



The Meadows

CLIFTON PARK



American Standard

LENNOX

Merillat

Included Features

Interior

- Merit Gas Fireplace with Tile Surround and Painted Mantle with Pilasters
- Stairs with Oak Hand Railing with Painted Spindles per plan
- 9' First Floor Ceiling (Per Plan)
- 2 Panel Square Masonite Doors with Nickel Handles
- Sliding Glass Door (Grills Extra Before Ordering) (Per Plan)
- Sherwin Williams ProMar 400 Paint with Trim in Dover White
- Casa Mia French White Oak Hardwood Flooring in Foyer and Dining Room
- 5/8" Baseboard on First & Second Floors (Per Plan)
- Slide Wire Shelving in All Bedroom Closets
- Wall-to-Wall Carpet with 8lb Pad (Choice of any two standard colors)
- Traditional Lighting Package from our Sea Gull Lighting Showroom
- Tile Flooring in Laundry Room
- Crown Molding in Dining Room

Kitchen

- Merillat Maple or Oak Panel Cabinets (Standard Layout)
- Granite Kitchen Countertops
- 3/4" Prefinished Casa Mia Hardwood Flooring
- Single Bowl Stainless Steel Sink
- American Standard Pull Out Faucet
- Stainless Steel GE Appliances (Range, DW, Microwave)
- Garbage Disposal – 1/2 HP Continuous Feed
- Waterline for Future Refrigerator
- Professional Cabinetry Design Service
- Subway Tile Backsplash

Bath

- Merillat Maple Raised Panel Vanities - (Master Layout)
- Merillat Oak Raised Panel Vanities - (Main Bath)
- Ceramic Tile Floors in All Baths
- Fiberglass One Piece Shower or Tub Units in Full Baths
- 5' Soaking Tub in Master Bath (Per Plan)
- Chrome Shower Door in Master Bath with Clear Glass
- American Standard Edgemere Pedestal Sink in Half Bath
- American Standard Delancey Faucet in All Baths
- American Standard Edgemere Toilets in All Baths
- Mirrors Over All Bathroom Sinks
- Cultured Marble w/One Piece Vanity Top

Construction

- Full Basement Under Living Area with Egress Window
- Poured Concrete Foundation (7'10" from Footing) with Steel Reinforced Rods
- Poured Concrete Floor with Expansion Joint in Garage & Basement
- Truss Joist Silent Engineered Floor System
- 2"x6" Exterior Walls with House Wrap & R-21 Insulation
- 3/4" Tongue & Groove OSB Sub-floor, Screwed & Glued
- R-38 Insulated Ceilings
- Basement Walls Insulated with R-11 Blanket Wrap
- Two Basement Windows with Screens
- Interior and Exterior Footing Drains
- Sump Pump or Gravity System (Per Lot)
- Painted Stairwell to Basement.
- Energy Efficient – Saving 30% on Energy Bills

Exterior

- Silverline Windows
 - Tilt Wash w/ Screens
 - Grills Between Glass
- Lifetime Warranty Owens Corning Durations Roof Shingles
 - Onyx Black
 - Ridge Vent
- 6200 Gold Series 9'x7' Overhead Garage Door
- Maintenance Free Exterior Includes:
 - Georgia Pacific Vision Pro Vinyl Siding
 - Raised Panel Shutters on Front (Per Plan)
- Satin Nickel Schlage Front Door Handle Set with Deadbolt and Satin Nickel Kick Plate
- Therma-Tru™ Smooth Star Fiberglass Six Panel Exterior Door
- Landscape Package*
 - Lawn Seeded Front, Side and 25' in Rear*
 - Concrete Walkway
 - Tree & Shrub Package
- Exterior Lighting and Post Lamp Included in Lighting Package from Seagull Lighting
- Basecoat Blacktop Driveway to Street – 2 Car Widths*

Mechanical Systems

- Lennox Gas Forced Hot Air Furnace, 95% Energy Efficient, Direct Vent with Programmable Thermostat
- Amana Central Air Conditioning – 13 SEER
- 50 Gallon High Energy Efficient Hot Water Heater – Direct Vent
- 200 Amp Electrical Service
- Two CAT5 Phone Jacks
- Two RG6 Cable TV Jacks
- Smoke Detectors in Bedrooms & One in each Floor Hallway
- Carbon Monoxide Detector
- Two Outside Electrical GFI Outlets
- Two Outside Hose Bibs
- Town Water & Sewer
- Underground Utilities

Builder reserves the right to make substitutions. All prices are for standard elevations. Prices subject to change without notice. This version supersedes all previous price lists. This information deemed reliable but not guaranteed as of 3/1/22.