

## FACTS & FEATURES

# PEACE OF MIND- TRAILSIDE

### THE PERSONALIZED TOUCH

- Homeowner Portfolio – we believe the home-owning process is so important, we wrote a book on it
- Personal Builder Program - Up to 4 homebuyer meetings with your Personal Builder during the construction process of your home
- Buyer/Home Introduction before closing with your Personal Builder to assure total Customer Satisfaction
- Final Home Buyer Meeting with your Warranty Service Representative after closing your home
- Every David Weekley Home comes with the opportunity to select from a list of special upgrades and options allowing you to further personalize your home to fit your lifestyle.

### KITCHEN

- Spacious kitchen designs with large islands or breakfast bars and pantries with deep shelving
- LED Flush Mount fixture for superior lighting (per plan)
- Pendant lights over Island Countertop (per plan)
- Cabinetry finished with spacious 42” uppers and choice of stain colors on Birch with a variety of wood species, stains and glazes available through our Custom Choice offerings
- Stainless steel GE kitchen appliances including gas range, microwave and dishwasher
- Granite slab countertop or Quartz with choice of colors
- Full Tile Backsplash
- 18-gauge stainless steel, double-bowl undermount sink with Moenchrome pull-out faucet
- 1/3 HP garbage disposal
- Ice maker connection for refrigerator

### INTERIOR

- LifeDesign architecture featuring special attention to SightLines, Room Placement, Traffic Patterns, Windows and Light, and Massing and Proportion
- 10' ceilings on main level, 9' ceilings in basement & bedroom levels (perplan)
- A choice of five professionally selected decorator paint colors
- Plush carpet in choice of colors with hypoallergenic pad
- Luxury Vinyl Plank flooring in Kitchen, Dining, Powder Bath and Entry areas (per plan)
- Tile flooring in Owner's Bath and Secondary Baths
- Vinyl flooring at Laundry
- Stylish brushed nickel designer light package
- Two-panel interior nickel doors highlighted with Schlage satin nickel levers
- Dual Port Cat 5e/RG6 Receptacle in Family/Great Room
- Ceiling fan in Family Room and Study
- Elegant pedestal sink and decorative oval mirror in powder room (per plan)
- Moen chrome faucets in all baths
- Posi-temp pressure balance valve in all showers
- Water-conserving Elongated toilets
- Load center with high voltage surge protection and lifetime breakers
- Combination carbon monoxide/smoke detectors with battery backup (quantity per plan)
- Rough-in plumbing in unfinished basement
- Tamper and weather-resistant receptacles providing added protection from electrical shocks and effects associated with wet locations
- Wood Shelving
- Air Conditioning Pre-wire

### OWNER'S RETREAT/ EN SUITE BATH

- Spacious and private Owner's Retreat
- Spacious walk-in closet
- Ceiling Fan
- Prewired with Cat-5e, data/phone port
- Prewired for cable TV combo outlet (1RG6 + 1 Cat-5e)
- Storage for linens (per plan)
- Comfort height vanity cabinets. Cabinetry finished with choice of stain colors on Birch; with a variety of wood species, stains and glazes available through our Custom Choice offerings
- Designer light fixtures in brushed nickel
- Oversized mirror
- Moen chrome faucets
- Clear, safety glass-enclosed shower with brushed nickel trim and ceramic tile surround
- Posi-temp pressure balance valve in shower
- Private water closet for toilet - per plan

### EXTERIOR

- Divided light windows on front elevations (per plan)
- Dimensional GAF shingles with 30-year manufacturer's limited warranty
- Beautiful elevations with Hardie fiber cement siding
- 2-car garage with a generous 16-foot-wide, 7-foot-high steel insulated door. Belt-driven, wifi-enabled door opener and exterior coach lighting (per plan)
- Professionally selected exterior paint palettes with body, trim and accent combinations
- Custom-painted front entry door with Schlage brushed nickel handle set
- Full Yard Landscaping to include irrigation and maintenance
- Full Rear Yard Fence

### WARRANTY/VALUED CONSTRUCTION TECHNIQUES

- 10-year Home Builder's Limited Warranty transferable upon sale of your home in the first 10 years
- 2-year warranty on portions of major mechanicals
- 1-year limited warranty on defects and workmanship
- Nailed, glued and screwed (tongue and groove) subflooring
- Sump pump included with finished basement

### WEEKLEY ENERGY SAVER

- R-21 batt unfaced insulation in exterior 2x6 walls
- Blown-in R-38 insulation in ceilings
- R-13 fiberglass batt insulation in basement (finished basement)
- OSB with full Dupont Tyvek house wrapped exteriors
- Engineered I-joist floor system
- Balanced home ventilation system
- DuroRock or Denshield for superior moisture resistance and durability in all shower and tub areas
- Safe, non-corrosive Uponor PEX plumbing system with 25-year manufacturer's warranty on pipes and fittings
- Energy-conserving liquid foam air infiltration package
- Ductwork and plenum sealed with hard cast mastic
- Jump ducts throughout to provide a path for return air
- Flashing at sills to provide a water resistant barrier at windows
- Energy-conserving sill seal around base plates to reduce air infiltration
- Energy Star qualified double-paned Low-E white vinyl thermal windows throughout
- Minimum 92% Efficient sealed combustion gas furnace
- Energy-efficient, Energy Star-qualified, Sealed Combustion Power Vented Tankless waterheater
- Honeywell programmable thermostat
- Low VOC paints
- Independent third-party performance verification inspections
- Active Radon Mitigation System



## SOME FACTS & FEATURES THAT WILL ADD TO YOUR PEACE OF MIND

If you like what you see in a David Weekley home, there's a lot you don't see that probably sets us apart. Since 1976, David Weekley Homes has built a solid reputation for award-winning Customer Satisfaction by continually striving for excellence in quality, choice, personal attention, and design. David Weekley Homes has taken what was once a homeowner's dream and made it a reality! What is it that makes David Weekley Homes stand out from all the rest? First let's start with the Personal Builder™ Program which allows homeowners up to four scheduled meetings with their Builder. It's also the thousands of Custom Choices™ available that complement and reflect the Customer's lifestyle and personal needs. David Weekley Homes has also dedicated an entire department to warranty issues, with a multi-level program that has become the model for our industry. And finally, once you have seen the award-winning designs and quality craftsmanship first-hand, you'll know why David Weekley homes command a higher resale value than their competition. As you no doubt are discovering, for peace of mind, you just can't beat David Weekley Homes.

## TRAILSIDE