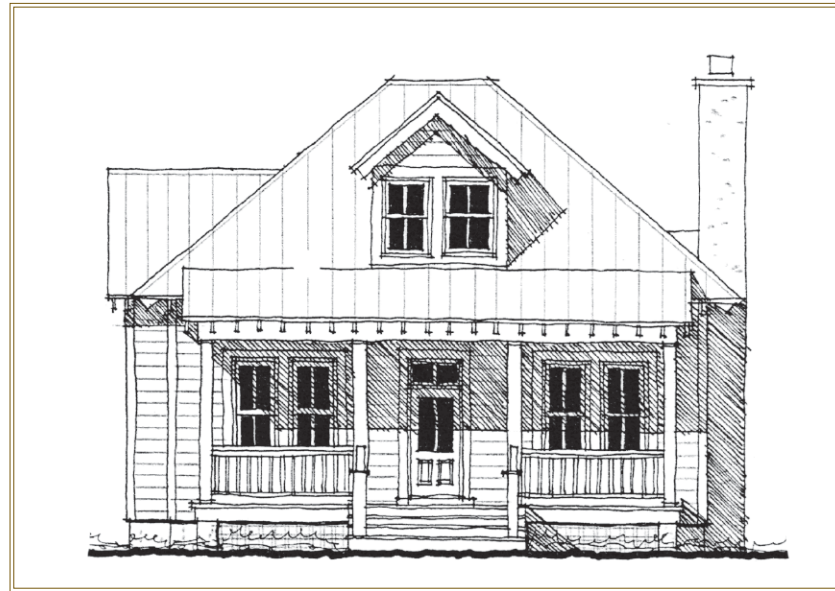


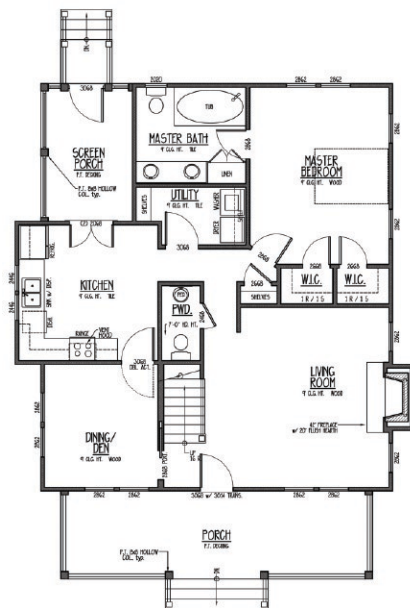
RUSKIN SQUARE

THE WESTBERRY

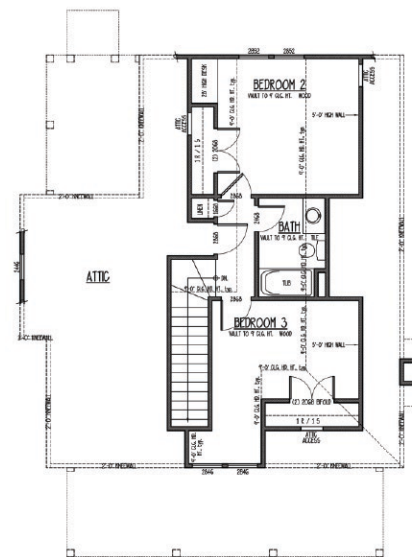
3 Bedroom, 2.5 Bath
 (approx. +/- 1520 sq. ft.)
 was \$324,900 (Save \$35,000)
NOW \$289,900



front elevation



Level 1



Level 2

Room Sizes

Master Bedroom (12'-8" x 15'), Bedroom 2 (12' x 12'-4"), Bedroom 3 (12'-4" x 10'-4")
 Kitchen (12'-4" x 12'), Dining Room (10' x 11'), Living Room (16' x 16')

Builder: Rome Construction

Advertised price reflects lot choice 75, 76, 77 or 78.
 Add 2-car rear entry garage: \$21,200
 Prices subject to change without notice.

HOLLINGSWORTH PARK
 —VERDAE—

Verdae Development, Inc. 

RUSKIN SQUARE
AT HOLLINGSWORTH PARK
General Building Specifications

General

- Premium landscape package with irrigation system
- Paved patio for courtyard
- 10' ceilings first floor
- 9' ceilings second floor
- Tankless hot water heater
- Advanced framing techniques
- Engineered floor systems
- Advanced air sealing package
- Advanced Insulation package
- Coffered ceilings in Living and Dining room
- Tray ceiling in master bedroom

Roof

- 30-year architectural shingles

Porches

- Decorative columns and rails to plan
- Treated 4" tongue and groove flooring for first floor
- Bead board ceilings
- Ceiling fans to plan

Siding and Trim

- Hardiplank smooth siding
- Miratec window and door trim
- Windows: High quality vinyl clad exterior and wood interior windows
- Windows wrapped with waterproof membrane

Exterior Doors

- All doors to be premium smooth fiberglass with appropriate glazing per location
- Satin nickel door hardware (all keyed alike)

Electrical

- 6" recessed can lights to plan
- Pre-wired for phone, cable, and internet
- Pre-wired for security system
- Speaker pre-wire to kitchen and master bedroom
- Surround sound pre-wire for living room
- 200 amp service
- Custom lighting package
- All bedrooms to have ceiling fan with light

HVAC

- High efficiency heat pumps
- 410-A refrigerant
- Sealed duct work

Plumbing

- All sink, tub, and shower faucets to be Moen
- All tub/shower units to be white fiberglass
- Main water shut-off valve to be installed inside the home
- All fixtures to have satin nickel finish
- Kitchen sink to be stainless steel
- All water closets to be white and elongated

Interior Trim

- Two piece crown molding throughout
- 445 window and door casing
- 7 ¼ Baseboards
- 8' doors first floor (6 panel hollow core smooth masonite)
- 6'8" doors second floor (6 panel hollow core smooth masonite)
- Door hardware to be levered with satin nickel finish

Cabinets

- Custom maple cabinets with large choice of finishes for kitchen and master bath
- Cabinets are GREEN Certified
- Full overlay raised panel or beaded door in other baths and laundry

Countertop

- Granite in kitchen (5 colors)
- Cultured marble with integrated sinks in all bathrooms
- Laminate in laundry (if applicable)

Shelving

- Melamine closet system for master closet
- Wire closet systems for all others

Mirrors

- All vanities to have standard mirrors trimmed with RB-3

Shower Doors

- Master bathroom only (clear glass with satin nickel finish)
- Bath Accessories: All bathrooms to have toilet paper holder, 1 towel ring per sink, 1 towel rod, and 1 shower rod (where applicable)
- Hardware to be Moen to match plumbing fixtures in satin nickel finish

Appliances

- Stainless steel or black
- Frigidaire dishwasher
- Frigidaire microwave/hood combo
- Frigidaire electric smooth top range
- Garbage disposal

Hardwood Floors

- Location - Living room, Dining room, and Kitchen
- #1 red oak 2 ¼" wide stained with 3 coats of polyurethane

Carpet

- Location-All bedrooms, closets, and common areas on second floor
- Selection of high quality berber, cut-pile, or frieze

Tile

- Location-All bathrooms and laundry rooms

Fireplace

- Wood burning pre-fab fire boxes
- Raised hearth
- Black marble surround
- Painted Mantel