



### BOYL Mercury Advanced Luxury

#### EXTERIOR FEATURES

Exclusive exterior designs with brick, stone, stucco per plan  
Covered rear patio sized per plan with brick or stone column(s)  
Slate surface at front exterior entry with choice of four colors  
Dimensional 30-year weathered-wood shingles  
Custom address block per community guidelines  
Choice of White or Almond vinyl window frames per plan  
Cementitious fiber cement siding, fascia, soffit & trim where applicable  
Beautiful 8 foot front entry doors in a choice of designs  
Kwikset Deluxe handle set with separate deadbolt matched to door  
9100 series Wayne Dalton insulated garage door with a choice of panel styles and decorative hardware  
Automatic garage door opener with 2 remotes  
Driveway to be broom finished with smooth picture frame edging  
Broom finished entry walk

#### INTERIOR FEATURES

10' Ceilings first floor and 9' minimum second floor (per plan)  
Customized interiors crafted for aesthetic impact  
8' interior doors first floor and 6'8" doors second floor  
Rounded sheetrock corners at all impact areas  
Satin nickel door levers on all doors with matching hardware  
Dragged Monterey texture at ceilings and walls  
Choice of Sherwin Williams two tone interior paint  
Wood shelving and stained closet rods in all closets per design  
42" direct vent fireplace with custom mantle (choices available) and raised hearth per plan  
Decorative 5 1/4" wood base downstairs and 4 1/4" at upstairs areas  
Ceiling fan with light kit and dark blades in family, master bedroom, and gameroom  
Two story home will have stained oak handrails with metal balusters in a choice of styles  
4 1/4" Crown molding at entry, master suite, dining room, family and study  
Insulated full lite glass panel door at rear patio per plan  
Flush-mounted LED down lighting per plan  
Kichler designer light fixtures  
White paddle switches throughout

#### KITCHEN FEATURES

42" Kent Moore kitchen upper cabinets with stacked crown molding  
Granite countertops with square edge, tile backsplash,  
Delta spray faucet, and 1/3 hp garbage disposal  
9" deep stainless steel 50/50 undermount kitchen sink  
Flush-mounted LED down lighting at kitchen per plan  
Well-designed work space with island at kitchen per plan  
Custom built-in accessories in kitchen cabinets

#### LUXURIOUS BATHS

Kent Moore bath cabinets in choice of styles and colors  
Maestro marble tops with rectangular undermount porcelain sinks at master bath  
Oversized acrylic soaker tub with tile tub skirt, tile surround and deck-mounted Delta faucet at master bath per plan  
Owner's shower to include mud set shower pan, built-in tile ledge, 3/8" thick frameless shower enclosure, and ceramic tile shower surround over hardibacker with 12X12 ceramic tiles in a choice of colors  
Framed mirrors at master and powder baths in a choice of styles  
Brushed nickel fixtures at master and powder baths with matching accessories  
Powder bath to include furniture style cabinet with vessel sink, Maestro marble countertop and framed mirror  
Chrome finish fixtures and accessories at secondary baths mounted on cultured marble tops with square edge and integral rectangular sinks  
Choice of 12X12 ceramic tile over hardibacker at secondary baths

#### FLOORING FEATURES

Ceramic tile choice at entry, kitchen/breakfast, all baths and utility  
Wide selection of carpet over 1/2 inch pad  
Professional decorator assistance through Design Gallery with a total of 6 hours assistance

#### Mercury Advanced Energy Conservation

Energy efficient Energy Plus program by CastleRock  
16 SEER Lennox HVAC system with environmentally friendly 410A refrigerant, fresh air intake and media filter  
One 50 gallon gas-fired water heater on homes up to 2.5 baths, two 40 gallon water heaters on homes with 3 or more baths  
Jumper ducts for pressure balancing  
Lennox High efficiency central gas heating  
Ridge vent, soffit vent and air hawk attic ventilation per plan  
Continuous perforated soffit ventilation per plan  
Weatherstripped exterior doors  
Poly seal on all base plate and wood penetrations to exterior  
Energy efficient dual-pane vinyl windows with LowE366 Cardinal glass  
Honeywell programmable thermostat  
High efficiency light fixture package with CFL bulbs per plan  
Elongated high performance toilets  
Low flow shower heads and faucets  
GE built-in stainless appliance package with 36" side-by-side refrigerator, 30" double oven, 36" gas cooktop, 36" vent hood, external venting microwave, and dishwasher  
Third party insulation inspections

#### Engineering and Advanced Comfort Technology

Professionally engineered/designed post-tension foundations  
Engineered subfloor I beam systems on all two-story homes  
Engineered frame designs  
Coach lights at front, rear and exterior garage per plan  
Combination smoke and carbon monoxide detectors in bedrooms and halls with battery back-up  
PEX water distribution system with main water shut off access  
Copper wiring with protective housing at exterior GFCI outlets  
Electrical breaker box located in attached garage  
Phone jacks in kitchen, master bedroom, media, and study per plan  
Cable TV pre-wired in family, master, gameroom, media, and study per plan  
Media room includes 5.1 surround sound pre-wire  
Security package includes: 1 control panel, 1 keypad, 1 interior siren, 2 additional pre-wired keypad locations, 1 motion detector at family, 3 finished glass breaks contacts at up to 5 accessible doors, and 1 battery backup  
Optional tech wiring packages available by appointment  
Lighted front entry doorbell  
1-1/8" subfloor material on two story plans

#### LANDSCAPING PACKAGE

\*\*Optional Landscaping packages available per bid  
\*\*Optional Fencing available per bid  
Full gutters with splashbocks or piped to drain as necessary  
Exterior hose bibbs with anti-siphoning devices per plan

#### CUSTOMER SERVICE FEATURES

Two-year warranty for materials and workmanship (see warranty)  
Ten-year structural component warranty (see warranty)  
Pre-start meeting with our team  
Pre-sheetrock meeting with our team  
Pre-move in orientation meeting with construction manager