NORTHSTONE BUILDERS

Building Luxury℠

Included Features

1605 Pine Chase

Kitchen

- Cabinetry
  - Job-built solid plywood cabinet boxes
  - Solid wood manufactured drawers and cabinet fronts
  - "Soft close" cabinet door hinges and drawer glides
  - Full extension trash drawer
  - Under cabinet lighting in kitchen
  - White Oak-Stained Island
- 30" White Single Bowl Apron front sink
  - ½ HP Garbage Disposal
  - Culinary pull-out faucet with multiple finishes
- Natural Stone 2cm Quartzite Countertops with Full stone Backsplash at Kitchen and Dining
- Thermador Pro Series Appliance Package
  - Thermador 48" Gas Range Top (PCG486WD)
  - Thermador 30" Panel - Ready built-in refrigerator (T30IR905SP)
  - Thermador 30" Panel - Ready built-in freezer (T24IF905SP)
  - Thermador 24" Panel-Ready dishwasher (DWHD640EPR)
  - Thermador 30" Double Ovens (ME302WS)
- Additional Appliances
  - Whirlpool Built-In Microwave in Kitchen
  - KitchenAid 15" Ice Maker & Azure 24" Wine Cooler at Dining Room Bar
  - Azure 24" Beverage Fridge at Primary Suite Coffee Bar

Bathrooms

- Primary Bathroom:
  - 67" Freestanding tub
  - 3/8" frameless shower door
  - Full height tiled shower walls with built in shower seat
  - 2cm Marble Countertop
  - Double Showerheads with Handheld Sprayer
  - Luxe Gold Hardware & Plumbing Fixtures
  - Wall Sconces
- Powder Bath:
  - 2cm Marble Countertop
  - White Oak-Stained Vanity Cabinet
  - Wall Sconces
- Secondary Bathroom Details
  - Full Height tiled tub/shower walls
  - 2 cm Quartz countertop with 1-½ " laminated edge and undermount sinks
  - Matte Black Hardware & Plumbing Fixtures

Note: Included features are subject to change at any time without notice. In addition, Northstone Builders reserves the right to substitute any product with another of similar or better quality at any time before or during construction without notice.

Flooring

- 7-1/2″ wide engineered prefinished Opus Naples wood flooring throughout the entire home excluding 1st floor (guest bath and mudroom) and 2nd Floor (secondary bedroom/bathrooms, bonus room, utility and primary bath)
- Solid wood white oak stair treads
- Tile in the laundry & full bathrooms

Fixtures & Features

- Natural gas light fixture (s) at the front door
- Decorative light fixtures at Stairs, dining room, study and kitchen island
- Recessed LED lighting in kitchen, family room, game room and hallways
- Ceiling fans in all bedrooms, family room, game room and patio
- Prewired for speakers in family room, game room, primary bedroom, Patio and Study
- Prewired for security cameras at Front and Back Porch/Door, Front Yard and Driveway. Motion sensor and security keypads
- Outlets in baseboards

Interior Finishes

- All walls and ceilings painted with Sherwin Williams ProMar 200 flat paint; interior trim, doors, built-in shelving and cabinets painted with a Sherwin Williams oil based enamel
- 3-1/2″ door and window casing
- 8″ MDF Base trim
- Emtek hardware for all interior and exterior doors
- 8′ solid core interior doors

Structural & Exterior Features

- Black steel and glass panel front doors
- White Vinyl windows
- Garage Door with Liftmaster Opener and External Keypad
- Batt Insulation
- Paint Brick Exterior
- 5″ seamless aluminum gutters with a rectangular downspout
- First floor base ceiling height: 11′; second floor base ceiling height: 10′ with various ceiling treatments per plan
- Professionally engineered post tension foundation

Other

- 42″ Gas fireplace in Family Room
- 2 – 15.2 SEER Lennox HVAC systems with media air filters and Wi-Fi enabled thermostats
- 1 - Navien NPE-2 Series Tankless Gas Water Heater
- Garage interior finished with drywall, trim and paint
- Engineer Inspection at foundation and frame
- Insulation and HVAC rough inspection
- Elongation testing and inspection on foundation cable
- 1 year workmanship and materials warranty and 6-year structural warranty backed by Northstone and ACES Builder's Warranty

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