



**BUFFINGTON HOMES**



## Villas at University Park - Links Series

### Standard Features

Effective 11/09/17

#### Quality Design

- Post-Tension Reinforced Engineered Slab
- Engineered Roof Trusses
- Professionally Engineered Web Floor Truss System
- All Wall Framing 16" On-Center
- 10-Year Structural Limited Warranty

#### Interior Features

- Level 1 Ceramic Floor Tile Laid Straight at Entry, Kitchen, Breakfast, Utility, Powder, Master Bath & Secondary Bath.
- Low VOC Flat Interior Latex Wall Paint and Semi-Gloss Enamel Trim
- Rounded Sheetrock Corners (excluding Windows)
- Blocked for Ceiling Fans in the Family Room, Bedrooms, and Gameroom
- Wired for Ceiling Fans in the Master Bedroom and Family Room.
- Low Voltage Power Line Run From the Structured Wiring Enclosure to the Keypad Locations for Future Wireless Security System. Window Contact Sensors are not included but are available as an option
- Z-Wave Home Automation Hub is included and will be provided after closing when internet connectivity is available
- 14" Structured Wiring Enclosure with (1) Cat5e, (1) Rg6 Quad Coax, (1) 16/2 Low Voltage Wire Run to Service Location.
- (1) Cat5e at Kitchen. Additional Outlets Available as an Option.
- Includes (1) Rg6 Quad Coax, (1) Cat5e at Family Room, Master Bedroom, Gameroom and Media Room, Where Applicable Per Plan.
- Includes (1) Cat5e, (1) Cat6, (1) Rg6 Quad Coax at Study and Flex Rooms Per Plan
- (1) Cat6 at Computer Desk Locations Per Plan
- Media Rooms, Per Plan, Includes 5.1 Surround Sound Prewire With (4) "Contractor" Speakers, 5.1 Speaker Binding Posts (Center Channel and Subwoofer Pre-Wired Only).
- Level 1 Nickel Finish Light Fixtures
- Raised Panel Interior Doors with Satin Nickel Door Knobs
- Dead Bolt and Keyed Door Knob at Front Entry Door
- Sheetrock Half Walls with Wood Cap at Stairs

#### Powder Room

- Pedestal Sink with Moen Chrome Faucet
- White Elongated Commode

#### Master Bath Suite

- Walk-In Shower with 42 x 60 White Acrylic Pan and Level 1 Tile Surround Laid Straight.
- 1.6cm White Corian Countertop with Square Edge and Single Rectangular Porcelain Undermount Sink

- Moen Chateau Chrome Faucets with Chrome Bath Accessories
- 42" Height Mirrors with Polished Edge, Per Plan
- White Elongated Commode
- Obscure Window, Per Plan

#### Exterior Features

- Professionally Designed Exterior Schemes – Front and 1st Floor Sides Masonry, Per Plan
- Cast Stone Address Blocks
- Professionally Landscaped Yard which includes Shrubs, Sod at front and side yards to fence/rocks, and 3" Caliper Trees - Number, Species, and Location per Site Development Permit
- Weather Resistant Electric Outlets at Front and Rear
- 2 Exterior Water Faucets per Plan
- 6-8 Raised 6 Panel Painted Fiberglass Front Door
- 6-8 Full-Lite Metal Rear Door
- 6' Wood Privacy Fence with 1 Gate. Fence Stained with PPG Avocado Stain
- 30-Year Limited Warranty Shingles
- Insulated Garage Door with Window Inserts
- 3x3 Uncovered Flatwork Stoop at Rear Door, per Plan

#### Kitchen

- Level 1 Gas Whirlpool Black Appliance Package
- Moen Integra Chrome Faucet with Pull-Out Spout
- Level A Island, Per Plan
- 8" Deep Stainless Steel Sink
- 1/2 HP Disposal
- Level 1 Kent Moore Poplar Cabinets with 30" Uppers, Standard Crown Molding, and Square Flat Paneled Doors.
- Level 1 White Corian Countertops with Level 1 Ceramic Tile Backsplash on Diagonal
- Recessed Can Light Package, Per Plan, With BR30 LED Lamps

#### Energy Efficiency and Technology

- Radiant Barrier Roof Decking
- Vinyl Windows with Low E Glass and Tan Frames with Tilt-in Sash
- 14.0 SEER Air Conditioning System with R-8 Ducts
- Programmable Thermostat at First Floor
- R-13 Insulation in all Exterior Walls (excluding Garage)
- R-38 Insulation in Attic (R-19 in Sloped Ceiling)
- 100% of All Bulbs are LED, Except Fluorescent Lighting Areas
- One 50 Gallon Gas Water Heater for up to 2 1/2 Baths and Two 50 Gallon Gas Water Heaters for 3 or more Baths
- Prewire for Garage Door Opener
- 1.28 Gallon Flush Commodes

PLEASE NOTE: Features, brands and products may be substituted or changed due to supply limitations, changes to building codes or design changes without notice.

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FOR MORE INFORMATION CONTACT:

