



**JEFF LINDSEY
COMMUNITIES**
Live your dream.

FEATURES

INTERIOR

- 9' Smooth Ceilings on Main Floor
- Ceiling Fan in Family Room
- Craftsman Panel Doors
- Hardwoods in Foyer, Dining, Kitchen & Breakfast Room
- Double Tray Ceilings in Master Bedroom*
- Staircases with Stained Rails and Custom Pickets
- Wood burning Fireplace with Custom Mantel
- Pre-Finished Engineered Shelving
- Large Walk-In Closets
- Pre-Wired for Garage Door Opener
- Disappearing Stairway
- Smoke Detectors hard-wired with battery back-up
- Chair Rail & Shadow Boxing in Dining Room
- Crown Molding in Dining Room
- Window Molding with Window Stool
- Designer Craftsman Columns*
- Phone Jacks in Every Bedroom & Kitchen
- Cable outlet in Every Bedroom & Family Room
- Pre-Wired for Security System
- Designer Lighting Package
- Quality Plumbing Features
- Divided Light Window Grids on Front
- Utility /Laundry Room with Electrical Connections & Vent
- Elongated Enhanced Commodes
- Protective Ground Fault Interceptor Circuit in Wet Areas

KITCHEN

- Under Mount / Deep Stainless Steel Sink
- Granite Countertops
- Single Lever Faucet with Vegetable Sprayer

- Stainless Steel Frigidaire Appliances Include Gas Range, Dishwasher, and Microwave Vent Hood
- Hardwood Flooring Kitchen & Breakfast Area
- 42" Designer Cabinets with Knobs
- Crown Molding above Cabinets
- Waterline for Ice Maker
- Chef's Pantry with Shelving*

MASTER SUITE

- Private Sitting Room*
- Vaulted Ceilings*
- Tile Flooring in Master Bath
- Jetted Tub & Separate Shower
- Double Custom Marble Vanity
- Large Carpeted Walk-In Closets

COLOR SELECTIONS (PRESALE)

- Exterior Concrete-Fiber Plank Siding
- Exterior Shutters
- Brick & Stone
- Exterior Shakes, Board and Batten
- Granite Counter Tops
- Carpet
- Vinyl Flooring in Laundry & Secondary Baths
- Cabinets

EXTERIOR

- Fiber Cement Concrete Plank Siding
- Side Entry Garage
- Insulated Home Wrap
- Master Planned Landscaped Packages
- Sod in Front with Pine Islands
- Craftsman and European Fronts with Brick & Stone Accents
- Architectural Controlled Elevations with Feature Sidings & Architectural Windows*
- Twin Flood Lights at Garage & Rear Patio
- 12'x12' Patio (approx.)
- Lifetime Vinyl Soffit
- Pre-Finished Gutters with Splash Blocks
- Front and Rear Electrical Outlets & Water Faucets
- Large Wooded Lots / Lake Lots / Most 1.6 acres or Larger/ Lake Lots Available
- Mail Box & Post

- Traditional "Stick Built" Construction

ENERGY FEATURES

- Electric Dryer Hook-up
- Quick Recovery Gas Water Heater
- Energy Efficient Heat & Air Systems
- Insulated Low E Windows & Doors
- Insulated Home Wrap
- R-19 Vaulted Ceilings
- R-19 Exterior Walls
- R-13 Insulation
- R-38 Flat Ceilings

DEVELOPMENT AMENITIES

- Underground Utilities
- County Water & Septic Tanks
- FHA/VA Approved
- Protective Covenants
- Large Wooded Lots / Most 1.6 acres or Larger / Lake Lots Available
- Street Lamps
- Friendly Home Owners Association

*Varies per plan

MARKETED BY:

Lindsey Marketing Group

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OFFERED BY:

Jeff Lindsey Communities

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This information is subject to changes, errors, omissions and prior sales. Builder reserves the right to approve any house on any lot. Finished home details may vary slightly. Dimensions, elevations and features are approximate and subject to change. Some lots have additional premiums that must be added in to the base price. See Agent for details. Buyer to pay for appraisal and credit report. Seller to pay up to \$2,500.00 towards closing costs on Seller approved Mortgage Company. If Buyer uses a mortgage company not approved by Seller, Seller will pay up to \$500.00 towards closing costs. 7.29.10