

# ALDER VILLAGE

# INCLUDED FEATURES

## REMARKABLE EXTERIORS

- 30 Year shingle roofing
- Fiber-cement siding with latex paint finish
- Stone accents per elevation
- 8' Front entry door
- Two bay garage, with drywall finish adjoining all living spaces, with solid fire rated entry door
- 8' Textured steel panel garage door with weather stripping and threshold
- Galvanized steel rain gutters with 5' downspout extensions (where applicable)
- Front yard landscaping and irrigation per plan
- Covered back patio per plan
- 5' Backyard privacy fencing per plan

## IMPRESSIVE INTERIORS

- 2-panel interior doors with satin nickel hardware and lever handles
- Beautiful birch cabinetry throughout home
- Walls and ceilings in knock down finish
- **Sherwin-Williams®** paint
  - Walls & ceilings in low sheen finish
  - Baseboards & trim in semi-gloss finish
- Beautiful wood grain laminate flooring in entry and kitchen

- Vinyl flooring in laundry and secondary bathrooms
- In-unit laundry room for convenience
- Secondary bath(s)
  - Engineered marble countertop with undermount sink and adult height cabinet
  - 60" x 30" tub-shower, ceramic tile surround and single handle chrome faucet
- Dual port telephone/cable wiring in great room and owner's suite
- Pre-wiring for air conditioner
- 40 Gallon gas water heater

## CONTEMPORARY KITCHENS

- Slab granite countertops with 4" backsplash
- Birch cabinetry with 42" upper cabinets
- **Whirlpool®** appliances including:
  - 30" smooth-top electric range and oven with window
  - 30" Microwave/hood with 2-speed fan and light
  - Large capacity dishwasher with 3 automatic cycles
- Double bowl undermount stainless steel sink
- Single handle chrome faucet with separate pull out sprayer
- 1/3 Horsepower disposal
- Pre-plumbing for water line to refrigerator

## PRIVATE LUXURY OF YOUR OWNER'S SUITE

- Spacious walk-in closet
- Four piece owner's bath
  - Engineered marble countertop with dual undermount sinks in white finish, dual handle chrome lever faucet, and adult height cabinet
  - Walk-in shower with ceramic tile surround, solid shower base, chrome framed glass enclosure, and single handle chrome faucet
  - Water closet with elongated water-saver toilet in white finish
  - 17" x 17" Ceramic tile flooring

## ENERGY EFFICIENCY

- 92% Efficient gas furnace with programmable thermostat
- Insulation and weather stripping
- White vinyl dual-pane windows with Low-E glass, in glass grids per plan, included screens and window sills



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# ESTES

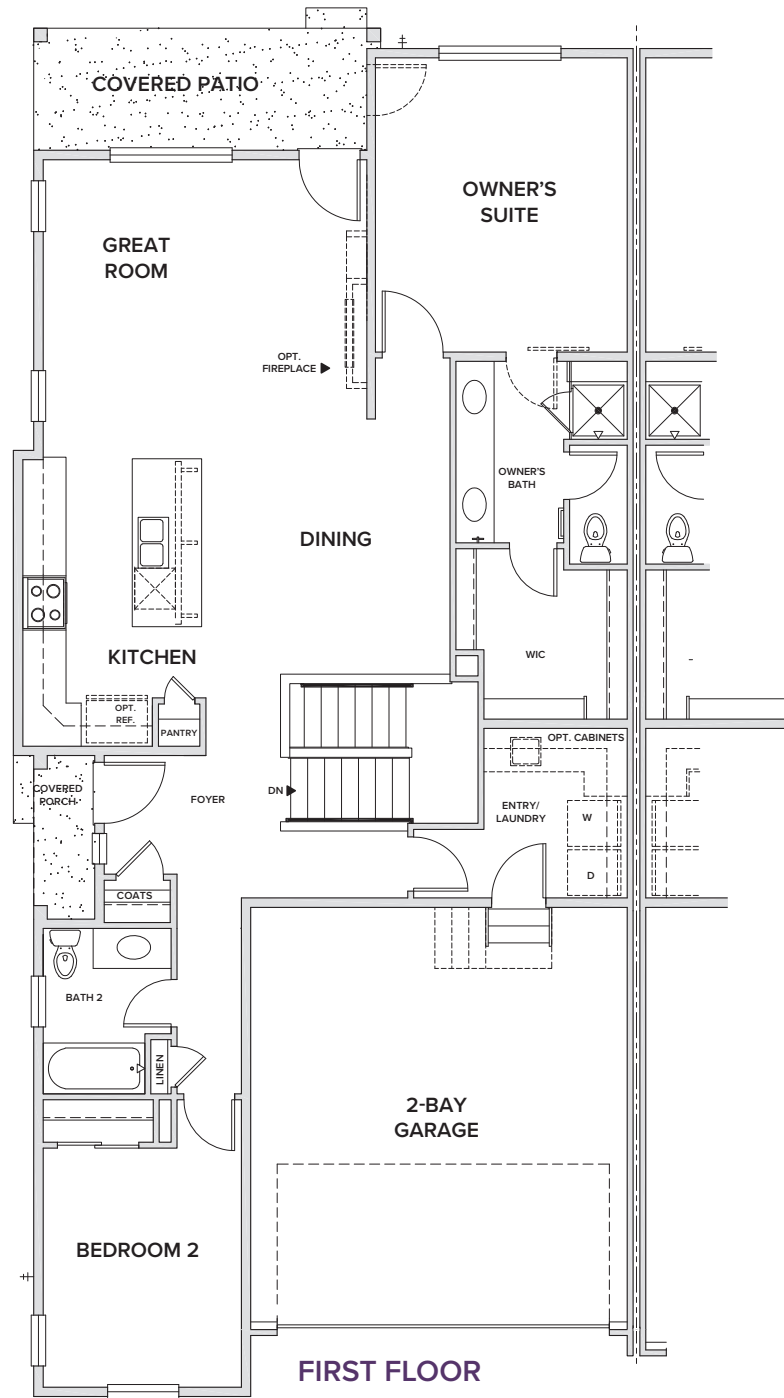




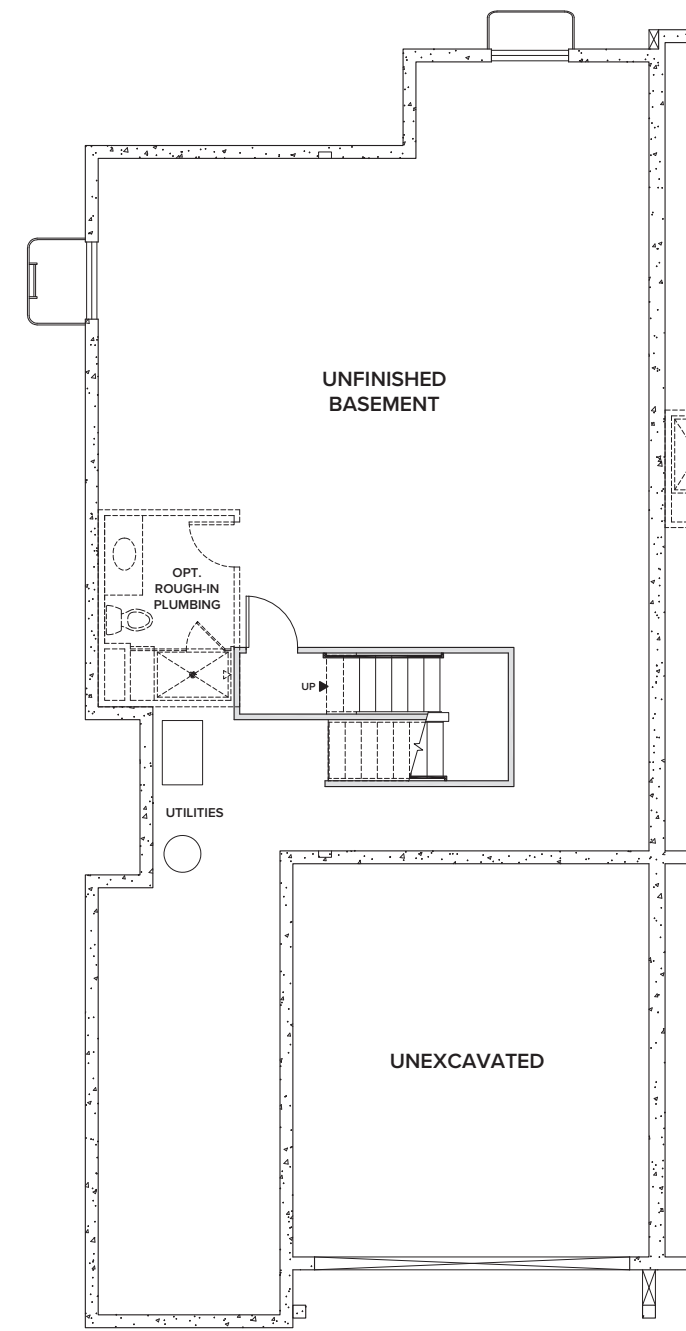
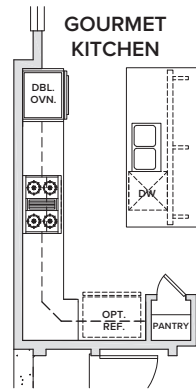
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# ESTES

APPROX. 1,534 - 2,337 SQ. FT. | PAIRED RANCH  
 2 - 3 BEDROOMS | 2 - 3 BATHROOMS | 2 BAY GARAGE

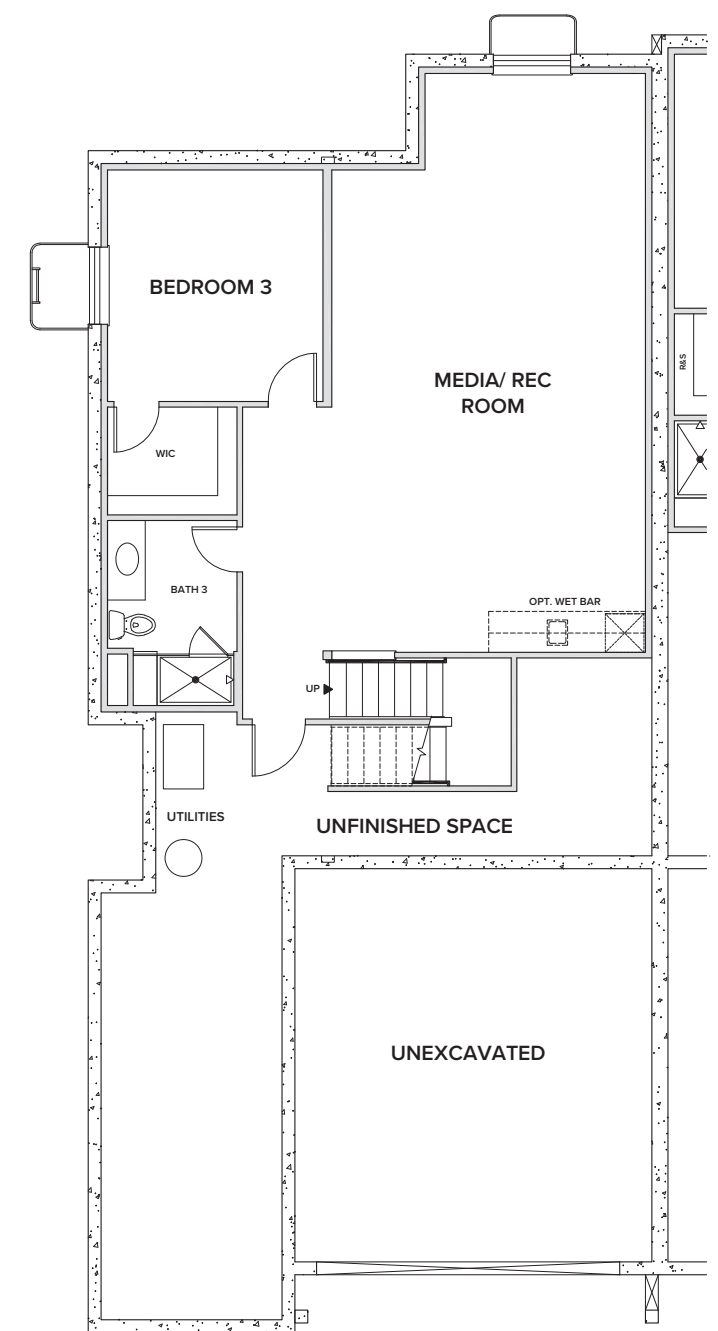


### OPTIONAL GOURMET KITCHEN



UNFINISHED BASEMENT

### OPTIONAL FINISHED BASEMENT



# PRELIMINARY

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