



Crescent Homes Waterstone Estates Standard Features

Exterior:

Brick, and Stucco, Siding
Siding over Roof per Plan

Construction:

Engineered Post Tension Foundation Design

Energy Efficiency:

Custom Designed High Efficient 16 SEER HVAC
Digital Thermostat
Radiant Barrier Roof Decking
R-6 Ducts
R-13 Wall Insulation
R-38 Blown Insulation in Attic
Double Pane Low E Energy Efficient Vinyl Windows

Fireplace:

36" Gas/Wood Burning
Stone Hearth or Wood Mantle – 8' tall

Flatwork:

Driveway, Walkway and Patio
Broom Finish Flatwork with 2500 P.S.I. Strength Concrete

Roof:

30 Year Composition Shingles

Electric:

Toggle Switches Throughout
Smoke and Carbon Monoxide Detectors Installed per City Code
TV/Cable Standard in Family Room and master bedroom
Outlets are Installed per Municipal Code

Homebuyer Initial: _____

Builder Initial: _____



Light Fixtures:

Can Lights Standard in Kitchen
Flood Lights are Standard per Plan
Under and Over Florescent Cabinet Lights in Kitchen

Plumbing:

Pex Water Supply Lines and tankless water heater
1/3 Horse Power Garbage Disposal
Stainless 70/30 Under Mount Sinks in Kitchen
Oval Under Mount Sinks in All Baths

Plumbing Fixtures:

Kitchen - Delta Faucet with Pullout Sprayer
Master & 2nd Bath Vanity – Delta Faucets with 4” Spread
Powder Bath Vanity – Delta Faucet with 4” Spread
60” Free Standing Tub in Master Bath
Secondary Bath Tub – 30” x 60” Vikrell
Secondary Shower Base – Vikrell

Cabinets:

42” Upper Cabinets with Trash Can Roll Out in Kitchen
Mudroom Bench and Coat Cabinet with Bead Board
Raised Panel Cabinet Doors
Paint Grade, Alder or Red Oak on All Stain Grade Cabinets

Countertops:

Kitchen – Level 1 Granite Top with Tile Backsplash
Master Bath – Level 1 Marlana Top and a 4” Backsplash
Secondary Baths – Level 1 Marlana Top with 4” Backsplash

Interior Trim:

Paint Grade
Crown Moulding in Foyer, Family Room, Study, Dining, and Family Room
6” Baseboards Throughout
Particle Wood Closet Shelving with Wood Rods

Exterior Doors:

8’ Designer Front Door
6.8’ Fiberglass Patio Door

Homebuyer Initial:_____

Builder Initial:_____



Interior Doors:

Paint Grade

6.8 Hollow Core Doors

Tile Flooring:

Level 1 Tile in Utility Room and All 2nd Baths

Level 1 Tile in Hallways

Level 1 Tile in Master Bath

Carpet:

Level 2 Carpet in Study, Game Room, Stairs, Bedrooms and Closets

1/2" 6 lb. Rebound Pad

Wood Floors:

Level 1 Wood in Foyer, Family Room, Kitchen and Dining

Paint:

Splatter Drag Texture on All Walls and Ceilings

One Color Flat Wall Paint on All Walls and Ceilings

One Color Interior Latex Enamel on All Interior Trim and Doors

One Color Exterior Latex Enamel Paint

Garage Doors:

7' x 16' 24-Gauge Steel Garage Door

7' x 8' 24-Gauge Steel Garage Door with 3rd Car Garage Option

Two Garage Door Openers with Remotes with 3rd Car Garage Option

Gutters:

Full Aluminum Gutters and Downspouts

Landscaping: (Optional Feature – Pricing depends on size of lot and location)

15 – 5 Gallon Shrubs

15 – 1 Gallon Shrubs

2 – Small Ornamental Trees

2 - Trees

Sod – Full Front, 15' Side Yards and 10' Rear Yard

Irrigation to Cover All Sod and Landscaping Up to 8 Zones

Homebuyer Initial: _____

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Septic System:

Aerobic System per Engineer's Design
Two-year Service Contract

Appliances:

Stainless Finish
36" Gas Cooktop
Microwave
Double Oven
Vent-Hood in Deco Wood Cabinet
Dishwasher

Warranties:

One Year Builders Warranty Meeting StrucSure Standards
Two-year Warranty on All Electric Wiring, Outlets, Switches and Breakers
Two-year Warranty on All Plumbing Supply and Waste Lines (Manufactures
Warranty on Fixtures After One Year)
Limited Manufactures Warranty on Appliances and Light Fixtures
Limited Manufactures Warranty on HVAC System: Five-year Warranty on Parts and
One-year Labor
Limited Manufactures Warranty on Windows

Edited on 5/23/2018

HOMEBUYER

BUILDER

Signature: _____

Signature: _____

Date Signed: _____

Date Signed: _____

Homebuyer Initial: _____

Builder Initial: _____