

# THE PRESERVE AT THE FORUM

Grand Prairie, Texas

# STANDARD FEATURES

#### **Exterior Design**

- Custom architecturally designed elevations
- High quality 30 year architectural shingles Professionally engineered post tension foundation
- Kiln fired clay brick
- Low maintenance cement fiber board siding and fascia
- Covered patio (per plan)
- Custom address plaque
- Premium divided light windows on front elevation
- Weatherproof GFI electrical outlets front and rear
- Two Frost resistant hose bibs
- Lite front porch and back patio
- Raised panel fiberglass insulated front door with designer brushed nickel hardware with smart door lock
- Landscaping and fencing per City and HOA requirements
- Full sprinkler
- Full sod

### Gourmet Kitchen

- 42" flat panel kitchen cabinets with hidden hinges
- Name brand single lever faucet Base level granite or quartz counter tops with under mount sink .
- (based on availability and per package) Name brand base level stainless steel free standing gas range (if
- gas is applicable in neighborhood, if not smooth cook top) Space saver microwave above range
- Garbage disposal
- Name brand stainless steel dishwasher
- Pre-installed ice maker connection

# **Bedroom 1 Ensuite**

- Quartz vanity tops (based on availability)
- Decorative non framed mirror
- Oversized shower
- Stylish name brand chrome faucets
- Elongated commode
- Level 1 laminated wood plank flooring or ceramic tile flooring (based on availability and per package)

#### Secondary Bath

- Quartz vanity tops (based on availability)
- Decorative non framed mirror
- Level 1 tile tub surround
- Stylish name brand chrome faucets
- Elongated commode
- Level 1 laminated wood plank flooring or ceramic tile flooring (based on availability and per package)

#### Powder Bath

Pedestal sink with decorative mirror

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- Stylish name brand chrome faucets
- Flongated commode
- Level 1 laminated wood plank flooring or ceramic tile flooring (based on availability and per package)

#### **Distinctive Interiors**

- Name brand designer paint with gloss finish on trim and doors.
- Raised panel interior doors with designer lever handles
- Fiberglass or metal back door
- Base level carpet with 1/2" carpet pad
- Name brand vynil wood look flooring in family, kitchen, entries and hallway
- Security deadbolt locks on exterior doors
- Smoke detectors (per code) with battery back up
- Full size washer/dryer connections
- Utility room with shelf and rod & ceramic tile or laminated wood plank flooring (based on availability and per package)
- Ceiling fans in Bedroom 1, Family and Game room (per plan)
- Flush mount LED lights throughout

# **Energy Saving Features**

- Name brand energy efficient heating/cooling system
- Zoned heating/cooling
- Tankless Hot Water Heater
- Energy-saving programmable thermostats
- Insulation package includes R-19 exterior walls, R-49 blown in attic (R-19 for roof line slopes, garage ceilings and under living areas)
- Polysealant anti-draft protection at windows, doors & plate penetration
- Passive roof & soffit ventilation
- Weather stripping around exterior doors
- Energy efficient vinyl windows Bonus Features

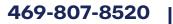
#### **Bonus Features**

- Smart home package
- Qolsvs\* Panel
- Skybell® Video Doorbell
- Amazon\* Echo Pop
- Learn in thermostat, door lock and light switch
- Kwikset® Smart Deadbolt with keypad
- Full Gutters

# **Optional Features For Purchase**

- Garage Door Opener
- 2 Inch PVC Blinds
- Washer / Dryer
- Refridgerator
- Additional upgrade options may be available, please see the community sales manager for full details.





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