

EDENWOOD

Gourmet Kitchen

- 36" oak recessed panel doors
- Whirlpool free-standing gas range
- Whirlpool recirculating vent hood
- Whirlpool energy efficient dishwasher
- Garbage disposal
- Icemaker line to refrigerator
- Moen® chrome single handle faucet and sprayer
- Stainless steel two bowl sink

Glamorous Baths

- Oak recessed panel cabinetry
- Cultured marble tops with dual bowls in owner's suite (per plan)
- Fiberglass garden tub in owner's suite
- Separate fiberglass shower with glass door in owner's suite
- Elongated commodes
- Pedestal sink in powder bath (per plan)
- Moen® chrome dual handle faucets
- Moen® anti-scald shower valves

Spectacular Interior Features

- Wood burning fireplace with gas log lighter
- Decorative mantle with marble hearth
- Spacious walk-in closets in owner's suite
- Brushed Chrome door knobs
- Ventilated shelving closets and pantry
- Raised panel interior doors
- Smooth ceilings throughout
- Accent stained oak railings with painted balusters (per plan)
- Disappearing attic stairs

Flooring

- Plush stain-resistant carpeting
- Elegant hardwood flooring in foyer and powder bath
- Low maintenance vinyl flooring in kitchen, baths and laundry room

Lighting & Mechanical Features

- Ceiling fan with light kit in family room and owner's suite
- Ceiling lights in secondary bedrooms
- Designer light fixture packages
- Front and rear flood lights
- Smoke detectors
- 50 gallon gas water heater
- Natural gas furnace and AC (zoned or dual in two story homes)
- R13 exterior batt insulation, R19 sloped ceiling batt insulation, R30 flat ceiling blown insulation and R19 ceiling insulation in basement

Electrical & Technology Features

- Structural wiring package that includes:
- Phone - CAT5 in kitchen and standard bedrooms
- Cable RG6 outlets in family room and standard bedrooms
- Complete security system

Outside Your Home

- 25 year dimensional shingles
- Treated wood deck on basement homes
- Fiber cement siding
- Decorative front door with glass inserts
- Brushed chrome front door pull
- Brushed chrome deadbolt locks on exterior doors
- Double pane wood windows with grids between glass on front
- Steel garage doors wired for opener
- Bermuda sod in front, side and rear yard (per site conditions)*
- Professionally designed landscape package
- One year fertilization and aeration program
- Decorative mailbox

Structural

- Engineered I-joist floor system
- Nine foot ceilings on main level
- Three piece rough-in for future bath included in optional basement

Community Amenities

- Delight in the quiet beauty and picturesque setting of this new master planned neighborhood in Paulding County, where the development lives in harmony with this majestic property. Trails, parks and open space in this conservation neighborhood will combine to cover over 40% of the total 700-acre development.

The Edenwood plan embraces the natural beauty of Pumpkinvine Creek, which meanders around and through the neighborhood inviting homeowners to enjoy the outdoors without getting in their cars. Sidewalks and trails allow residents to walk, stroll or ride their bikes to neighborhood parks or visit friends. The Edenwood Club offers a clubhouse with fitness center, water park, tennis courts, playground and sports park. The families of Edenwood will also relish a planned 6-acre commercial center along Harmony Grove Church Road located between the two entrances of the community. Services may include day care, dry cleaning, convenience shopping, and other retail services.

Come find your special place at Edenwood. FOR MORE INFO ON ALL THAT EDENWOOD HAS TO OFFER, VISIT THE COMMUNITY WEBSITE AT www.edenwoodfun.com

- Homeowners Association
- Protective covenants for community integrity
- Public water and sewer systems
- Community sidewalks
- Street lights

Customer Care

- One Year Limited Warranty
- RWC, 8 Year Limited Structural Warranty
- Design Center Consultation
- Pre-construction Meeting
- Pre-Drywall Meeting
- New Home Orientation

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* Exact sod areas to be determined at Pre-construction Meeting

Sterlingcrest Homes also offers a wide variety of optional features so that you may custom tailor your new home. Please see your Sales Associate for Details.

Pricing, distinctive features, and specifications are subject to change without notice or obligation.

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