



ORCHID

PROPERTY DETAILS

2,583
SQUARE FEET

3
BEDROOMS

2.1
BATHROOMS

2
CAR GARAGE



FEATURES

CONSTRUCTION

- 5-year Limited Warranty
- 2" x 6" Exterior Wall Framing
- Engineered steel and/or laminate Supporting Beams
- 200 Amp Electrical System
- Pex Water Supplies & PVC Plumbing Drains
- Passive Radon Protection System
- Smoke & Carbon Monoxide Detectors
- Public Water, Sewer
- Propane Gas

EXTERIOR

- Architectural Shingles with Scotchgard
- Low Maintenance Mastic Siding with Cedar Accents
- Koltech Fiberglass Entry Door
- Paver Walkways & Step to Front Entrance
- 12' x 16' Paver Patio
- Shrub & Mulch at Foundation
- Lawn Irrigation System
- Two Exterior Frost-Free Faucets, one in garage and one in rear

INTERIOR

- 9' Ceilings on First Floor
- 8' Ceilings on Second Floor
- 4" Red Oak Hardwood in First Floor Primary Areas and Second Floor Hall
- One Ethernet wire outlet on each finished level
- Standalone Dehumidifier in Lower Level
- Whole House Surge Protection
- Gas Fireplace

Note: The features are subject to change without notice. Contact us for clarification and status of any features in the list above.

BATHS

- Oversized Tiled Shower in Primary Bath
- Oversized Low Maintenance Shower/Tub Combination in Main Bath
- Gerber Maxwell Pedestal Sink in Powder Room
- Stone Counter Tops in Main and Primary Bath

KITCHEN

- Large Center Island
- Custom Cabinetry
- Stainless steel, Single Bowl Sink
- Stone Countertops

ENERGY EFFICIENCY

- Koltech Double-Hung Energy Star Windows Low-E Windows
- R-49 Fiberglass Insulation in Ceilings
- R-21 Fiberglass Insulation in Exterior Walls
- R-19 Fiberglass Insulation in Garage Walls
- R-11 Noise and Vibration Barrier for Laundry Room & Bathroom Walls
- R-10 Styrofoam Sheet Insulation in Basement Walls
- Heil 96+% Efficiency Warm Air Combined with Central A/C Furnace
- 2 Stage Condenser Heil 16 SEER High Efficiency Central Air Conditioning
- Programmable Thermostats in Each Zone
- 98% Navien Tankless Water Heater with Circulator Loop



Artist's Rendering. The rendering/floor plans and photos may not reflect the exact features, colors, or dimensions of the house and may be shown with extra cost options. All dimensions are approximate and subject to change. Please consult with our Sales Representative for actual specifications.