



## Included Features at Brentwood - Auburn, Alabama

### Community Features

- Professionally Designed Landscape Packages w/ Irrigation
- Professionally Managed HOA
- Easy access to Tigertown, Saughatchee Country Club & Auburn University

### Distinctive Exteriors

- Slab Foundations
- Low Maintenance 4-sides brick
- Architectural Shingles w/ Limited Lifetime Warranty
- Stained Mahogany Front Door with Handleset & Deadbolt
- Low-Maintenance & Energy Efficient Vinyl Windows (Single Hung)
- Large Rear Covered Porches for Outdoor Living
- Beadboard Porch Ceilings
- Recessed Cans & Ceiling Fan on Rear Porch
- TV Hookups on Rear Porch

### Interior Features

- 10' smooth ceilings first floor and 9' on the second
- 8' doors on the first floor and 6'-8" on the second
- Delaney Callan Carlyle or Bennett Door Hardware - Choice of Satin Nickel or ORB
- 5" Engineered Hardwood in the Foyer, Kitchen/Breakfast, Dining, Family, Powder Bath, & Downstairs Halls
- Technology Package Includes 7 RG6 cable outlets, 7 CAT5 phone outlets, Security Pre-Wire, and a 5.1 Surround Sound pre wire in the Family Rm, and a fiber internet pre-wire
- 7" Cove Crown Molding in the Foyer, Kitchen/Breakfast, Dining, Family, Powder, Halls, & Master Bedroom
- 7-1/4" baseboard on Main Level, 7-1/4" baseboard upstairs
- 445 Door and Window Casing throughout
- Ceiling Fan with Light Kit in Family Room, all Bedrooms, and Optional Bonus
- Stained Oak Stair Treads
- Generous Laundry Room with tile floors
- 42" Gas Fireplace with Mantle & Surround
- Wire shelving standard in all closets
- Fully finished Garage (sheetrock, paint, baseboard, lights, outlets)
- Garage Door(s) w/ Wifi-Enabled Opener, Exterior Keypad, & Remotes

### Designer Kitchens

- 42" Level 1 Cabinets, stained or painted with color and door style options
- Large Islands
- Maytag Pro-Style Stainless Steel Appliances
- Choice of Stainless or Wood Vent Hood over Range
- Granite Countertops
- Undermount Split Stainless Steel Sink
- Delta Leland Pull-Out Spray Faucet
- Garbage Disposal
- Tile Backsplash
- Undercabinet LED Lighting
- Recessed Can Ceiling Lighting

### Luxurious Master Bath

- Extra-Large Shower with Tile Walls, Tile Pan, Shampoo Shelves, Bench Seats (per plan), and Framed Glass Enclosure
- Raised Height Vanities with Granite Tops
- Delta Woodhurst 8" Vanity Faucets & shower trim (Chrome)
- Ceramic tile floors
- Elongated, Comfort Height toilets

### Elegant Secondary Bathrooms

- Steel Enameled Tubs with Tile Walls
- Raised Height Vanities with Granite Tops
- Delta Woodhurst 4" Vanity Faucets & shower trim (Chrome)
- Ceramic tile floors
- Custom Vanities in Powder Bath
- Elongated, Comfort Height toilets

### Home Performance / Energy Efficiency

- Energy efficient Trane HVAC equipment (14 SEER)
- Programmable Digital Thermostats (Wifi Ready)
- R-13 wall insulation and R-30 blown attic insulation
- Air barrier and mastic duct sealing helps keeps your home warmer in the winter and & cooler in the summer
- LoE<sup>2</sup> double paned single-hung vinyl windows (white)
- LP TechShield Radiant Barrier Roof Decking for cooler attics
- Tankless programmable gas water heater
- CFL and LED Bulbs for significant Energy Savings
- All gas cooking and fireplace (Opt. Grill Stub on rear porch)
- Smoke and carbon monoxide detectors

### Superior Framing

- Engineered Floor Joist System
- AdvanTech subfloor panels
- 16" stud spacing & engineered headers

### The Dilworth Experience

- 1 year warranty on all work and material
- 4,000 sf Design Gallery with Professional Designers to walk you through a smooth and enjoyable selections process
- Milestone meetings with your Builder as your home progresses

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**Exhibit "A" for Brentwood**

**These standard features are included in the base price of the home:**

**Exterior**

Front Door: Alexandria (Mahogany)  
Windows: Single Hung Vinyl w/ LoE Glass. Grids per plans  
Brick: Level 1  
Sod Type: Bermuda

**Cabinets**

Kitchen: Level 1 w/ 42" Uppers & Level 100 Hardware  
Master Bath: Level 1  
Powder Bath: Level 1  
Secondary Baths: Level 1  
Laundry Base: Level 1  
Laundry Uppers: Optional / NOT Included  
Mud Bench: Optional / NOT Included  
Other Built-Ins: Optional / NOT Included

**Countertops**

Kitchen: Level 3 Granite  
Master Bath: Level 3 Granite  
Powder Bath: Level 3 Granite  
Secondary Baths: Level 2 Granite  
Laundry Base: Level 2 Granite

**Appliances**

Range: Maytag 30" Range MGS8800FZ  
Hood: Wood Hood w/ Broan BPM250 Insert - 250cfm  
Built-In Micro: Maytag 24" Built-In Microwave UMC5225GZ  
Dishwasher: Maytag 24" Dishwasher w/ Top Controls - MDB8989SHZ

**Plumbing**

Master Bath: Super Shower Layout  
Faucets: Delta Woodhurst 8" 3532LF Chrome Locations: Master & Powder  
Faucets: Delta Woodhurst 4" 2532LF Chrome Locations: Secondary Baths  
Shower Door: Framed w/ Clear Glass  
Water Heater: Tankless / Gas (Navien NPE-240a)  
Gas Drops: Interior Fireplace, Water Heater, Range/Cooktop

**Flooring & Tile**

Tile: Level 2 Locations: Master Bath, Full Baths, Laundry  
Hardwood: Level 2 Locations: Foyer, Dining, Family, Kitchen, Powder, Common Halls  
Carpet: Level 2 Locations: Bedrooms & Bonus Room  
Kitchen Backsplash: Level 2  
Garage: Smooth Concrete  
Front Porch: Broomed Concrete  
Rear Porch: Broomed Concrete (or PT Pine if Deck Required)

*Tile Notes - Standard Shower Tile Height is 7ft, Standard Pattern for all floors & walls is Straight Lay*

**Lighting**

Decorative Fixtures: See Lighting Package for Brentwood  
Undercabinet Lighting: Standard Prewire & LED Fixtures  
Rear Porch: Recessed Cans & KK401 52" Ceiling Fan