



Your Dream. Your Life. Your Home!

Standard Features

Exterior

- Exceptional architectural designs including a mix of brick, stone and stucco
- Carriage style insulated metal garage doors with or without windows, stained exteriors and vinyl jamb seal per plan
- Oversized, stained knotty alder front door
- Emtek handle set on front door and exterior door dead bolt locks
- Bronze coated copper bay and cupolas per plan
- Custom stained and glazed or painted cedar shutters
- Wrought iron window boxes and railing per plan
- Aluminum crown on front gables per plan
- Brick trim detail around windows, doors and arched vents and garages
- Low-E vinyl windows and patio door with screens & grids on front of home per plan
- Organic shaped concrete patio- 200 square feet
- Exterior soffit lighting on front of home
- Gas line stubbed to patio area
- 8-10" aluminum fascia and full seamless rain gutters per plan
- Decorative address block
- Hand textured stucco
- 30 Year architectural shingles with dark colored roof flashing, flues and vents
- Vents and flues positioned away from the front of the house
- 1/2 horsepower garage door belt drive openers with 2 transmitters and keyless entry
- Foundation plaster

Kitchen

- Granite slab countertops in kitchen, laundry and all baths with choice of edges
- Undermount stainless steel double sink
- Knotty alder staggered height custom cabinets with choice of style, knobs and stained and glazed finishes and raised panel or beadboard ends
- Under cabinet lighting and molding
- Painted and glazed finishes on kitchen island, cook top, range hood
- Designer patterned full backsplash in tile or travertine
- Stainless steel Kitchenaid appliance package including double ovens, gas cook top, dishwasher, microwave
- Travertine, tile or hardwood floors
- 1/2 horsepower garbage disposal
- Water line plumbed to refrigerator

Master Suite

- Travertine or tile floors, shower and jetted tub deck, face and splash
- Decorative tile accents in shower and around tub
- Choice of Eva, Kingsley or Vestiges Moen bath fixtures
- Custom framed mirrors above double sink vanity
- 36" high master vanity with 2 sink cabinet pop outs and furniture legs
- White under mount cast iron sinks including 8 inch spread faucets with separate handles
- Separate master toilet room with elongated toilet
- 72" glass custom glass shower enclosure
- Walk-in master closet(s) with custom shelving
- Ceiling fan with vaulted ceiling per plan

LINNAEA BOWLES • (801) 376-1991

LinnaeaB@prudentialutah.com



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Finish Details

- Mud room stained cabinetry with bench, beadboard and hooks
- Custom alder stained fireplace mantle
- Mantle height cultured stone, travertine, slate or tile fireplace surround
- Heatilator 22000 BTU fireplace with logs and glass front
- Stained alder box newel post, open end stair caps and skirt boards
- Satin black metal balusters in decorative design
- Crown molding in living, formal dining, and study per plan
- Emtek oil rubbed bronze or satin nickel cortina door levers with choice of back plates
- Custom made wooden cold air returns
- Wood window sills
- All doors and windows trimmed with wood jamb and wood casing
- Finish carpentry with 3 1/4" casing and 5 1/2" base
- Choice of interior door styles
- Custom shelving in all closets
- Textured old world style walls and ceiling
- Oil rubbed bronze ball bearing door hinges

Flooring

- Handscraped, stained and finished hardwood in entry and/or kitchen
- Travertine, slate or tile in entry, kitchen, nook, mud room and baths
- Upgraded carpet with 8 lb. pad

Powder Bath

- Custom painted vanity cabinet
- Copper or white ceramic vessel sink
- Custom framed decorative mirror
- Patterned travertine or tile floor

Framing

- 9' basement and main floor walls with vaults, arches, niches and tray ceilings per plan
- Sheetrocked, painted and trimmed garages
- Large, low E vinyl windows
- Silent 11 7/8" TJI floor joist system
- Blown-in wall and attic insulation
- Rounded sheetrock corners
- Roughed in central vacuum system

Electrical

- Upgraded, generous lighting package
- Ceiling fans in family room and master bedroom
- Front exterior soffit lighting
- Two switched outlets in the eaves for holiday lighting
- Recessed can lighting per plan
- 4 line CAT 5E telephone wiring in all bedrooms, office and great room and kitchen
- Pre-wired for cable and satellite in office, family room and bedrooms with RG6 1" conduit from attic to basement for future electrical upgrades
- Decora light switches

Mechanical

- 13 Seer central air conditioning unit for each floor above grade
- Energy efficient gas furnace for each floor above grade
- Programmable thermostat for each floor above grade

Plumbing

- Copper or white ceramic vessel sink in powder room
- Moen bathroom fixtures-Kingsley, Vestige or Eva styles with choice of available finishes including oil rubbed bronze, wrought iron or satin nickel
- Kitchen and laundry pull out sprayer faucets
- Stainless steel under mount kitchen sink
- White cast iron tubs in bathrooms except master
- Posi-temp shower valves in all showers 2 hose bibs
- 2-40 gallon water heaters
- Sound proofing around drain lines
- Roughed in for water softener
- Laundry room sink

Baths

- Travertine or tile floors and tub/shower surrounds
- Granite countertops in all baths
- Custom framed decorative mirrors

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