



Pelican PreserveSM

A 55 and Better Community

INCLUDED HOME FEATURES Patio

CONSTRUCTION FEATURES

- Steel reinforced concrete block construction
- Concrete and block have green additives in the mixture
- Professionally engineered roof trusses with hurricane tie-downs for wind protection
- Steel-frame interior wall construction
- Green termite prevention
- Hose bibs
- Glass front door (per plan)
- Hurricane protection on sliding glass doors and windows

EXTERIOR DESIGN FEATURES

- Sherwin Williams[®] paint
- Landscape designs are eco-friendly
- Automatic in-ground irrigation system
- Designer exterior lighting
- Screens on all operable windows
- Gutter system (per plan)
- Opener on all garage doors
- Steel reinforced garage door
- Garage door keypad for easy access
- Fully landscaped and improved homesite
- Concrete roof tile
- Brick paver driveway and entryway
- Brick paver lanai
- Epoxy garage floor finish
- Aluminum screen construction

INTERIOR DESIGN FEATURES

- 1/2" inch interior drywall
- Sherwin Williams[®] low volatile organic compounds (VOC) interior paint
- Washer and dryer
- Solid surface window sills
- 2" designer window blinds
- Low volatile organic compounds (VOC) carpet
- HVAC system customized to plan and homesite (right size for heating/cooling)
- Designer tile in all wet areas
- Raised panel interior doors
- Vinyl-coated shelving in closet and pantry

ENERGY SAVING FEATURES

- Quick recovery energy-efficient hot water heaters
- Programmable thermostats
- Energy saving insulation in walls and ceiling
- R-4.1 perforated Fi-Foil radiant barrier on exterior walls
- Roof products offer LEED[®] points

ELECTRICAL APPOINTMENTS

- LED lighting (per plan)
- Smoke and carbon monoxide detectors throughout home
- Cable outlets in all bedrooms, den and family room
- Lighting in all walk-in closets
- One hot electrical outlet with switch in all bedrooms
- Pre-wired for fan or light fixture in all bedrooms, den and living room
- Wi-Fi CERTIFIED[™] Home - See brochure for additional features

LUXURY KITCHEN FEATURES

- In-sink food disposal system
- Designer faucet
- Stainless steel undermount kitchen sink
- Designer cabinet hardware
- Complete GE[®] stainless steel appliance package Including:
 - Dishwasher
 - Over-the-range microwave
 - Smooth cooktop range
 - Side-by-side refrigerator
- 4" counter backsplash
- Granite countertops
- Pull-out trash can
- Pull-out cabinet shelves

ELEGANT BATHROOM FEATURES

- Elongated commodes in all water closets
- Designer shower wall tile
- Clear glass enclosure in master bath
- Designer plumbing fixtures and accessories
- Designer lighting in all bathrooms
- Faucets and showerheads certified to meet EPA WaterSense[®] criteria
- Backsplash on all bathroom countertops
- Tile shower floor (per plan)
- Cultured marble vanity tops

Everything's Included[®], and every room's connected.



EVERYTHING'S
INCLUDED

