



Included Features

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Exterior/Structural

- Tile Roof
- Plywood roof with peel and stick underlayment
- 3 course stem wall filled solid with concrete
- Upgraded slab package with fiber and mesh
- Permit and impact fee allowance (see allowances)
- R38 insulation with rigid wall insulation
- Sonoma insulated garage door + opener/keypad
- Insulated impact glass windows and doors
- Paver driveway and walkway per plan
- Up to 6,500 sq. ft. of floritam sod with Irrigation System
- Landscape allowance (see allowances)
- Aluminum soffit and fascia
- Stucco banding per plan with foam at entry
- 2 exterior GFI outlets + 3 hose bibs

Bathrooms

- Granite countertops (see allowances)
- 36" vanities with choice of GulfLife Homes' 9 standard cabinet styles and finishes
- Floor to ceiling shower tile w/listello (see allowances)
- Moen Eva 4" spread faucets with Sterling toilets
- Soaking tub w/tiled tub deck and listello *master* (see allowances)
- One product niche *master*

Interior

- Choice of bull nose or square corner bead
- 8' colonial interior doors throughout
- 8' pocketing sliding glass doors per plan
- Oil rubbed bronze lever door hardware
- Wood window sills with casings per plan
- Decorator coffer ceilings with crown per plan
- Flooring & wall tile (see allowances)
- Hanging lights (see allowances)
- Upgraded 3-color interior paint package
- Recessed lighting package per plan
- Textured walls per plan
- 5 ¼ inch baseboards and 3 ½ inch door casings

Kitchen

- Pantry (*Walk-in Pantry Seabreeze II only*)
- 42" upper cabinets with choice of GulfLife Homes' 9 standard cabinet styles and finishes
- Stainless steel appliance package (see allowances)
- Granite countertops w/tile backsplash (see allowances)
- Cabinets w/crown & light rail plus under cabinet lighting
- Moen Arbor faucet w/pull out sprayer
- Stainless steel under mount sink
- Garbage disposal

Included Allowances

<u>Seabreeze II</u>	<u>Tuscany</u>	<u>Capri</u>	<u>Sorrento</u>
Flooring and wall tile \$10,000	Flooring and wall tile \$12,000	Flooring and wall tile \$15,000	Flooring and wall tile \$15,500
Countertops \$3,700	Countertops \$3,900	Countertops \$4,400	Countertops \$4,400
Landscaping \$1,500	Landscaping \$1,500	Landscaping \$1,500	Landscaping \$1,500
Appliances \$2,500	Appliances \$2,500	Appliances \$5,000	Appliances \$5,000
Hanging lights \$900	Hanging lights \$900	Hanging lights \$900	Hanging lights \$900

Not Included: lot, betterment fees, city assessments, well/septic, additional stem wall courses (if needed), additional fill (if needed)

* GulfLife Homes LLC reserves the right to make changes to features and/or pricing without notice.