

Stage #1 Highlights:

- Rear and Side Upgrade
- Upgraded Linear Fireplace
- Smooth Ceiling (Main Floor, Second Floor)

Stage #2 Highlights:

- 4" Recessed LED Pot Lights on Dimmer Switch (Great Room/Breakfast, Dining Room, Main Floor Hall)
- Rough-In Light Centered Above Kitchen Island on a Separate Switch
- Garage Door Opener Outlet
- Flat Screen Ready Conduit above Fireplace
- Upgraded Stainless Steel Chimney Style Hood Fan
- Shower Pot Light (Ensuite, Bath 2)
- Rough-In Lights above vanity mirrors on a Separate Switch (Powder Room, Ensuite, Main Bath, Bath 2)
- Valance Lighting Under Kitchen Uppers
- CAT-6 (Great Room/Breakfast, all Bedrooms)
- Cable TV Outlet (Great Room/Breakfast, all Bedrooms)
- Stained To Match Oak Stairs with Upgraded Black Metal Pickets

Stage #3 Highlights:

- Valance Lighting Trim
- Upgraded Kitchen Cabinets
- Upgraded Kitchen Cabinet Hardware
- Deep Uppers above Refrigerator
- Air Conditioning
- Upgraded Kitchen Countertop
- Upgraded Kitchen Backsplash
- Upgraded Countertop (Ensuite)
- Upgraded Undermount Sink (Ensuite)
- Upgraded Interior Trim
- Upgraded Kitchen Faucet
- Upgraded Floor Tile (Foyer, Powder Room, Lower Landing, Laundry Room, Kitchen/Breakfast)
- Upgraded Engineered Hardwood (Main Floor, Second Floor Hall, Principal Bedroom)

Approximate retail value: \$93,700.00

Prices and specifications are subject to change without notice. All prices are approximate. E. & O. E. May 2023