

# NEW HOPE RENTALS APARTMENT HOME FEATURES

## DESIGNER KITCHEN

- 42" designer quality crafted custom designed flat paneled wood cabinets with optional crown molding
- Convenient pantry for abundant storage
- **Stone countertops and 12" backsplash with 3 color choices**
- Stone breakfast bar (per plan)
- Under mount stainless steel sink
- 24" x 24" ceramic tile flooring
- Deluxe 1/3 hp Sink garbage disposal
- Stainless Steel Appliances

## STYLISH BATH

- Decorative vanity lighting fixtures
- Full width mirrors over vanities
- Designer wood cabinetry in all baths
- Granite vanity countertops
- High-end plumbing fixtures by Rubi
- 12" x 24" ceramic tile flooring

## DESIGN FEATURES

- 8'-6" Floor ceilings
- Satin nickel keypad entry lock set & deadbolt
- Convenient pre-wiring for security system
- Electronic Smoke Detectors
- Knockdown finished ceilings
- 2-panel Cheyenne interior doors
- Vinyl-coated ventilated shelving in all closets
- 3 1/2" colonial baseboards throughout
- 24"x24" ceramic tile flooring in foyer, kitchen and laundry
- Luxurious wall to wall carpeting in a variety of designer colors (installed over dense padding)

## EXTERIOR BENEFITS

- Fully lighted onsite parking on 1<sup>st</sup> level
- Ultimate exterior paint system
- Decorative architectural design panels

## ADDITIONAL FEATURES

- ENERGY STAR appliances
- LED lighting
- Advanced programmable thermostat
- Water-efficient faucets and shower heads

## ENERGY EFFICIENCY

- Low HERS (Home Energy Rating System)
- R-38 ceiling Insulation and radiant barrier (to reduce energy costs)
- UV-resistant window system to reduce UV rays, heat and fading
- Window flashing to reduce air and water leaks around windows
- Moisture-resistant material behind tubs and showers
- Minimum SEER 14 HVAC, as a standard in every home we build
- Sealed insulated ducts to prevent air leaks
- R-13 insulation value for walls (to reduce noise and energy costs)
- R-41 insulated exterior concrete walls (to reduce noise and energy costs)
- Impact resistant windows and doors (for hurricane and wind storm protection)

## CONSTRUCTION

- Solid poured concrete foundation and walls, reinforced with steel (for hurricane and wind storm protection)
- Engineered water management and storm water storm drain system
- Moisture-resistant roof underlayment
- Steel reinforced vertical load bearing walls from foundation to roof
- 5" thick solid poured concrete walls and 2<sup>nd</sup> level floors, hurricane and flood resistant and energy efficient

## ELECTRICAL

- Pre-wired for ceiling fans with switches for all bedrooms and living room
- High speed structured wiring for 4-line phones video and computer, includes CAT-5 data lines
- Electrical smoke detectors with battery back-up
- Carbon monoxide detector
- Minimum 200-amp electrical panel with circuit breakers
- Copper wiring in the interior of the home

## COMMUNITY

- Underground utilities
- Municipal water & sewer
- Exterior building insurance coverage on all units
- Monitored alarm system with each home