

# FEATHERGRASS

## PINNACLE STANDARD FEATURES



### THE GFO EXPERIENCE

- Experienced Interior Design consultation to bring your inspiration to life
- Newly designed floorplans designed for adapting to today's lifestyles by award-winning architects
- Collaboration with GFO Home's team of real estate professionals

### CHEF INSPIRED KITCHENS

- Reliable, high-quality stainless steel appliance package including built-in 36 in. gas cooktop, stainless steel vent hood, microwave, dishwasher and built-in electric oven
- Modern-looking stainless steel single bowl kitchen sink provides ample space for large pots and pans while having sleek lines
- Your personal selection of beautiful granite countertops with ceramic tile backsplash
- Decorative crown molding on kitchen cabinetry for a classic finishing touch
- Large walk-in pantry with deep shelving (per plan) for added storage and organization
- Oversized kitchen islands at the heart of friend and family gatherings.
- Elegant, clean-lined 42" designer cabinets with soft close doors and drawers for a smooth and quiet close every time
- Pre-installed connection for icemaker
- LED disk lighting (per plan) to create the optimal lighting

### LUXURIOUS PRIMARY SUITES & BATHS

- Spa-like primary bath with a relaxing freestanding tub & separate shower with ceramic tile surround, mud set tile floor, and frameless glass shower enclosure
- Delta satin nickel/stainless steel plumbing fixtures at primary bath and powder bath (per plan)
- Spacious, walk-in closets with seasonal closet rods at primary closet
- Double undermount sink bowls in primary bath and select secondary baths (per plan), and white pedestal sink in powder bathroom
- Elegant granite vanity tops in primary and secondary baths
- Elongated, soft-close commodes in all baths

### STRIKING EXTERIORS

- Professionally designed, architecturally unique exteriors with stone, stucco, and brick masonry on all 4 sides of home's first floor (per plan).
- Wide selection of exterior colors for endless combinations and a truly distinctive look
- Elegant 6-panel mahogany front door
- 3-car garage gives you plenty of space for cars, equipment and storage
- Insulated 8 ft. finished garage doors with remote controlled openers.
- Large covered rear patios with ceiling fan equipped with light kit and speed control, ideal for out-door living areas and enjoying time with family
- Coach light and address plaque at front of home for a finishing touch.
- Upgraded professional landscape package with premium shrubs (sizes vary), hardwood mulch and three 65 gallon trees
- Full sod and irrigation package for your front, side, and a generous portion of your backyard up to 50% of the lot, create lush spaces for pets, recreation and fun
- Architectural dimensional shingles

### SOPHISTICATED INTERIORS

- Thoughtfully designed floor plans and options allow personalization of your home
- Warm and elegant Revwood flooring at entry, formal dining, and study (per plan)
- Optional bonus rooms and various structural configurations available for flexible living (per plan)
- Impressive 8 ft. 6-panel Riverside-Style interior doors with textured finish on 1st floor of home
- Structured wiring package which includes: 20 in. networking panel, Cat6e wiring for data / phones and RG-6 cabling for TV in family room, Primary Bedroom, Study & Media Room (per plan) creates a seamlessly connected home
- Stylish Decora rocker light switches and outlets throughout
- Elegant 5 1/4 in. colonial baseboards and 4 in. door casing
- Luxurious 1/2 in. carpet pad creates comfort throughout your home
- Choice of wood or iron balusters at open-rail locations (per plan)
- Kwikset satin nickel door hardware throughout home adds a modern finishing touch
- Designer, low VOC paint in a variety of decorative color selections
- Hand-laid ceramic tile flooring in kitchen, utility, mud room, and all baths
- Blocking and wiring for future ceiling fans at all bedrooms and game rooms
- Brushed nickel ceiling fan with light kit and speed control at family room, primary bedroom, study, and patio (per plan)
- Brushed nickel Kichler light fixtures throughout

### SAFETY & ENERGY EFFICIENT FEATURES

- High efficiency propane tankless water heater for endless hot water that saves space and utility costs.
- High Efficiency 15.2 SEER2 air conditioning system with heat pump heating
- Digital programmable thermostat for temperature consistency
- On-site septic system on each homesite provides long-term, reliable energy efficient wastewater treatment for your home
- Safe, reliable and environmentally friendly 500 gallon propane tank on each homesite
- R-11 fiberglass batts in interior plumbing walls and R-13-19 (per plan) fiberglass batts in exterior walls
- R-38 insulation in all flat ceilings and R-22 in all sloped ceilings
- Smoke and carbon monoxide detectors with battery backup for continuous operation
- Halo Select Smart Lock & Keypad on all front doors for security, safety, and convenience
- Pre-plumbed for water softener system to allow for convenient future installation and improved water quality
- Professionally engineered framing techniques for structural integrity
- Weatherization measures around slab, windows, and exterior doors to reduce air infiltration into the home
- Vinyl Low-E double pane insulated windows lets light in but keeps heat out

Rev. 4.9.26

