



KEYSTONE

H O M E S

Standard Features

FEES & SURVEYS

- Building Permit Fee
- City Architectural Review Fee (if applicable)
- Surveys Included: Boundary, Hub & Tack, Foundation, & Final

INSURANCE & WARRANTIES

- Builders Risk & Liability Insurance
- Builder Warranty – 2 years (Double Industry Standard)
- Bonded Builder Warranty – 10 years
- Roof Shingles – 30 year architectural
- A/C Compressor – 5 years
- Appliances – 1 year

SITE WORK

- Lot Preparation – up to \$3,900 allowance for clear, fill, and pad grade (10 loads of fill)
- Roadside culvert (if required) and finish grade
- 3,000PSI Fibermesh Concrete driveway & 4' walkway to entry
- Termite Bond – 1 year renewable
- Landscaping – \$5,000 allowance and designed by a Landscape Architect. Includes irrigation system.

FOUNDATION, WALLS & INSULATION

- Steel reinforced monolithic foundation
- Continuous concrete & steel tie beam
- Concrete block exterior walls
- Cementitious textured exterior walls w/ stone accents per plan
- Exterior walls to receive Loxon XP water resistant paint system
- Icynene spray foam insulation over living area
- Corefill 500 injected foam in the exterior walls
- Double pane insulated Low-E windows
- Solid surface window sills w/ baby howe accent
- Fiberglass insulated exterior doors

INTERIOR WALLS & CEILINGS

- Color selections with an interior decorator
- Interior walls to receive 1 coat of Prep-Rite 200 primer and one coat of environmentally friendly and Low VOC Progreen 200
- Orange peel walls & knockdown ceiling textures
- Ceiling heights & treatments per plan
- Decorative columns & niches per plan

A/C, PLUMBING, & ELECTRIC

- 15 seer Trane air conditioning system - With true air supplies and returns in each room
- Active Solar Water Heater System
- Moen Eva or Brantford Plumbing Fixtures
- \$1,000 light fixture allowance and builder selected fan/light kits for bedrooms
- Décor light switches
- Structured wiring package w/ 3 telephone outlets, 3 cable outlets, & 1 multi-media outlet
- Security system w/ 2 LCD Keypads and smoke detector monitoring w/ master battery back up
- Aqua pex water supply lines

APPLIANCES

- Kenmore smooth top Energy Star stainless steel range
- Kenmore stainless steel Energy Star dishwasher
- Kenmore stainless steel Energy Star vented microwave

CABINETS AND MILLWORK

- Design's Choice maple cabinets with plywood box construction
- 36" upper cabinets with crown molding and light shield trim accents with soft close hardware
- Dove tail constructed drawers with soft close hardware
- Granite counter tops w/ under mount sink in the kitchens
- Classique interior doors
- Kwik-Set hardware in your choice of finish
- 5/4" Beaded OG Baseboard, 2/4" baby howe casing
- 5/4" finger joint crown molding in all main living areas
- Mahogany stained wood shelving in the closets & pantry
- Granite counter tops with tile back splash

ROOFING

- Vinyl soffits and aluminum fascia
- 5/8" plywood decked storage trusses over garage
- Wind Load Engineered Roof System

FLOORING

- Carpet Allowance - \$15.00 per yard
- Extensive Tile in all wet areas

BATHROOMS

- Granite vanity tops
- Kohler under mount sinks
- Sterling dual flush water-saver toilets
- 60"x42" garden tub in the master bath
- 30"x42" mirrors over each sink w/ accent trim

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