

The Reserve - Standard Features

ENERGY SAVING FEATURES

- Lenox Merit series 80% AFUE gas furnace with 13.0 SEER high-efficiency air conditioning
- Energy Star Rated double pane tilt-sash wood insulated windows with low 'e' glass
- R-40 blown cellulose ceiling insulation
- R-15 high density blown cellulose sidewall insulation
- Energy Saving Green Guard house wrap
- Continuous ridge vent
- 50-gallon gas-fired water heater
- Gas line for cooking
- Electric line for clothes drying
- Sealed unit direct-vent gas log fireplace with choice of marble surrounds

CONSTRUCTION

- Pre-engineered open web floor systems, per plan
- Pre-engineered roof truss systems, per plan
- Owens-Corning 30 year Architectural roof shingles
- Advantech tongue and groove OSB sub-flooring glued and screwed to joists w/50 year warranty
- Watch Dog 10 year Warranty basement waterproofing
- Integrated Pest Defense "tubes in the wall" interior pest management system

EXTERIOR FEATURES

- James Hardie concrete lap siding & shake siding, per plan
- James Hardie continuous vented soffits
- Concrete patio or deck with patio below on basements, per plan and site condition(s)
- Custom designed landscape package per lot with fully sodded yards and zoned irrigation system
- Custom mailbox and post
- Raised panel steel carriage style garage door(s)
- Flood lights front and rear
- Custom designed exterior color schemes for each home
- 2 exterior water faucets
- 5" gutters with downspouts

BATHROOMS

- Granite counter tops in baths with under-mount bowls
- Custom tile showers in master bath
- Garden tub in master bath
- Tile floors in master and guest baths
- Raised height vanities in master bath
- Chrome faucets and shower trim in master, guest bath(s) and powder room
- Elongated toilets in all baths

The information shown here is not a part of a legal contract and is subject to errors, omissions and change. Updated June 1, 2008

INTERIOR DETAIL

- Custom trim package per plan to include crown in master bedroom, dining room, family room and chair rail and panel boxes in dining room
- Oak hardwood floor at foyer entry
- Wall to wall Shaw carpet
- Moen brand plumbing fixtures
- Brushed nickel door knobs on interior doors
- Professionally designed lighting packages per plan
- Ceiling fan with light kit in great room and master bedroom
- Structured wiring package including HDTV, security, phone, video, and data, and whole house audio
- Basement stubbed for full bath and lift can, if necessary
- Pre-wired for garage door openers

KITCHEN

- Granite countertops with tile backsplash
- Self-clean gas range by GE Corporation
- Built-in over the range microwave oven by GE
- Energy Star certified built-in dishwasher by GE
- Black, White or Stainless steel appliance package
- Under mount stainless steel double bowl sink with chrome faucet and sprayer
- Armstrong No-Wax flooring in kitchen, breakfast nook
- Wellborn custom designed kitchen cabinets
- Pantry with ventilated shelving (per plan)
- Icemaker connection at refrigerator
- In-Sink-Erator 1/3 hp food disposal

WARRANTIES/GUARANTEES

- Greater Atlanta Homebuilders Association Homeowner Handbook
- Quality Builders Warranty Corp. ten year structural warranty
- Manufacturer's limited warranties

QUALITY COMMITMENT

- Pre-Construction meeting for design changes and layout of home on homesite
- Pre-Drywall and Electrical walk through
- Two Pre-Settlement walk throughs
- Builder Commitment to Quality and Craftsmanship
- On-Staff Interior Designer for color selections

Please ask about our available upgrades and options

To learn more about Grace Ventures, Inc. visit our website www.graceventures.net or www.cartergroveplantation.com