

## TRIBUTE

### STANDARD LUXURY FEATURES

#### COMMUNITY APPEAL

- Swimming Pool, Clubhouse, Pavilion, Pickle Ball Court, Dog Park, Playground, Fire Pit and Putting Green
- Carefully Planned and Coordinated Streetscape Design with Sidewalks, Street Lights, and Beautiful Common Areas
- Professionally Managed Homeowners Association
- Professionally Landscaped and Maintained Yards

#### EXTERIOR HOME FEATURES

- Exterior Elevations include Painted Brick, Concrete Siding, Shake and Board & Batten
- Carriage Style Garage Door with WiFi Enabled Opener (*Front and Rear Entry, per plan*)
- 8' Full Lite Front Door
- Fenced In Backyard (*per plan*)
- Private Concrete Rear Patio (*per plan*)
- Single Cylinder Satin Nickel Deadbolt Locks (*Front and Rear Doors*)
- Rear Door Steel Full Light with 10" Transom (*per plan*)
- Flood Lights Front and Rear (*per plan*)
- Front Porch Barn Light or Disc (*per plan*)
- Courtyard (*per plan*)

#### INTERIOR HOME FEATURES

- Satin Nickel Hardware
- Single Hung Tilt Sash Bronze Vinyl Windows
- 2" Faux Wood Blinds
- 9' Smooth Ceilings on Main Floor & 8' on Second Floor
- Smoke and Carbon Monoxide Detectors
- Ceiling Fans in Family Room and Owner's Bedroom
- Pre-wire for Ceiling Fans in Secondary Bedrooms and all Bonus / Loft / Game Rooms
- 36" Gas Fireplace with Lava Black Granite Surround and Decorative Mantel
- Painted Oak Newel Posts and Handrails
- 36" Metal Balusters
- LVP on Main Floor and Stairs
- Carpet Upstairs with 6 lb Pad
- Owner's Bedroom Walk-in Closets
- Owner's Bedroom Vaulted and Tray Ceiling (*per plan*)
- Craftsman Style Trim to include 1x6 Base. Door Casing to be 1x4. Window Apron to be 1x4 Base
- High Speed Internet Included

#### ENERGY SAVING FEATURES

- R-13 Formaldehyde-free Insulation in Exterior Walls
- R-19 Insulation in Vaulted Ceilings
- R-30 Blown Insulation in Attic
- 14-Seer Rated Heating and Air System with Programmable Thermostat and Damper System
- Low E Double Pane Insulated Windows
- 220v Dryer Outlet with Dryer Vent
- 50 Gallon Electric Water Heater located in Garage
- Jackson EMC Right Choice Program

#### KITCHENS

- 42" White Cabinets with Crown Molding
- Granite Counter Tops with Tile Backsplash
- Satin Nickel Faucet with All In One Sprayer
- Stainless Steel Double Bowl 9" Deep Sink
- Stainless Steel Appliances include Dishwasher, Built-in Microwave Vented Outside and Gas Range
- Garbage Disposal
- Ice Maker Connection
- Kitchen Island and Cabinets (*per plan*)

#### BATHROOMS

- Powder Room Pedestal Sink with Satin Nickel Faucets and Decorative Mirror
- Owner's Bath offers 5' Garden Tub, Glass Door Enclosed Shower, Tile Flooring and Private Water Closet
- Hall and Owner's Bath include Raised Granite Vanities, Single Lever Satin Nickel Faucets
- Laundry and Secondary Baths feature LVP
- Elongated Toilets

#### UTILITY SERVICES PROVIDED BY

- Water and Sewer - City of Hoschton
- Electric - Jackson EMC "Right Choice"
- Natural Gas - Atlanta Gas Light

#### 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 03/24/26*