moen Designer Pullout Sprayer Faucet
- Sheet Vinyl Flooring in the Laundry Room
- Designer and Recessed Lighting

ENERGY SAVING FEATURES:

- Vinyl Double Hung Insulated Glass Windows w/grilles between the glass
- Insulated Full View Glass Metal Terrace Doors
- Airguard Wall Treatment
- R-13 Exterior Wall and R-11 Basement Wall Insulation
- R-30 Attic Insulation
- Two Zone Gas Heating and Electric Cooling (AC) System
- 75 Gallon Gas Water Heater

BUILDER'S TEN YEAR WARRANTY PROGRAM