

# INCLUDED FEATURES



**RADCLIFF  
HOMES**

**BUILD ON  
YOUR LOT**

## **SITE DEVELOPMENT**

- Temporary Erosion Control & Silt Fencing
- Final Rough Grade
- Dumpster Provided On-Site
- Port-a-Let Provided On-Site

## **STRUCTURAL**

- 8/12 Pitch Roof
- Monolithic Slab
- Engineered Truss Roofing System
- Ridge Vent
- 30 Year Architectural Shingles
- Covered Porch (Per Plan)
- Pull down Attic Stair

## **GARAGE (When Applicable)**

- Double Garage
- Side Entry
- Automatic Garage Door Opener with Two Remotes

## **EXTERIOR FINISHES**

- 4-Sided Brick to Ground Construction
- Gable
- Custom Wood Shutters
- Craftsman Columns (Per Plan)
- White or Tan Exterior Trim Package
- Low Maintenance Vinyl Soffits

## **WINDOWS & DOORS**

- Low "E" Double Pane Vinyl Windows
- Therma-Tru Insulated Exterior Doors
- Fiberglass Wood Grain Front Door
- Electronic Keypad on Front Door
- Cheyenne or Riverside Interior Doors

## **ENERGY EFFICIENCY & ELECTRICAL**

- R-13 Wall Insulation
- R-30 Attic Insulation
- 15 SEER High Efficiency Electric Heat Pump
- Caulk & Sealant Package Included Bottom Plates, Doors, and Windows
- Blower Door Test Provided by Third Party
- Ceiling Fans in Living Room & All Bedrooms
- Code Regulated Receptacles with GFCI in Wet Areas
- Exhaust Fans in Bathrooms
- 50 Gallon Electric Water Heater
- Four Recessed Lights
- Garage Carriage Lights
- Lighting Allowance
- Carbon Monoxide Detectors
- Smoke Detectors
- Front Door Chime
- 5 Phone/5 Cable Jacks

## **BATHS & PLUMBING**

- Whole House Water System
- Oversized Soaking Tub (Primary Bath)
- Separate Shower (Primary Bath)
- Fiberglass Tub/Shower Unit (Secondary Baths)
- Double Vanity (Primary Bath)
- Under Mount Sinks
- 3cm Granite Counter Tops-Tier 1
- Maple Cabinet Doors (Stained)
- Comfort Height Toilet (Primary Bath)
- Two Hose Bibs
- Washer & Dryer Hookup
- Plumbed Ice Maker Box
- Upgraded Kitchen Faucet w/Pullout Sprayer
- Beveled Mirrors

## **KITCHEN**

- Maple Cabinet Doors-Stained
- 3cm Granite Counter Tops- Tier
- Under Mount 8" Stainless Steel Double Bowl Sink
- Stainless Steel GE Appliances (Includes Electric Range, Dishwasher, and Microwave)
- 36" Wall Mounted Cabinets

## **INTERIOR FINISHES**

- Wood Shelving in Pantry & Closets
- Oil Rubbed Bronze or Brushed Nickel Hardware
- 5 1/2" Baseboard Trim
- Crown Moulding Throughout
- Cased Windows Throughout
- 9' Ceilings
- Smooth Finish Walls & Ceiling

## **FIREPLACE**

- Wood Burning
- Brick Surround (Mantel Height)
- Standard Mantel

## **FLOORING**

- Snap Plank in Foyer & Living Room
- Ceramic Tile in Kitchen, Baths, and Utility
- Carpet in Bedroom & Halls

## **PEACE OF MIND**

- Certified Gold Fortified Construction
- 1 Year Builder Warranty
- 2 Year Major Mechanical Warranty
- 10 Year Structural Warranty
- 1 Year Termite Bond (Bait System)
- Final Construction Clean

*Standard Features are subject to change without further notice.*