# Single Family Luxury Features - Standard

#### LUXURY DESIGN FEATURES

- · Family Room Fireplaces
- · Soaring Two Story Entry Foyers
- · Large Sun-Filled Eat-In Breakfast Areas
- · Luxurious Master Bedroom Suites
- Separate Laundry Rooms with Washer Connections, Dryer Outlets and Vents (Bedroom Level In Certain Units)
- Spacious Attached Garages with Optional Automatic Garage Door Opener
- Colonial Trim Package Including: Six-Panel Doors;
  Chair Rail in Dining Room; Crown Molding in Entry Foyer, Dining Room, and Living Room
- · Unique Raised Kitchen Cabinet End Panels

#### **EXTERIOR**

- Quality Maintenance-Free Vinyl Siding in a Variety of Colors
- Maintenance-Free Colonial Vinyl Insulated Windows with Screens
- · Variety of Selected Elevations
- Professionally Landscaped Yards
- Brass Front Entrance Lights and Post Lights
- · Front and Rear Frostproof Hose Bibs
- Front and Rear Weatherproof Electrical Outlets
- · Paneled Shutters

## INTERIOR

- Full Size Basement
- Central Air Conditioning
- Economical Natural Gas Heating
- 50 Gallon Natural Gas Hot Water Heater
- Three Piece Rough-In Plumbing In Basement
- · Pre-Wired Cable TV and Phone Outlets
- Vinyl Coated "Continuous Slide" Ventilated Closet Shelving with Full Corners
- · Smoke Detectors

#### KITCHEN

- Gourmet Kitchens with Furniture Finish Oak Cabinets and Raised Cabinet End Panels
- Beveled Edge Counters
- Convenient Center Island Workcenters
- Top-Grade No-Wax Vinyl Flooring

- GE Appliances
- 18 Cubic Foot Frost-Free Refrigerators with Icemakers
- Sound Insulated, Energy-Saver Dishwashers
- · Electric Range with Self Cleaning Ovens
- Garbage Disposals
- · Stainless Steel Double Bowl Sinks

## **BATHROOMS**

- · Two Full Baths and Powder Room
- Sumptuous Master Baths with Soaking Tubs and Separate Shower Stalls
- · Ceramic Tile Floors
- · Ceramic Tile Tub and Shower Surrounds
- Cultured Marble Vanity Tops with Furniture Finish Oak Cabinets
- Vanity Mirrors
- · Mirrored Medicine Cabinets

## **ENERGY-SAVING PACKAGE**

- 7/8" Insulated, Thermal Break Windows with Screens
- Thermal Insulated Sliding Glass Doors
- · Insulated Steel Entry Doors
- Ridge and Soffit Vents
- R-38 Insulation in Attic Areas
- R-13 Insulation in Exterior Walls
- R-11 Insulation in Basement Exterior Walls
- Air Infiltration Package

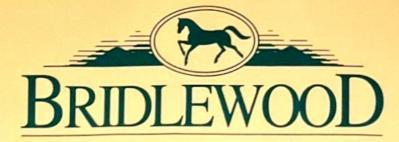
## **HOMEOWNER'S WARRANTY**

10 Year Buyer Protection Plan

#### **AMENITIES**

## Recreation Club Featuring:

- 25-Meter Swimming Pool
- · Kiddie Pool
- Year-Round Clubroom with Fireplace and Kitchenette
- Men's and Women's Locker Rooms with Tiled Showers
- · Lifeguard and First Aid Room
- Two Tennis Courts
- Multi-Purpose Court for Basketball, Volleyball and Badminton
- Tot Lot



(703) 754-4810 Local • (703) 551-3045 Metro

"We are pledged to the letter and spirit of U. S. Policy for the achievement of equal housing opportunity throughout the Nation. We encourage and support an affirmative advertising and marketing program in which there are no barriers to obtaining housing because of race, color, religion, sex, handicap, familial status, or national origin."