



Little Palm Key

INCLUDED FEATURES

Cabinets & Countertops

- 36" Marsh Birch Cabinets in Kitchen
- Crown Molding and Hardware in Cabinets
- Granite Countertops in Kitchen- Standard Colors to choose from
- 34" Marsh Birch Vanity to Bathrooms
- Cultured Marble Vanity Tops & Bowls in Baths (Standard color choices)

Flooring & Tile

- Level 3 Carpet- 3 color choices
- 6 lb. Padding
- Karndean Design Luxury Flooring

Trim & Finishing Details

- 6 Panel Smooth Masonite Doors
- 2-1/4 casing & 3-1/4 baseboards
- 5-1/2" sill, window jams
- Quality Lever Door Handles (Satin Nickel)
- 2 coats of Flat Wall Paint (Standard Color)
- 2 coats of semi-gloss on woodwork (Standard Color)
- Ventilated shelving to all closets, pantries & linens
- R-15 Insulation Walls & R-30 Insulation Ceilings
- 14-1/2 Seer Forced Air Heating & Cooling
- Exterior Shower
- Pre-wire for cable & phone (6) total (PP)
- Smoke Detectors
- Ceiling Fans to Great Room & Master Bedroom
- Pre-wire Ceiling Fans to Bedrooms 2 & 3 (PP)
- Can lights in Kitchen (PP)
- 1 can light over Kitchen Sink
- 8' - 11' Flat or Cathedral Ceiling (PP)
- 1 Pc. Crown Molding inside Tray Ceiling (PP)

Quality Assurance

- 1) New Home Presentation
- 2) One year Builder's Warranty & 10 year Warranty with Bonded Builders
- 3) Manufacturer's Warranty on Appliances, Air Conditioner compressor
- 4) Fixtures & equipment

1 Block to the Beach-1/4 mile

Appliances

- Whirlpool Energy Star rated, White or Black
 - Glass Top Range
 - Over the Range Microwave
 - Dishwasher
 - 1/2 HP Disposal
 - 25 cu. ft. S x S Refrigerator

Plumbing & Fixtures

- Fister Avalon Chrome 8" wide spread Faucets
- Universal Stainless Steel Under Mount 50/50 split Kitchen Sink
- 50 Gl. Electric Hot Water Heater
- Cultured Marble Shower in Master Bath (only) (Standard Color Choices)
- Chrome Bath Hardware-24" Towel Bars, Towel Ring and Tissue Paper Holder
- White Fiberglass Tub/Shower in 2nd Bath
- Square Edge Mirrors over Bathroom Vanities
- Bathroom Fan/Light Combo
- Floor Outlet (PP location)

Exterior Finishes & Features

- Monolithic Slab on Grade
- 16' Wide Concrete Driveway to Curb
- TAEXX Built in Pest Control System
- Concrete Patios (PP)
- 4' Wide Sidewalks from Front to Driveway
- Carriage Style Garage Doors
- Garage Door Opener, Steel raised panel with 2 Remotes
- 30 year Architectural Shingle Roof
- 12" Overhangs
- Front Entry - fiberglass 6 panel Door
- Gutters at entry doors
- 2 Hose Bibs
- Underground Utilities
- Tyvek Flashing System
- Landscaping: Front, Side & Rear Yard Sod Foundation Trees & Shrubs
- Irrigation on Primary Tap
- Single-hung insulated Low E vinyl Windows With grills & screens
- Hardie Plank Siding
- Bermuda Shutters (PP)