

## 7604 GLENNON DRIVE

### INCLUDED FEATURES

#### Interior Features

- Approx. 5,733 SF of Total Finished Space
- 5 Bedrooms, 4 Full/1 Half Baths
- 9' Ceilings on the First and Second Floors
- 8'–9' Finished Lower Level with Rec Room, Exercise Room, and Bedroom with Full Bath
- 4" Baseboard Molding Throughout
- 3–½" Sanitary Casing around Windows and Doors, 5/4 headers for Windows in select locations and Plinth Blocks for Doors
- Built-In Cubbies with Coat Rail Above in Mud Room
- Window Seat Built-Ins in Family Room
- Cove Crown Molding in Dining Room, Foyer, Living Room and Owner's Suite
- Tray Ceilings with Cove Molding in Entry Foyer, Dining Room, Stair Foyer & Owners Suite
- 1–¾" Solid Core Interior Doors
- *Schlage* Custom Bowery Knob Set with Collins Trim in Matte Black
- 5" Birch Engineered Hardwood in Random Lengths Throughout First Floor, Second Floor Hallway, and Owner's Suite
- Open Red Oak Main Stairs Stained to Match Flooring
- 3" Red Oak Square Newel Post with Beveled Top and ½" Round Satin Black Balusters
- Decora Rocker Light Switches and Plugs Throughout
- 5" Recessed Lighting per plan
- Professionally Applied Paint on Walls, Ceilings and Trim in Three-Tone Colors (Bright White Semi-Gloss on Trim, Bright White Flat on Ceilings, Metro Flat on Walls)
- Wood Closet Shelving with Wood Dowel Hanger Rods
- 42" Novus Direct Vent Series Gas Fireplace in Family Room with Wescott Painted Mantel and Arctic Gray Marble Surround

#### Bath Features

- Acclaimed Mid-Atlantic Owner Suite Spa Bath featuring Frameless Glass Shower Enclosure
- *Kohler* Archer Deck Mount Tub in Owner's Suite Bath with Quartz Top
- Mirrors Over Vanities in All Baths
- Designer Tile in All Baths and Laundry Room
- Designer Quartz Countertops in All Baths
- *Kohler* Elongated Bowl Toilets in All Baths
- Raised Vanities in all Baths
- *Moen* Polished Chrome Bath Faucets and Hardware
- *Timberlake Portfolio* Sonoma Painted Bath Vanities
- Designer Vanity Light Fixtures in All Baths

#### Kitchen Features

- Gourmet Kitchen Specifically Designed for Entertaining and Everyday Functionality
- Large Gathering Island with Iced Gray Quartz Countertop
- *Thermador Pro-Harmony* 36" 6-Burner Gas Commercial Grade Range with 5.0 cu. Oven (PRG366GH)
- *Bosch* 36" French Door Built-in Refrigerator (*B36BT930NS*) with Interior Ice Dispenser
- *Zephyr* 36" Tempest Under-cabinet Pro Collection Hood (AK7036BS)
- *Bosch* 500 Series Stainless Steel Oven/Microwave Combination 30" (HBL57M52UC)
- *Bosch* 300 Series Dishwasher (SHXM63WS5N)
- *Timberlake Portfolio* Sonoma Painted Cabinetry with Soft Close Doors/Drawers in Kitchen and Owner's Bath
- Designer Cabinet Hardware Throughout
- *Kohler* Strive Single Bowl Undermount Sink and Garbage Disposal
- Designer Tile Backsplash in Kitchen and Butler's Pantry
- *Moen* Align Spot Resist Stainless Faucet with multi-function Spray Head

#### Exterior Features

- 25,321 SF Homesite
- Craftsman Style Therma-Tru Smooth Star Painted Front Entry Door with Side Lights
- 12" Front & Side Overhangs with Hip Roof
- 30-Year Designer Asphalt Shingles (Certainteed Landmark)
- Architecturally Coordinated Exterior Colors with Stone and *Nichiha* Cement Fiber Siding and Accents on Front, Vinyl Siding on Sides and Rear
- Front Porch with Flagstone Stoop and Steps
- Inground Homesite with 9' Foundation Walls
- Professionally Designed Landscaping with Oversized Sodded Yard
- *Trex* Composite Deck with Stairs to Yard (per plan)
- 8' Tall Steel Insulated Garage Door with Top Mount Glass Windows and Grills
- Three Car Side-Entry Garage with Concrete Driveway
- *Anderson Silverline* Single Hung Low-E Windows (Dark Bronze Exterior/White Interior)



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#### Quality Construction Features

- GE High Capacity Structured Wiring Connection Center for Audio, Video, Computer & Phone
- Technology Package Featuring Skybell Video Doorbell, Commercial Grade Wireless Network, and Upgraded Cat 6 Wiring (Per Selection Sheet)
- *Vintage Security System* (3-Year Monitoring Agreement Req.)
- 400 Amp Electrical Service
- *Flowguard Gold®* Water Supply Lines
- Concealed Interior Fire Sprinkler Suppression and Safety System
- Front and Rear Waterproof Electrical Outlets
- Battery Back-up System on Sump Pump
- Sealed Passive Radon Ventilation System
- Smoke and Carbon Monoxide Detectors on all Levels
- Smoke Detectors in all Bedrooms
- Washer and Dryer Hook Ups with Overflow Pan
- Engineered House Wall Panel System Manufactured in Controlled Environment
- Engineered Floor Joist System to Eliminate Creaking and Warping
- Premium Water-Resistant Floor Panels (Subflooring)
- Lower Level Safety Egress Areaway Door & Window

#### Our Personal Touch

- Conference with Home Technology Consultant
- Finish Appointments Conference with Design Studio Consultant (if applicable)
- Framing Preview with Personal Builder (if applicable)
- *Vintage Security Home Technology Walkthrough*
- *Vintage Security Home Technology Pre-wire*
- Pre-Closing Home Orientation
- *Vintage Security Home Technology Demo*
- 1-Year Drywall Appointment (per Homeowners Journal)

#### Peace of Mind Warranties

- 10-Year Transferable RWC Major Structural Warranty
- 1-Year Comprehensive Warranty
- 2-Year Mechanical Systems Warranty
- 5-Year Peace of Mind Extended Materials Warranty on Heating and Cooling Systems
- 10-Year Warranty "Watchdog H3" Foundation Waterproofing System
- Various Additional Manufacturer Extended Warranties

#### EnergySmart Features

- Healthy Home Package
- *Trane* High Efficiency Gas Furnace with 2 Stage Heating Operation & up to 14 SEER Rated Air Conditioning System
- Mastic Seal at all Duct Joints
- All Ductwork Designed in Conditioned Space
- Fresh Air Exchange Fan and MERV 11 Air Quality Filter, Transfer Grills in Each Bedroom and Main Zone Humidifier System
- EZ Attic Access Door Back Built with a Tight Fit Gasket & R-42 Insulation
- 2<sup>nd</sup> Floor Damper Zone Control with Programmable Thermostat
- 75 Gallon High Efficiency, Natural Gas Power Vent Hot Water Heater
- Digital Programmable Thermostat(s)
- Energy Efficient Adjustable Thresholds
- *Dupont Tyvek* Housewrap and Low-E Windows
- Advanced Fire Stop and Air Seal Package in All Exterior Gaps, Electrical Receptacles and Other Areas
- **Closed Cell Spray Foam Insulation** Installed Around all Exterior Walls, Floor Band Boards, Garage Ceilings, Cantilevered Bays and Fireplaces
- R-13 Foil Insulation for Foundation Walls
- R-13 High Density Batt Insulation + Closed Cell Foam in All Exterior Framed Walls
- R-49 Blown Insulation in Attic
- Water Saving Faucets with Scald Protection