MASTERCRAFT
BUILDER GROUP

# SILVERLEAF 70’
# INCLUDED FEATURES

## QUALITY ASSURANCE

- Two-year Workmanship Limited Warranty, Ten-year Structural Limited Warranty.
- Professionally engineered foundations inspected prior to the concrete placement.
- Professionally engineered structural framing systems inspected on every home.
- Quality inspections performed by third party construction consultants on each home prior to sheetrock and at final stage of construction.
- Third party Home Energy Raters conduct onsite testing and inspections to verify the energy efficiency measures, as well as insulation, air tightness, and duct sealing details on every home.
- Inspections performed by an experienced construction staff at various stages of the construction process.
- All homes are engineered and inspected to meet the wind speed requirements of the Florida Building Code.

## ENERGY EFFICIENCY

- Designated RESNET Energy Smart Builder with up to 30% or more improvement in energy efficiency over the HERS® reference home. For more information, please visit www.resnet.us.
- Radiant barrier roof decking reduces radiant heat from radiating into the attic (not on detached garages).
- ENERGY STAR® labeled GE dishwasher is more energy efficient than non-ENERGY STAR® models.
- High-efficiency insulated low-E glass vinyl windows to reduce ultraviolet transmission.
- Energy saving LED light bulbs installed throughout the home.
- Commodes use 1.28 gallons per flush for water conservation.
- Smoke and carbon monoxide detectors.
- Energy efficient Rheem tankless water heater.
- Polycel sealant around all windows, doors, pipes, wiring holes, and exterior base plates for improved energy efficiency and comfort.
- R-19 batt insulation in walls.
- PEX plumbing system installed for water quality and energy efficiency.
- Zip System wall sheathing to minimize air leakage and provide structural durability.

## EXTERIOR FINISHES

- Cementitious lap siding with a 25-year limited transferable manufacturer’s warranty (varies per design).
- Brick paver driveway and front porch with decorative coach lights.
- Front rain gutters.
- Grand 8-foot front door with decorative glass options.
- Eight-foot tall, insulated garage door(s) with glass inserts.
- Beautifully designed front yard landscape package with fully sodded front and back yard.
- Gas line, plumbing rough, and electrical prep for future outdoor kitchen at the lanai.
- Front and back yard irrigation system.

## INTERIOR FINISHES

- Smooth walls for an elegant look.
- Modern rocker light switches.
- Ceiling fans in family room and primary bedroom. Blocked and pre-wired for ceiling fans in secondary bedrooms and at covered lanai.
- Floor plug outlet in family room (varies per design).

## INTERIOR FINISHES (CONTINUED)

- Second story subflooring, 3/4” tongue and groove, glued and screw shank nailed for smoother floors.
- Eight-foot solid core first floor interior doors with a choice of styles.
- Wrought iron balusters on staircase (varies per design).
- Laundry room with sink, Delta® faucet, and cabinets with soft close cabinet doors and drawers with hardware (varies per design).
- Ventilated wood shelving in bedroom closets, linen closets, and laundry room.
- Revwood flooring in the entry, extended entry, kitchen & dining area, family room, primary bedroom & closets, office, and laundry room (varies per design).
- Nickel or bronze decorative light fixtures.
- Luxurious carpet.
- Large 6” flat pine baseboards and 4” door casing throughout the home.

## KITCHEN

- Chef’s Kitchen with painted or stained stacked upper cabinets, large decorative hood, 48” refrigerator opening, full extension drawer guides, and raised or shaker panel doors with hardware.
- Soft close cabinet doors and drawers.
- Trash can pull out drawer at kitchen island (per design).
- Granite countertops with tile backsplash.
- GE Monogram 48” 6-burner professional range with dual fuel.
- GE Monogram built-in microwave oven with Advantium technology.
- GE ENERGY STAR® labeled dishwasher with stainless steel finish.
- Undermount stainless steel sink with Delta pull-down faucet.
- LED under cabinet countertop lighting.
- Solid wood shelving in pantry.

## PRIMARY BATH

- Painted or stained vanity cabinets with stone countertops and undermount sinks.
- Soft close cabinet doors and drawers, with hardware, at vanities.
- Delta® plumbing fixtures and matching hardware.
- Freestanding tub with tile backsplash.
- Separate glass enclosed shower with tile surround and floor.
- Tile flooring in primary bath and commode room.

## TECHNOLOGY

- Kwikset® keyless entry lock with Z-wave® technology for smartphone operation.
- Smart enabled light switch at the front door, family room and primary bedroom.
- Smart thermostat.
- Alarm.com video doorbell.
- Wi-Fi enabled garage door opener(s).
- Structured wiring package with CAT6 phone or ethernet wiring and RG6 cable TV wiring.
- Security system with touchscreen control panel, motion sensor, and contacts on all first floor windows & doors.

## DESIGN CENTER

- Nine (9) hours of complimentary design service to complete your selections.
- Included meeting with an audio, security and home automation professional when purchasing a design to build.

The specific features, floor plans, square footage, dimensions and design elements in a home may vary from home to home and from one community to another; and are subject to changes or substitution without prior notice. We reserve the right to substitute equipment, material, appliances and brand names with items of equal or higher, in our sole opinion, value. Color and size variations may occur. The prices of our homes, included features, and available locations are subject to change without notice. Please see your Sales Professional and the actual home purchase and sale agreement for additional information, disclosures and disclaimers relating to the home and its features. Equal Housing Opportunity.

2-Year Workmanship | 10-Year Structural
Warranty