



# THE WICKS

— AT THE VINTAGE CLUB —

## INCLUDED FEATURES

### STRUCTURAL

2x4 or 2x6 wood frame walls with OSB wall sheathing  
3000 psi gypsum concrete floors  
Pre-engineered wood truss roof system with 5/8" OSB roof sheathing  
Otis Gen2 traction elevator from garage to 3rd floor

### EXTERIOR

Painted fiber cement board & Boral exterior trim  
Brick and Rockcast exterior  
Exterior architectural details including columns and painted Boral trim  
Stained bead board porch ceilings, per plan  
Colored concrete patios & balconies  
Porcelain Pavers at 3rd floor terraces  
Gas line at balconies and patios for Owner's gas grill

### INSULATION & ENERGY

R-19 exterior wall rating  
R-11 doubled at unit separation walls  
R-11 interior floor rating  
Air infiltration package includes sill sealer and caulking of electric and utility service lines  
Tyvar or equivalent building wrap

### ACOUSTICS

Wall sound insulation system between units consists of R-11 sound batts (doubled)  
Floor sound insulation system between levels consists of 3/4" Keene Quiet Qurl 65/075 RF MT sound mat with 1 1/2" of Gypsum Concrete  
Genie Clip sound dampening hat channels and RC-1 resilient channels at drywall locations

### DOORS & WINDOWS

8' Raised 2-panel prefinished solid red oak entry door with satin nickel Kwikset hardware, door viewer & Kwikset 915 electronic deadbolt  
Kwikset Tustin satin nickel interior lever hardware  
Single hung Andersen 100 Series windows with low E glass, wood trim and window grids between the glass, per plan  
Screens included on operable windows  
8' Full lite hinged glass doors at balconies & patios

### INTERIORS

10' smooth drywall ceilings  
Freedom Rail shelving in all Master walk in closets  
Generous vinyl coated closet shelving  
Variety of interior wall Porter designer paint colors, white ceilings with white interior painted trim

### INTERIOR TRIM

2, 4 or 6-raised panel solid core 8' interior doors  
Deep profile 3-1/2" door & window casing with 5-1/4" base trim throughout  
Wood jambs and sills at windows

### FLOORING

Turlington hardwood in Entry, Kitchen, Living Room, Dining Room & Powder Room  
Simple Times, Pinpoint, Capstone or Prestige Point carpet on 1/2" 8 lb. pad  
12 x 12 ceramic tile floor in Laundry Room & all full baths

### KITCHEN

Aspect Square, raised maple, solid wood cabinetry doors with dovetail drawer joints, veneer end panels and soft close drawer guides  
Quartz Level 1 or Granite Level A, B, C counter tops with choice of 5 - 16 gauge stainless undermount sinks  
Moen Align, Brantford or Camerist stainless faucet with pull-out sprayer  
Bosch 30" stainless electric slide-in range HEI8054U or 30" stainless gas slide-in range HGI8054UC  
Bosch 24" 800 Series stainless drawer microwave HMD8451UC  
Bosch 24" 500 Series stainless bar handle dishwasher SHXM65W55N  
Bosch 30" 300 Series stainless pyramid canopy chimney hood HCP30651UC or 30" 800 Series stainless undercabinet hood DPH30652UC  
\$1500 ceramic tile backsplash allowance  
Multiple options & upgrades available including Sub Zero & Wolf appliances

### LAUNDRY

Aspect Thermafoil Alpine base cabinets, per plan  
Laminate counter top with beveled edge  
Counter mounted sink in base cabinet with Moen faucet

### BATHROOM

Aspect Square, raised vanities with Quartz Level 1 or Granite Level A, B, C countertops, porcelain undermount bowls and Moen Eva, Glyde or Brantford chrome faucet  
Master bath 12x12 ceramic tile shower with seat, clear glass door with chrome trim, per plan  
Elongated white comfort height commode  
Porcelain on steel tub/shower in full bath with curved curtain rod and 12x12 ceramic tile surround  
Moen Eva, Glyde or Brantford chrome accessories

### CONTINUED ON REVERSE SIDE OF PAGE





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## INCLUDED FEATURES CONTINUED

### **MECHANICAL SYSTEMS**

Bryant 14 Seer High Efficiency heat pump with Bryant Model 214 furnace pump  
40 gallon electric water heater with expansion tank and overflow drain pan  
NEST Learning Programmable Thermostat

### **ELECTRICAL**

\$2,500 Lighting allowance for interior fixtures  
200 amp electrical service  
White rocker switches and outlets  
Undercabinet lighting, per plan  
Prewire for fan/light on all balconies, patios & terraces

### **TV, PHONE & SECURITY**

1 phone jack (CAT 5)  
4 TV & data jacks (CAT 5)  
Prewire for Smart Home capabilities & security system  
NEST Learning Programmable Thermostat  
Voice & Video Communication from unit video monitor/ keypad or smart phone to all main entrances to building  
Tenant keyfob access to all exterior doors and garage level access doors  
Roll down garage door with vehicle transmitter

### **CLIENT SERVICES | WARRANTY**

Selections Customization Process  
New Home Presentation  
60-Day Follow Up  
1-Year Service  
2-Year Warranty on mechanicals



LIFE IN A WHOLE NEW LIGHT

FEATURES ARE SUBJECT TO CHANGE BY BUILDER AT ANY TIME. AUGUST 2018