

Mallard Lake

UNCOMMON LIST OF STANDARD FEATURES

Stone Partial Front on All Homes

All Homes Are Energy Star Certified Construction

Extraordinary Interior Features:

- ✓ 9' Ceilings Main Floor
- ✓ 25 oz Upgraded Mohawk Carpet with 5.5 lb. Padding
- ✓ Oak Flooring in Entry Foyer
- ✓ Wood Window Sills w/ Skirt Molding Under
- ✓ Vaulted Ceiling in Master Bedroom
- ✓ Pull Down Attic Stairs & Attic Storage Area
- ✓ Deluxe Raised Panel Interior Doors
- ✓ Nickel Door Hardware
- ✓ Ceiling Light Fixtures in All Bedrooms
- ✓ Ceiling Fan Prewires in All Bedrooms
- ✓ Smooth Finish Walls & Ceilings
- ✓ French Style Exterior Rear Door
- ✓ Alarm System Wiring
- ✓ Carbon Monoxide & Smoke Detector(s)
- ✓ Upgraded Resilient Flooring in Kitchen, Bath & Laundry

Stellar Exterior Features:

- ✓ Stone Partial Front on All Homes
- ✓ Floodlights in Rear of Home
- ✓ Insulated Windows with Screens & Tilt-out Cleaning
- ✓ Seamless Gutters with Downspouts & Splash Blocks
- ✓ Large Rear Concrete Patio
- ✓ Roofed Front Porch on Most Homes
- ✓ Landscaped Yards & Seeded Lawns

Impressive Kitchen Features:

- ✓ Designer Wood Cabinets
- ✓ Black Kitchen Appliances include:
 - Self Cleaning Range
 - Multi-Cycle Dishwasher
 - Garbage Disposal
 - Range Vent Hood
- ✓ Track Lighting in Kitchen
- ✓ Designer Countertops
- ✓ Ice Maker Connection
- ✓ Breakfast Bar Tops
- ✓ Pantry Closet with Shelving

Outstanding Bathroom Features:

- ✓ Cultured Marble Vanity Tops
- ✓ Garden Tub / Shower Unit in Master Bath
- ✓ Pedestal Sink in Powder Room
- ✓ Elongated Toilets
- ✓ 36" Tall 2 Sink Master Bath Vanity
- ✓ Towel Bars and Paper Holders

Other Great Features:

- ✓ 13 SEER Efficient Gas Heat & Central AC
- ✓ Efficient Zoned Heating & Air Conditioning
- ✓ 40 Gallon Efficient Hot Water Heater
- ✓ 10 Year Home Owners Warranty

Ask About Our Current Buyer Incentives*

Great Community Pool & Park!

704-594-9472

QUALITY HOMES • AFFORDABLE PRICES

* All Above As of September 19, 2011 – Subject to Change Without Notice – See Sales Consultant for Details

Oakmont Builders reserves the right to make material substitutions as required, with materials of equal or greater value without notice. All dimensions are approximate. Terms & conditions may vary per loan program. Information believed accurate, but not warranted, subject to change without notice.

