

Quality Construction

- Beautiful Four Sides Stone & Stucco Exteriors (No Brick)
- Engineered Post Tension Foundation (or equal)
- 16" On Center Spruce Pine Fir (SPF) Studs
- Engineered Roof Framing & Wind Bracing System
- Entire Exterior has OSB & Tyvek Wrap
- 2x6 Primed Spruce Fascia Board
- Whole House Water Cut Off Valve in Garage
- Primed Exterior Trim Boards
- Beaded Board Stained Ceilings at Front Porch & Covered Rear Patio
- Cement Vented Soffit Material
- Garages are Drywall Finished, Trimmed & Painted
- 3 Exterior Faucets for Easy Watering
- Cast Stone Address Blocks
- Pre-Plumbed for Water Softner
- Limited Lifetime Dimensional Roof Shingles
- Large 5 1/4" Baseboards with 3 1/2" Casing Trim
- Rock Salt Finish Driveways & Sidewalks
- Choice of Arched or Squared Doorways/Furr downs
- Pop-up Electric Outlet at Island

Luxury Features

- 8' Tall x 3' Wide Hoelscher Mahogany Front Door with with Kwikset Handleset in Choice of Styles
- 8' Tall Raised Panel Interior Doors with Choice of 3 Designer Styles with Oil Rubbed Bronze or Brushed Nickel Levers includes upstairs
- 3cm Granite Countertops in Kitchens with Stainless Steel Undermount Sinks
- Moen Sleek Kitchen Faucet
- Subway 3x6 Tile Kitchen Backsplash
- Stainless Steel Appliance Packages with 36" Gas Cooktop
- Single Oven with Microwave Oven Above
- Trash Can Pull Out Drawer & 2 Pot/Pan Drawers under Cooktop
- Beautifully Designed Stained Poplar Cabinets with Upper Moulding
- 42" Tall Upper Kitchen Cabinets (most plans) with Full Wood Refrigerator Enclosure
- 36" Tall Vanity Cabinet Height in All Bathrooms
- Numerous Recessed Can Lights including: Family Room, Primary Bedroom, Primary Closets, Utility, Pantry, Game and Media Rooms
- Under Cabinet Lighting in Kitchen
- 2 Pendant Lights at Kitchen Islands
- Cabinet Panels under Bar Top & Sides of Island
- Oil Rubbed Bronze or Brushed Nickel Lighting Package
- Tile Flooring in Entry, Family, Kitchen, Breakfast, Dining, Utility & All Bathrooms Laid Off-Set or Straight
- 3cm Granite Tops in Utility
- 3cm Granite Tops in All Baths with Undermount Porcelain Sinks
- Rocker Style Electric Switches
- Large Picture Windows (per plan)
- Partial Open Stair Railing on 2-Story Plans (per plan)

Luxury Features cont'd

- Oil Rubbed Bronze or Brushed Nickel Moen 4" Spread Faucets with Choice of Style in all Baths
- Can Lights in Halls, Kitchen (per plan), Secondary Closets
- Freezer Space in Utility Rooms (per plan)
- WP Can Lights over Secondary Tub/Showers
- Two-tone Interior Paint Schemes with White Ceilings & Trim
- Rounded Sheetrock Corners (except windows)
- Prewired for Data/Cable Outlets in Numerous Locations
- Upgraded Carpet Selections in Bedrooms & Closets
- Fully-Sodded Yard with Irrigation
- Oversized Shower with Seat in Master Bath with Wall Mount Faucet, Mudset Tile Floor and Framed Enclosure
- Freestanding Tubs in Primary Baths with Tile Splash
- Framed Mirrors in Master Bath & Powder/or Guest Bath
- 7' Tall Insulated Metal Garage Door(s) with 1 Opener Included
- Wood-Burning 36" Direct Vent Fireplace with Logs & Tile Surround

Personal Service

- Owners on Job Sites on Regular Basis
- Experienced Job Supervision
- Longtime Relationships with Quality Subcontractors & Suppliers
- Award-Winning Private Design Studio with Excellent Choice of Selections and Professional Designer
- Many Available Options for Customization of Floor Plans
- 1-2-10-Year Warranty Program
- Excellent Customer Service

Energy Efficiency & Quality

- Radiant Barrier Roof Decking (lowers attic temperature)
- Double Pane Vinyl Windows with Low E3 Glass and Bug Screens
- Low E3 Glass used at Rear Exterior Doors (most selections)
- High Efficiency HVAC Systems with Media Filter/Fresh Air Intake and Jumper Ducts
- Programmable Thermostat(s)
- R-15/R-23 Bibbs Wall Insulation Around Living Area
- R-30/R-38 Blown Insulation Package at Ceilings of Living Area
- 2 Phase Poly-seal Treatment to Prevent Air Infiltration
- Superior Tyvek Exterior House Wrap
- Security System with WiFi Remote Access Capability
- Roof Ridge Ventilation & Air Vents
- Continuous Vented Soffit (most areas)
- Gutters on Front of Home
- Pest Defense System
- Fully Fenced Backyard

Giddens Homes reserves the right to change prices, features and information without notice.

Feature list represents the standard features at the time of print. Square footage is approximate.

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Luxury, Value & Quality