



STANDARD BUILDING ALLOWANCE**

Plumbing

Master Dual Head Shower
Built-in Niche Master Shower
Under Mount Sinks
9" -10" Depth Under Mount Kitchen Sink or
Equivalent Moen Posi Temp Valves
Moen - Bradford, Eva, Caldwell, Align, Gibson lines
Kohler Archer, Wentworth, Cimarron Toilets
8" Spread Moen Faucets
Gas line ran to rear patio
Hot/Cold Water in Garage
Cold Water to Rear Patio
50 Gallon Direct Power Vent Hot Water Tank
1hp Or Higher Garbage Disposal
Air Switched Garage Disposal
Bath Fans in Every Bathroom, Up To 1.5 Scone in
Noise
20" Depth Kohler Secondary Bath Tubs or Equivalent
Drain in Garage
Rough Basement Plumbing of Bath, Bar and Drain
Exterior & Interior Drain Tile
PEX Anti-Microbial Water Piping

Electrical

30 Led DC Lighting
20 Lutron RA Dimmable Switches
Kitchen Under Mount Cabinet LED Lighting
Kitchen Top Mount Cabinet LED Lighting
Kitchen Toe Kick LED Lighting
OC Light Switch in Each Bath
Fan/Lights in Each Bedroom
Wired For Security and Automation
5.1 Surround Wired
2 iPad Stations Wired
5 Zones of Installed Stereo Speakers
3 USB Electrical Outlets
Invisible Under Mount Outlets
2 Soffit Outlets
3 Exterior Electrical Outlets
3 Electrical Outlets in Garage
Mantel Outlet
5 Exterior Coach Lights
1 Exterior Rear Spot Light

**Standards may be different based on
availability from vendors and/or
customers' selections

HVAC

Hi E Gas Carrier-HVAC
2- Zones Nest Controlled
Duct and pressure tested home
Vented Stove Hood/Microwave
Gravity Feed Radon Exhaust
Hi E Gas Carrier-HVAC

Hardware

Moen - Bradford, Eva, Caldwell, Align, Gibson lines

Flatwork

Smooth, Brushed, Swilled
Diamond Cut Patio

Cabinets and Countertops

Timber Lake mid-level selections
w/solid wood fronts & dovetailed drawers
A-K Grade - 1 1/4" Granite or Quartz countertop
equivalent in pricing

Trim and Finish

Semi Solid MDF Doors
7" MDF Base On 1st Floor Common Areas
5" MDF Base Bedrooms and Other Areas
Coffer Ceiling in Office/Living
3 1/4" MDF Casing
8' Door4homes.Com Wood Front Entry Door
Pella Proline Windows W/Jamb Extensions, Any Choice of
Color
Dutch Valley, Owens Corning, Cassi Da Sassi Cultured
Stone
Custom Mirrors in Master Bath
42" Ventless Gas Hi E Fireplace W/Remote & Blower
044" Premium - 4" Or 5" Double Siding
Exterior Composite Trim Around Garage, Front Door and
All Post
8' Hardbacked Insulated Garage Doors with Glass Top
Panels
Belt Driven 1 Hp Garage Door Openers with Wi-Fi Control
Insulated Garage and Basement Walls
Spray Foamed Sills
2"X6" Wood Framed Construction
35 Year GAF Dimensional Roofing Tile
4" Seamless Gutters and Down Spouts
Barn Beam or Equivalent Mantel
Hard Oak Second Floor Stair Treads
Metal or Wood Spindles/Knell Posts
Command Grade Laminate or Engineered Hardwood