



## *Hawthorne Station* **STANDARD LUXURY FEATURES**

### **COMMUNITY APPEAL**

- Carefully Planned and Coordinated Streetscape Design with Sidewalks, Street Lights & Beautiful Common Areas
- Professionally Managed Homeowners Association
- Professionally Landscaped and Maintained Yards

### **EXTERIOR HOME FEATURES**

- Exterior Elevations include Brick, Stacked Stone or Shake
- Carriage Style Garage Door with Opener
- Satin Nickel Deadbolt Locks on all Exterior Doors
- Craftsman Style Front Door
- Concrete Patio (*per lot conditions & plan*)
- Colored Metal Gutters
- Cement Siding
- Glass 1 Light Rear Door to Patio with Transom
- Hose Bibs and GFI Outlets
- Carriage Light Front Door and Floor Light Rear
- Shingles 25 Year Warranty

### **INTERIOR HOME FEATURES**

- Satin Nickel Hardware
- Single Hung Tilt Sash Vinyl Windows
- Smart Home Structured Wiring w/ Cat-5 and RG-6 Wiring for Cable in all Bedrooms, Satellite
- Smooth Ceilings throughout
- 9' Ceilings on 1st Floor
- Smoke Detectors and Carbon Monoxide Detectors
- Full Wired Security System
- Ceiling Fans in Family Room and Owner Bedroom, Secondary Rooms Pre-wired and Braced
- 36" Fireplace with Decorative Mantle and Remote Control
- Oak Tread Hardwood Stairs
- Stained Colonial Oak Newel Posts and Handrails
- 36" Metal Balusters
- Engineered Flooring on Main Floor excluding Laundry
- Laundry with Tile Floors
- Owner Bedroom Walk-in Closets
- 50 Gallon Electric Water
- Owner Bedroom Tray Ceilings

### **ENERGY SAVING FEATURES**

- R-13 Formaldehyde-free Insulation in Exterior Walls
- R-19 Insulation in Ceilings
- R-30 Blown Insulation in Attic
- 14-Seer Rated Heating & Air System with Programmable Thermostat and Damper System
- Low E Double Pane Insulated Windows
- 220v Dryer Outlet with Dryer Vent

### **KITCHENS**

- 42" Raised Panel Door Cabinets with Crown Moldings
- Granite Counter Tops with Tile Backsplash
- Chrome All-in-one Faucet (*sprayer attached*)
- 9" Stainless Steel Undermount Sink
- Complete Black Appliances include Dishwasher, Built-in Microwave (*vented outside*), and Range
- Garbage Disposal
- Icemaker Connection
- Kitchen Island and Cabinets (*per plan*)

### **BATHROOMS**

- Powder Room Pedestal Sink with Chrome Faucets with Decorative Mirror
- Owner Bath offers Garden Tub, Pivoting Glass Door Enclosed Shower, and Private Water Closet with Tile Flooring (*per plan*)
- All Baths include Raised Granite Countertops and Single Lever Chrome Faucets
- Vinyl Flooring in Secondary Baths

### **CUSTOM CARE SERVICES**

- 2-10 Home Buyers Warranty Service Program
- Rocklyn Homes 1 Year Limited Warranty
- Pre-Closing Homeowner Orientation

*\*Rocklyn Homes reserves the right to change features, designs and specifications without prior notice at any time. Information is believed to be accurate, but not warranted. Effective date 02/25/22*

