



## HOMETOWN FEATURES

**Eastbrook Homes insists upon using only the finest quality materials in the construction of your home. We back our work with both a written warranty and an exacting quality control and service program to ensure that our construction standards lead the industry. Every Eastbrook home includes the following features:**

### EXTERIOR AND INTERIOR

- Written warranty and Eastbrook customer care program
- Insulated exterior doors with adjustable thresholds
- Decorative front entry handle set with deadbolt and interior hardware
- Jeld-Wen® Low E vinyl windows
- Cement board siding
- Classic Architectural Elevations
- Architectural shingles
- Carpeting at bedrooms
- Nine foot first floor with Ceiling Crown Molding at first floor
- Raised two-panel Cambridge interior doors and painted trim
- Three exterior ground fault outlets and two faucets
- Concrete walkway from front entrance to driveway and concrete driveway
- Master bedroom walk-in closet
- Decorative satin chrome lighting package
- Maintenance-free wire closet shelving
- Two RG6 television jacks
- Two "4-pair" Category 5 telephone jacks
- Drywall, trimmed and painted garage
- Two electrical outlets at garage
- 10 x 10 concrete patio
- Hardwood at kitchen, breakfast, living, foyer, dining and back entry area

### KITCHEN, BATH AND LAUNDRY

- Homecrest® recessed panel Oak or Maple cabinetry with wood toe kick (where plan specifies)
- Granite countertops at Kitchen w/ double bowl stainless steel undermount sink
- Granite counters at baths
- Multi-cycled stainless steel dishwasher
- Stainless steel electric stove and stainless steel microwave
- Garbage disposal
- Recessed light package in kitchen
- Chrome kitchen and bath faucets
- Choice of brass, brushed nickel, chrome or aged bronze towel bar and toilet tissue holder
- Decorative crown molding on kitchen cabinets
- Fiberglass tub/showers at secondary baths
- Ceramic tile floors at all baths
- 220 outlets for electric stove and dryer
- Ceramic tile shower at master bath- optional in other baths
- Glass Shower Door in Master Bath
- Conveniently located laundry area with tile floors
- Ceiling fan with light at master bedroom
- Ceiling fan at two-story great room (per plan)
- Ceiling fan pre-wire at all secondary bedrooms
- Pedestal sink in ½ bath

### QUALITY, ENERGY AND SECURITY

- R-38 ceiling insulation (where possible)
- R-13 fiberglass batt insulation within 2 x 4 exterior walls
- 7/16" exterior sheathing
- Energy Seal applied to exterior openings and exterior walls
- Energy Seal and insulation around windows and doors
- House wrap moisture barrier
- Continuous vented soffit, ridge vent and baffled truss bays
- Glued and screwed ¾" tongue-and- groove floor decking
- 200 amp electrical service with circuit breakers
- Digital thermostat
- Electrical outlet for future garage door opener
- Smoke detectors with battery back-up
- Privacy locks for bedroom and bathrooms
- Air to Air heat pump system
- Air Conditioning
- 50 gallon electric water heater
- Engineered floor system
- Landscape package for each home

**Signature:** \_\_\_\_\_

**Date:** \_\_\_\_/\_\_\_\_/\_\_\_\_

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