



TORTOLITA FOOTHILLS ESTATES

Quality construction

- Structurally Engineered Post Tension slab
- 2 x 6 Exterior Walls with 16" on Center
- Natural Gas Homes (where available)
- Pex Plumbing Throughout
- Structurally Engineered Roof Truss Systems

Energy Management

- High Efficiency 14 Seer Air Conditioning
- 50 Gallon Natural Gas Water Heater
- Dual Pane Low E Vinyl Windows
- R-38 Fiberglass Blown & Batt Insulation in Attic
- R-19 Fiberglass Batt Insulation in Walls
- Energy Efficient Natural Gas Furnace
- Natural Gas to Clothes Dryer
- Pre-plumbed for Soft Water Loop
- Pre-plumbed for Reverse Osmosis
- Recirculation Pump
- Programmable Thermostat

Home Automation

- Smart Box Network Enclosure
- Complete Security System
- CAT5 Enhanced Telephone Lines in All Bedrooms, Den, Kitchen, and Family Room Per Plan
- RG-6 Enhanced Cable Television in All Bedrooms, Den and Family Room Per Plan
- Pre-wire for 5 Speaker Surround Sound in Room of Your Choice
- Satellite Pre-wire

Quality Electrical Features

- Ceiling Fan with Light in 2 Rooms of Your Choice
- Ceiling Fan Prewire in All Bedrooms
- Decora Rocker Light Switches
- 200 Amp Electrical Panel
- Recessed LED Can Lighting Per Plan

Gourmet Kitchen

- 3CM Granite Countertops with 4" Granite Backsplash
- Designer Cabinets with 4 Color Options
- 42" Upper Cabinets with 2 ½" Crown Molding and 4 Roll Out Shelves
- Stainless Steel Undermount Sink with Pullout Spray Faucet
- Spacious Pantry Storage Per Plan
- 18 X 18" Tile Flooring Throughout Kitchen and Breakfast Area
- Pre-plumb for Automatic Ice Maker

Appliance Package

- All KitchenAid Stainless Steel Appliances:
 - 36" Cooktop
 - 36" Dual Speed Hood
 - 30" Convection Wall Oven
 - 30" Microwave Wall Oven
 - 24" Dishwasher

Elegant Master Bath

- Granite Vanity Tops with Double Undermount Sinks
- Executive Height Vanities
- Tile Shower Surrounds and Tub Decking Per Plan
- Walk in Shower Per Plan
- Picture Frame Mirrors at Vanity
- Brushed Nickel Faucets and Bath Accessories
- Elongated Toilet
- Walk in Closet

Secondary Baths

- Granite Countertops with Undermount Sinks
- Tile Tub/Shower Surrounds
- Brushed Nickel Faucets and Bath Accessories
- Elongated Toilets
- Executive Height Vanities

Exterior features

- 2 and 3 Car Garage Per Plan
- Rustic Garage Doors
- Pavers on Driveway and Walkway
- Covered Front Entries
- Covered Patio Per Plan
- Gas Stub for BBQ/Outdoor Kitchen
- Silica Sand Finish Exterior Stucco
- Choice of Exterior Paint Colors
- Insulated Panel Garage Doors
- Exterior Coach Lights
- Slump Block Wall at Back Yard

Other distinct features

- 8' Raised Panel Doors with Multiple Designs to Choose From
- Brushed Nickel Door Hardware Package and Kerf Jambs
- Brushed Nickel Light Fixture Package
- Carpet in Bedrooms, Closets and Den
- 18 x 18" Tile flooring in Entry, Kitchen, Breakfast Nook, Halls, Laundry, Master Bath and Secondary Baths, Great Room / Family Room
- Hand Textured Drywall with Rounded Corners

Features subject to change without notice