

# *Andorra - Features*

## *Community Features*

- ◆ Recreation Center with gourmet kitchen
- ◆ Fitness Center featuring Life Fitness equipment
- ◆ Large lap pool and expanded spa
- ◆ Gated entrances to community
- ◆ Close to shopping and schools

## *Attractive Interiors*

- ◆ Bullnose corners throughout
- ◆ Handset ceramic tile entry
- ◆ Satin nickel lever handlesets throughout
- ◆ Family room with wood burning fireplace
- ◆ Stained wood handrail with paint-grade balusters
- ◆ Contemporary recessed lighting
- ◆ Designer-selected light fixtures
- ◆ Spacious interior laundry area
- ◆ Decora white rocker-style switches throughout
- ◆ Cat5e phone outlet in all bedrooms and kitchen
- ◆ RG6 cable outlet in all bedrooms and living room
- ◆ Pre-wired for security system
- ◆ Pre-wired for surround sound in living room

## *Gourmet Kitchens*

- ◆ Beech frameless cabinetry in choice of six stain colors
- ◆ Granite slab countertops in choice of three colors
- ◆ Stainless steel Whirlpool appliances:
  - ◆ 30" gas range
  - ◆ Microwave/hood combo
  - ◆ 5-cycle Energy Star dishwasher

## *Master Suite Elegance*

- ◆ Spacious walk-in closets
- ◆ Beech frameless cabinetry in choice of six stain colors
- ◆ Cultured marble countertops
- ◆ Moen plumbing fixtures

## *Distinctive Exteriors*

- ◆ Designer-selected exterior color schemes
- ◆ Thru-color concrete tile roof
- ◆ Post-tensioned foundation system
- ◆ Attached 2-car garage with opener and two transmitters
- ◆ Rear and side yard fencing
- ◆ Gas stub for BBQ

## *Energy-Efficient Features*

- ◆ Dual-glazed vinyl windows throughout
- ◆ Fully insulated exterior walls and ceiling at living areas
- ◆ Gas forced-air heating with setback thermostat
- ◆ 50-gallon energy-efficient water heater
- ◆ Heat-saving glass fireplace doors
- ◆ Water-saving plumbing fixtures throughout
- ◆ Dual power source smoke detectors in all bedrooms
- ◆ Temperature balancing shower valves
- ◆ Energy efficient dishwasher

## *Design Center*

We are pleased to offer a wide variety of options and upgrades through our Design Center, where our design team is available to help you customize your home with:

- ◆ a vast array of flooring and countertop choices
- ◆ distinctive window coverings
- ◆ numerous cabinetry selections
- ◆ security systems
- ◆ appliance upgrades
- ◆ lighting options
- ◆ upgraded interior door styles
- ◆ mirrored wardrobe doors
- ◆ tub/shower enclosures
- ◆ garage floor coating
- ◆ and much more ...

*All specifications subject to change without notice*