

INCLUDED FEATURES



CONSTRUCTION FEATURES

Poured Concrete Basement Walls
Exterior Drain Tile System
Engineered Roof, Subfloor & Wall Sheathing
30 Year Architectural Shingles
CPVC Water Supply Lines
Brick Veneer Front First Floor to Grade
Individual Well & Septic

INTERIOR FEATURES

Full Unfinished Basement (Including Exterior Exit Door)
Custom Trim Package in Living & Dining Rooms

Six Panel Colonial Doors
Solid Oak Railings
Luxury Vinyl Plank Flooring in Foyer, Vinyl Flooring in Kitchen, Baths & Laundry Rooms. (Plan Specific)
Quality Wall-to-Wall Carpeting
Washer & Dryer Hook-ups with Outside Vent
Front Door Bell Chimes
Hard Wired Smoke Detectors
3 Location Phone Pre-wire
3 Location RG-6 Cable Pre-Wire
30

KITCHEN & BATH FEATURES

Stainless Steel Appliances
Uba Tuba Granite Kitchen Countertops w/ Eased Edge
Kitchen & Bath Cabinets
Base Cabinets with Roll Out Shelves (Plan Specific)
Stainless Steel, Double Bowl Sink
Moen Designer Plumbing Fixtures
25 Cu. Ft. Side by Side Frost Free Refrigerator with Icemaker
-Cleaning Electric Smooth-top Range
Range Hood Vented to Exterior
Four Cycle Clean Design Dishwasher
Garbage Disposal
Bathroom Cultured Marble Countertops
Decorative Mirror & Light Fixture

Three Piece Basement Bath Rough-in

ENERGY CONSCIOUS FEATURES

Energy Efficient 14 SEER Heat Pump with Air Conditioning
50 Gallon Electric Hot Water Heater w/Mixing Valve
Air Infiltration Membrane at the Top of all Foundation Walls
Attic Insulation= R-49 (Per Code)
Exterior Walls Insulation = R-20 (Per Code)
Basement Walls Insulation = R-11 (Per Code)
Overhangs Insulation = R-30 (Per Code)
Garage Ceilings Insulation = R-19 (Per Code)
Windows, Door stoops, Bottom Exterior Plates, Wire, Pipe & Mechanical Holes are Caulked or Foamed with Insulation.
Insulated Fiberglass Exterior Front Door w/ Weather Stripping

Efficient Attic Ventilation
Low E2 Windows with Argon Gas

Energy Efficient Bulbs
HVAC will have Programmable Thermostats

EXTERIOR FEATURES

Maintenance Free Vinyl Dutch Lap Siding
Maintenance Free Soffits & Fascia
Seeded Lawns
Side Load Garage (Plan Specific)
Front Lawn Landscaping Package (Plan Specific)

Asphalt Driveway
Decorative Lighting
Seamless Gutters and Downspouts
Painted Foundation to Match Siding
Maintenance Free, Vinyl Tilt-in Single-Hung Windows with Screens & Grids
Decorative Features Above Front Elevation Windows (Plan Specific)
Two Hose Bibs and Two Exterior Electrical Outlets
Mailbox (Community Specific)

TO CUSTOMER SATISFACTION INCLUDES

Pre Settlement Walk-Through Inspection
Exclusive Builders Limited Warranty
Ten Year Home Buyers Warranty
One Year Follow-Up Service Appointment
Individual Community Superintendents

Custom Design Center at Model
Personal Color / Floorplan Coordinator
Personal Home Site Orientation
Pre-Drywall Electrical/Low Voltage Orientation
Celebrating Over 30 Years Building Homes in Southern Maryland

**Construction materials and components continually are updated and subject to change, Marrick Properties reserves the right to make changes in features and specifications without prior notice or obligation. See your sales representative for additional information.02/22/21*

Purchaser(s) Initials