

www.tyrishomes.com

The Cambridge

Style	Oversize Cottage
Foundation	Basement/Crawl space/Slab
Garage	2 Car Attached
Bedrooms/ Baths	4 or 5 Bedroom, 2.5 Bath
Square feet	2,703

**All standard home specifications are available to be upgraded*

Standard Home Specifications

Roof Shingles	30 year fiberglass as chosen
Siding	Vinyl siding as chosen Stone to grade as chosen
Shutters	As chosen
Windows	Energy efficient, Low E insulated double hung with tilt sash and screen/grills.
Front Door	Color as chosen
Garage Door(s)	White Panel, Insulated
Interior Walls & Ceilings	Flat latex, Builders White throughout. All Walls and ceilings to be plaster sand finish. Colonial base and casing, 6-panel hardboard doors in semi-gloss finish. “Builders White” is standard.
Plumbing Fixtures	Double bowl, stainless steel Kitchen sink. 5-foot shower and 5-foot tub in master bath. Cultured marble counter tops with integrated bowls. Elongated, white commodes in Baths. Fiberglass tub and shower units. Moen single lever faucets with Chrome finish throughout. Floor drain in garage (if applicable).
Appliances	<i>All stainless steel</i>

	<p>Range Dishwasher Micro-hood</p>
Flooring	<p>Hardwood in Foyer, Dining Room, Great Room, Kitchen and breakfast nook Tile in Baths and Laundry Carpet in bedrooms</p>
Kitchen/Baths Cabinets & Counter tops	<p>Post form laminate counter tops as chosen. Upgraded cabinets in Kitchen, standard cabinets in Baths.</p>
Light Fixtures	<p>Lighting as chosen. Ceiling fans in all bedrooms and Living Room.</p>
Telephone Outlets	<p>One in all bedrooms and in Kitchen</p>
Cable TV outlets	<p>One in all bedrooms and Living Room</p>
Insulation	<p>PER CODE</p>
Fireplace	<p>Yes, painted mantel and tile hearth</p>
<u>Exterior Specification Details</u>	
Deck	<p>Covered front porch, covered rear veranda Wood deck (2nd level) 23'x5.5'</p>
Water spigots	<p>As Installed</p>
Electric outlets	<p>Ground fault interrupter at front and back of home.</p>
Driveway	<p>Paved Asphalt</p>
Gutters	<p>Down spouts and splash blocks</p>
Landscaping	<p>Basic landscaping package picked by Seller before development and/or construction. Includes six (6) 12" to 15" shrubs within 5' of the front plane of home, planted in mulch beds. One shade tree to be provided. Landscaping to include fine grading and seeding.</p>

Seeding and straw to include only the disturbed area of property. Any future settling or reshaping will be purchasers' responsibility. Newly seeded lawns are not guaranteed. New lawns require maximum maintenance by purchaser until established. Plants may require watering in cold weather as well as during warm periods.

Concrete sidewalk

Front entry of home to driveway

Mailbox

Builders selection