

## DESIGN FEATURES CONTINUED

### INTERIOR CONT.

Smooth Ceilings  
"Drop Zone" cubbies in oversized Laundry Room  
Two wall colors from Pittsburg Paints®  
Pittsburg Paints® High Build primer on walls (makes them smooth)  
Direct Vent LP fireplace with glass front and logs  
Choice of Carpet with 6 pound padding  
Site finished White Oak flooring (lifetime product, refinishable)  
(Great Room, Kitchen, Eating, Dining, Foyer, Halls, Powder Room)  
Carpet in Bedrooms and Upstairs  
Tile in Baths (except half bath), Laundry and around fireplace  
Four full baths PLUS powder room  
Bedroom 4 converted to "Super Closet"  
Ventilated shelving in all closets  
Recessed lights in Great Room and Master Bedroom  
Interconnected smoke detectors in each Bedroom and on each floor  
Speaker prewire (Screen Porch, Master Bedroom, Dining Room)  
Two Home Theatre prewires (Upstairs and Great Room)  
Ceiling fan prewire in all Bedrooms

### BATH FEATURES:

Ceramic Shower in Master Bath  
42x72 Whirlpool Tub in Master Bath  
8" Spread Moen® "Eva" faucets at Master Bath and Powder Room  
Moen® Posi-temp® pressure balancing valves all tubs and showers  
Elongated Toto® Toilets  
One piece fiberglass tubs/showers in other baths (easy to keep clean)  
Eljer Lavatories with Granite Top on Master Vanity  
Cultured Marble tops other baths  
Operable window over Master Whirlpool  
Pedestal sink in Powder Room  
Towel bar and paper holder in all baths  
Specialty mirrors in Master Bath and Powder Room  
Plate glass mirrors in other baths

### KITCHEN FEATURES:

Undermount 18 gauge 2 bowl Kitchen sink  
Stainless Appliance Package with: Smooth Top Range with Self Cleaning Oven, Microwave vented to exterior, Dishwasher and Refrigerator with ice maker, Granite counter tops, Pendant Lights at bar and 42" wall cabinets

### SPECIAL FEATURES:

Samm's Service System: Service requests are responded to in writing by next business day and diligently followed up on till satisfied.



**PARKVIEW**

AT BRUNSWICK FOREST

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# THE LIVE OAK

3,063 Square Feet • 4 Bedroom • 4.5 Bath • Bonus Room and Computer Loft



**PARKVIEW**

AT BRUNSWICK FOREST

# DESIGN FEATURES

## FLOOR PLAN



This floor plan illustrates a general plan which is subject to future change and revisions. Dimensions, boundaries and position locations are for illustrative purposes only and are not necessarily intended to be exact.

## Jernigan Homes

- DELIVERY TIME:** 150 Days from start of construction
- STRUCTURAL FEATURES:** Brick with vinyl accents  
 Raised conditioned crawl space. (warm in winter, cool in summer, dry all the time!)  
 "Glued and Screwed" Advantech® sub floor  
 2x6 Exterior Walls  
 Floored walk in attic storage area  
 Stick framed roof  
 Structural Design judgments made by Samm Jernigan, a builder with over 25 years experience  
 Termite treatment with one year bond  
 10 year structural warranty from Bonded Builders Warranty Group
- ENERGY SAVING FEATURES:** Energy Star® Certified Home  
 Double pane Low e Silverline® tilt windows (an Anderson Company)  
 Insulated fiberglass exterior doors  
 R-30 ceiling insulation  
 R-19 wall insulation  
 Compact Fluorescent Lighting  
 Extensive Air Sealing  
 Active Fresh Air intake  
 Very High Efficiency 15.7 SEER Lennox® Heat Pump  
 Two speed compressor (superior humidity removal)  
 Lennox Harmony III Zoning for comfort  
 Heat Pump properly sized (saves electricity and assures comfort, too large cools but doesn't dry, too small doesn't cool or dry air.)  
 Digital Thermostat with integral humidistat  
 Very Quiet ventilated Panasonic/E Bath Fans  
 80 gallon electric water heater
- EXTERIOR FEATURES:** Choice of Brick  
 30 year TAMKO® Architectural Shingles  
 Vinyl Shutters in choice of colors  
 Three car garage with openers  
 Recessed soffit lighting  
 Two exterior water faucets  
 Three exterior electrical outlets  
 Large Aluminum Framed Screen Porch with Tile floor  
 Generous Front Porch with Tile floor  
 Screens on windows  
 Lush Landscaping with irrigated Centipede lawn
- INTERIOR FEATURES:** Tall ceilings (9' minimum)  
 Coffered beam ceiling in Great Room (11'-6" tall)  
 Crown Moulding in Kitchen, Dining and Master Bedroom  
 Relief ceiling in Dining  
 Tray ceiling (10') in Master Bedroom

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