

# STANDARD FEATURES

## Bentley Oaks

### HERITAGE

#### GENERAL

- 10-Year Structural Warranty
- 1 Year Builder Warranty
- Community Sidewalks
- Finished Garage
- Telephone Jacks in Kitchen and Bedrooms / Study
- TV Cable Jacks in Living Room and Bedrooms / Study
- Pre-wired for Security System
- Free Decorator Session
- Community Park and Pavilion
- Underground Utilities
- Volume Ceilings or Tray Ceilings\*
- Architecturally Controlled Neighborhood
- Multi-Media Electric Outlet in Living Room
- Pre-wired for Garage Door Opener
- Two Exterior Electrical Outlets
- Poly-Sealed Sill Plate and Frame Breaks

#### ENERGY

- 40 Gallon High-Efficiency Water Heater
- Continuous Soffit / Ridge Vents for Attic Ventilation
- R-13 Wall Insulation
- R-38 Ceiling Insulation
- Insulated Doors and Windows
- 13 SEER Energy Efficient Heat Pump

#### EXTERIOR

- Termite Treatment
- Professional Landscaping
- Deadbolt Door Locks
- Low Maintenance Vinyl Soffits and Fascia
- Exterior Vinyl Siding
- Vinyl Dual-Pane Tilt Windows
- Fabric Sheild™ Hurricane Panels
- Covered Porch\*
- 30 Year Dimensional Shingles
- 12 x 10 Concrete Patios\*
- Storm-Rated Garage Door
- Fully Sodded Lawns
- Two Exterior Electrical Outlets

#### INTERIOR

- Mini-Blinds for Windows
- Orange Peel Ceilings
- Tear Resistant NAFCO Flooring in Entry, Kitchen, & Baths
- Ventilated Vinyl-Coated Shelving
- Stain Resistant Carpeting
- Two-Toned Interior Paint
- Custom Light Package
- Master Bedroom Walk-in Closet\*
- Ceiling Fan in Living Room and Master Bedroom
- Block and Wire for Additional Ceiling Fans in Bedrooms

#### BATHS

- Elongated Commodes
- One Piece Fiberglass Tub & Shower Surrounds
- Fiberglass Showers
- Garden Tub\*
- Twin Vanity Sinks\*
- Designer Color Vanity Tops
- Vent Fans

#### KITCHEN

- Self-Cleaning Smooth Top Range with Microwave
- Multi-Cycle Dishwasher
- Ice Maker Hookup
- Garbage Disposal
- Designer Counter Tops
- Fine Quality Cabinets
- Stainless Steel Double Sink
- Crown Moulding on Cabinets

\*Per Plan

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