



# Lot 70E

## PACIFICA INTERIOR UNIT

### MOVE IN READY IN 90 DAYS

## ONE-OF-A-KIND EXTERIORS

- Architecturally unique exteriors crafted with James Hardie board, oversized modern windows throughout
- Asphalt driveways with concrete steps, and fully sodded yards
- Includes custom designer-selected exterior lighting fixtures and pot lights
- Rear covered deck with aluminum railings and pressure treated privacy screen
- Single Car Garage

## MODERN LUXURY INTERIORS

- 9' ceiling throughout
- 8' doors throughout main floor.
- 6" engineered hardwood floors throughout main living spaces
- Cozy carpeted bedrooms with upgraded under pad for maximum comfort
- Contemporary Silvergate 5" baseboards
- Stunning 42" electric fireplace with designer bump out
- Cozy carpet treads stairs with designer pickets
- Cold Room with sump pump in basement
- Central Vacuum Rough-in

## SLEEK GOURMET KITCHENS

- Customized kitchen cabinetry in maple oak, or laminate finishes, 36" upper cabinets, extra storage, stainless steel hood fan & more!
- Soft close doors and full extension drawers throughout
- Eat-in Island with quartz countertop
- Double bowl undermount stainless steel sink with Single handle pull down Moen Faucet
- Rough-in for undercabinet lighting
- USB in island
- Gas line for stove
- Fridge waterline



**Proposed Selections.**

## SPA INSPIRED BATHROOMS

- Luxe glass and tile walk-in shower with Moen hand shower on slide bar and built in 12" x 24" niche
- Customized cabinetry in selection of laminate finishes
- Spacious vanity layouts in Main Bath & Ensuite with Modern Moen Rizon Faucets
- Custom floating vanity mirror
- 3 piece rough-in included in basement

## ELECTRICAL & SMART HOME

- LED pot lights throughout
- LED Shower pot light in Ensuite and Main Bath
- Exterior pot lights and light fixtures as per plan
- TV height outlet in Great Room
- Rough-in for future ceiling fan on rear deck