



You Get *More* at Riedman

## INCLUDED FEATURES

### Exterior Features

- VWD Premium white vinyl, double-hung, insulated, Low-E argon gas, 3mm double strength glass windows , with screens and integrated grilles on front elevation, per plan
- Certainteed® architectural roof shingles in choice of colors
- Certainteed® Wolverine Encore™ low- maintenance vinyl siding with lifetime warranty in choice of colors
- Therma-Tru® Smooth Star (paint grade) six-panel insulated front door and Ply-Gem® (sliding) or Therma-Tru® (hinged) patio doors
- Customized exterior with choice of one (1) trim color and one (1) front door color
- 12-course block foundation walls
- Basement egress window
- Wrap-N-Drain basement with spray applied waterproof membrane
- Certainteed® Form-A-Drain® foundation surround
- Steel basement beams sized per plan
- 2x6 exterior and 2x4 interior stud walls, 24" on center 9' first floor ceiling height
- Truss roof construction
- 7/16" OSB roof and wall sheathing
- Floor joist per plan with 3/4" Dri-Guard™ tongue-and-groove subfloor, glued and nailed

- Submersible sump pump in basement
- Steel overhead garage door with opener
- 200 amp electrical service
- Two (2) frost-free hose bibs
- Two (2) exterior electrical outlets

### Interior Features

- 95.5% High-Efficiency YORK® gas furnace
- YORK® central air conditioning
- 40-gallon power vent gas hot water tank (13 SEER)
- R-19 faced fiberglass batt insulation in all exterior walls, specific to the home design to meet requirements for energy code
- R-19 faced fiberglass insulation on interior of all basement walls, specific to the home design to meet requirements for energy code
- R-38 faced fiberglass batt and blown insulation in ceilings, specific to the home design to meet requirements for energy code
- 6-panel HC colonial doors with brushed nickel hardware.
- Carpeted stairs with oak railing & balusters
- MDF 5-1/4" colonial baseboard trim with shoe molding (painted to match) with all flooring surfaces except carpet

## INCLUDED FEATURES

### CONTINUED

- MDF 2-1/4" casings on doors & windows with extension jambs
- Shaw® plush wall-to-wall carpeting with 6-lb cushion in great room, dens and bedrooms
- Armstrong® Oak 2-1/4" wide by 3/4" thick hardwood flooring in foyer, front hall, kitchen, breakfast and dining areas
- Tile floors in baths, laundry rooms and mudroom
- Sherwin Williams one selected color washable flat paint with white semi-gloss trim. (Dark colors will be an additional charge)
- Knock down ceilings throughout
- Four total openings for cable or phone
- Included lighting package or \$1,500 lighting allowance
- 8 LED recessed lights with 2 light switches
- 3 pendent light openings in kitchen
- Center ceiling light openings in all bedrooms and den. Fixtures not included.
- Electric smoke alarms with battery back-up
- Professional cleaning prior to closing

### Kitchen

- Maple recessed square flat-panel standard overlay cabinetry with choice of stain and hardware
- Crown moulding on upper wall cabinets
- 8" deep stainless steel double bowl sink with Delta single lever pullout faucet in chrome finish
- Quartz or granite countertops
- Direct vent microwave and dishwasher in black, white or stainless
- InSinkErator® 1/2 HP garbage disposal
- Waterline for refrigerator included

### Baths

- Maple recessed square flat-panel standard overlay cabinetry with choice of stain and hardware
- Bath vanities per plan
- Quartz countertops in master and second bath
- Delta center set chrome faucet
- Chrome or brushed nickel accessories
- Master bath shower: fiberglass base with tile surround and framed glass door
- Pedestal sink in powder room
- Second bath: 5' one-piece white fiberglass tub/shower with curtain rod
- Delta tub/shower valve with chrome finish

### Additional Included Features

- Starter lawn (hand or manual seeded with straw or straw mat) over native soil
- Driveway with 2" asphalt binder course, 18' wide over 6" stone base
- Pre-cast concrete walkway from driveway to front door
- Mailbox
- Additional options available for personalization
- Complimentary scheduled appointments with our interior designer at our exclusive Design Studio in Victor, NY
- Unlimited access to our exclusive ONLINE Design Studio