



# COTTAGE GROVE

A COASTAL NEIGHBORHOOD

## INCLUDED FEATURES & UPGRADES

### INTERIOR FEATURES

- 10' Ceilings on First Floor, 9' on Second Floor
- Engineered Hardwood Flooring
- Quartz or Granite Countertops
- Subway Tile Kitchen Backsplash
- Frigidaire Pro Stainless Steel Appliances Including 36" Gas Cooktop, Wall Microwave, Vent Hood, Dishwasher, French Door Refrigerator
- Dry Bar with Wine Cooler (per plan)
- Shaker Style Soft-Close Cabinetry
- Smooth Finish Drywall
- Recessed LED Can Lights
- Tile Floors in Bathrooms and Laundry
- Tiled Shower in Master Bath with Two Shower Heads
- Kohler Bathtub Combos in Secondary Bedrooms
- Delta Ashlyn Series Plumbing Fixtures
- Framed Glass Mirrors in Bathrooms
- Solid Core Bedroom Doors
- Wood Closet & Pantry Shelving
- 3 Wall Paint Colors Allowed
- Prewire for Surround Sound in Living Room

### EXTERIOR FEATURES

- Gas Lantern on Front Porch
- Paver Driveway
- Concrete Sidewalks
- Brick Pavers on Porches
- Brick & Fiber Cement Siding
- Tongue-and-Groove Porch Ceilings
- 2 x 6 Framing on Exterior Walls
- Sound Control Insulation
- Insulated, Impact Resistant JELD-WEN Vinyl Windows
- Neuma Fiberglass Exterior Doors with Impact Resistant Glass
- Semi-Gloss Exterior Paint
- Metal Roof
- Natural Gas Stub for Grill
- Summer Kitchen (per plan)
- Irrigation System

### OPTIONAL UPGRADES

- Ask Your Agent About Optional Upgrades

### ENERGY & SAFETY FEATURES

- Electric Smoke & Carbon Monoxide Detectors
- Rinnai Natural Gas Tankless Water Heater
- Efficient Electric Heat Pump or Gas Furnace Where Applicable
- Two Coastal Carrier AC Units (per plan)