



INCLUDED FEATURES

DISTINCTIVE EXTERIORS

- Stately elegance in European Villa-inspired designs
- American-made brick, stucco and native Texas stone
- Low maintenance fiber cement siding with 50-year warranty
- Dimensional roof shingles with 30-year limited warranty
- Decorator hardware on all exterior doors
- Welcoming covered front porches on most plans
- Fully sheetrocked garage with steel door
- Garage prewired for garage door opener and safety beam
- Pebble finished concrete lead up walks and driveways
- 6' privacy fence with gate
- Professionally landscaped front yards uniquely designed for each home
- Grass in front, sides and backyard
- Weatherproof, outdoor electrical outlets
- Two conveniently located outdoor faucets
- 10x10 rear deck constructed from wolmanized wood with outdoor lighting

GRACIOUS INTERIOR DETAILS

- 9-foot ceilings on first and second floors
- Open rail at stairs on first floor
- 52" three-speed reversible ceiling fan in Family Room
- Full security system on all doors and windows
- Raised panel interior doors with designer hardware
- Decorator two tone paint
- Wall and ceiling with Monterrey drag finish
- Rounded corners on first floor
- Privacy lock on secondary baths and Owner's Retreat
- Long-life decorator carpet in a wide choice of colors
- Decorator 18"x18" ceramic tile flooring at entry, kitchen, breakfast area, laundry and all baths
- Cultured marble vanity with decorator lavatories in all baths
- Closet Maid™ brand wire shelving in all closets, linen and pantries
- Elegant custom lighting package
- Recessed lighting in kitchen
- Florescent lighting in master closet
- Pre-wired for cable television and telephone
- Hard-wired smoke detectors with battery back-up in living area and all bedrooms
- Low VOC paint used on interior walls
- Semi-gloss latex painted walls in Master Bath and Secondary Baths
- Oversized mirrors with decorative lighting in all baths
- Protective ground fault interrupter (GFI) circuits

GOURMET KITCHEN

- Wood front cabinets in your choice of 3 different stains
- Energy Star Whirlpool multi-cycle dishwasher, in stainless steel
- Energy Star gas range with microwave, in stainless steel
- Icemaker connection for refrigerator
- Stainless steel double compartment sink with chrome faucet
- 1/3 horsepower garbage disposal
- Staron solid surface counter tops with ceramic tile backsplash
- Semi-gloss latex painted walls
- Spacious pantry (per plan)
- Recessed can lighting with CFL bulbs

SPACIOUS MASTER SUITES

- Chrome double handle faucet
- Cultured marble vanity with drawers and oversized mirrors with dual sinks
- 42" x 60" garden tub-shower combination with ceramic tile surround
- Built-in wood front medicine cabinet

WARRANTY AND VALUED CONSTRUCTION TECHNIQUES

- 10-year, fully transferable home warranty
- McMillin pays for a private inspector during four different stages of construction
- Post tension foundations individually engineered for each home
- Foundation quality ensured by foundation engineer inspections
- 3000 PSI concrete mix for home foundation
- Precision designed and manufactured wall panels and trusses for straighter walls and precise fit
- Metal beads on exposed outside sheetrock corners
- 3/4" nailed, screwed and glued (tongue and groove) sub flooring
- Wind braces on all exterior walls
- Double top plate on all exterior and interior walls
- All interior and exterior walls set 16" on center
- Engineered I-Joist for extra strength
- Customer/Builder partnering program with 4 scheduled meetings during home construction
- New home orientation prior to closing to ensure customer satisfaction and understanding of how the home works
- Convenient 24-hour online customer service request via the internet
- Video inspection of home's sewer line before closing

ENERGY SAVING FEATURES

- Energy Star certified as of January 2010
- Energy conserving Low-E double paned insulated vinyl windows
- Energy conserving radiant barrier roof decking
- Energy efficient 40 gallon rapid recovering hot water heater
- 14.0 SEER Carrier heating and cooling system featuring Puron
- Quality REHAU plumbing system
- R-6 Flexible duct work sealed and strapped at all connections
- R-13 batt insulation behind walls with siding and brick
- R-19 batt insulation on sloped ceilings with full baffles to soffit ventilation system
- R-30 batt/blown insulation in ceiling
- Energy conserving polysealant around base plates, doors and windows to prevent air infiltration
- Programmable thermostat
- Energy conserving CFL bulbs in kitchen, baths and all bedrooms

ADDED VALUE

- Professional mortgage services available through McMillin Mortgage
- Customize your home during three personal consultations at our 5,200-square-foot Design Center
- Track the construction of your home online at TalktoMcMillin.com
- Online customer communication system at TalktoMcMillin.com



Included features are per community specifications and are subject to change without notice or prior obligation. Some specifications stated above may not apply to all homes. See a Sales Counselor for more information. Revised 1/29/09

