

# OAKHAVEN PARK



## TWO STORY SINGLE FAMILY HOMES

### main floor living available

Discover Oakhaven Park – Bountiful's Premier New Community!

Oakhaven Park is a charming single-family home community in Bountiful, Utah, offering a suburban lifestyle with modern comforts. Nestled in a peaceful neighborhood, it provides easy access to parks, top-rated schools, and local shopping, making it the perfect place for families to call home. **This is a wonderful opportunity to live in the heart of Bountiful.**

## SINGLE FAMILY HOMES FROM THE \$800,000s



### Neighborhood Perks

- Dicks Market Place Bountiful
- Close access to local elementary, junior high, and high schools
- Near Bountiful's Main street which provides access to local shops, bakeries and more
- Near Trails that take you into the beautiful foothills of Bountiful

Disclaimer: Actual models may differ from the images shown here. Optional items not included in base price may be shown. Speak with a Brighton Homes Representative for additional information. Areas and dimensions are approximate.



# BRIGHTON HOMES



(801)-299-1700



[Sales@BuildWithBrighton.com](mailto:Sales@BuildWithBrighton.com)



295 E 2050 S, Bountiful, UT

# FAIRMONT - LOT 1



## FAIRMONT - LOT 1 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
- LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

#### Designer Selected Features

This home has been professionally designed with curated finishes and fixtures. All selections are final and have been chosen for both style and function.

#### Kitchen

- Shaker cabinets in laminate Talas Cherry with stacked uppers to the ceiling
- Soft-close doors and drawers with tray divider, lazy susan, and garbage pull-out
- Honey bronze cabinet hardware
- Arizona Tile Biancone 6 cm mitered countertops
- Emser tile backsplash
- Farmhouse-style fireclay single-basin sink
- Delta faucet in champagne bronze
- Premium stainless steel appliance package including gas cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Shaker-style vanities with Arizona Tile Biancone countertops
- Emser tile shower walls and mosaic shower floor in master bath
- Freestanding soaking tub in master bath
- Frameless shower glass in master bath
- Porcelain tub with tile surround in secondary bath

- Delta faucets and bath hardware in champagne bronze
- Elongated toilets

#### Flooring

- 9" Coretec luxury vinyl plank in main living areas and powder bath
- Shaw carpet in bedrooms, stairs, and loft
- Emser tile in master bath, secondary bath, laundry, and powder bath

#### Laundry

- Shaker-style cabinetry with honey bronze hardware
- Arizona Tile Linen countertop with stainless steel sink
- Delta laundry faucet in champagne bronze
- Emser tile flooring

#### Fireplace

- Gas fireplace with wood mantel and precast surround

#### Trim

- Masonite Livingston 3-panel interior doors (8' first floor, 6'8" second floor)
- French doors to den
- Satin brass door hardware
- Mitered casing and 5" block baseboards
- Black horizontal metal stair railing

#### Electrical & Lighting

- LED recessed lighting throughout
- Designer chandelier, vanity, and bath lights
- Ceiling fan rough-ins
- Outdoor wall lighting



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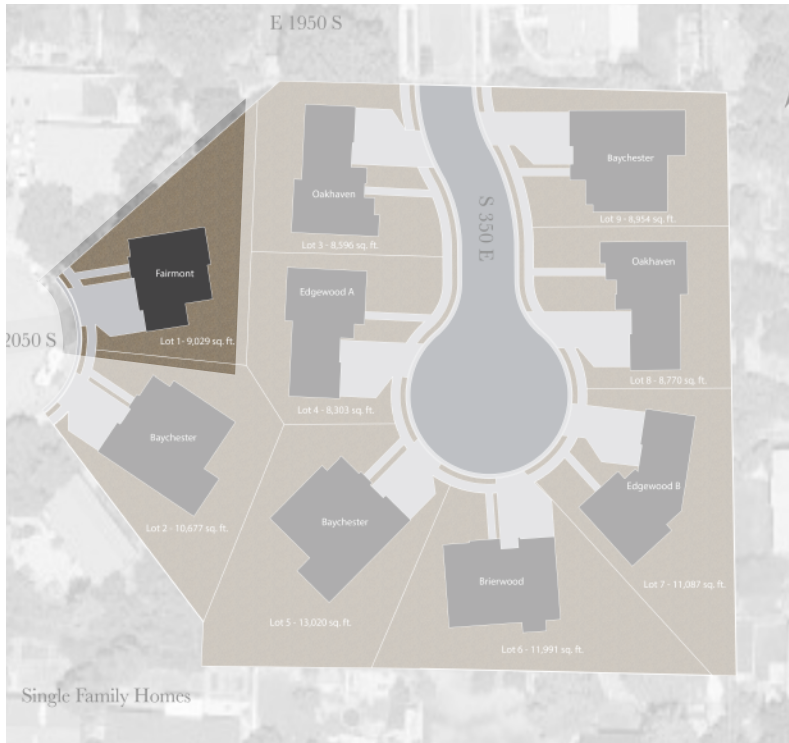
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295 E 2050 S, Bountiful, UT



# FAIRMONT - LOT 1



**\*landscaping not included with purchase of home**

## Square Footage

Finished - 2363 Square Feet  
Unfinished Basement - 1215 Square Feet

Total - 3578 Square Feet

Garage - 768 Square Feet

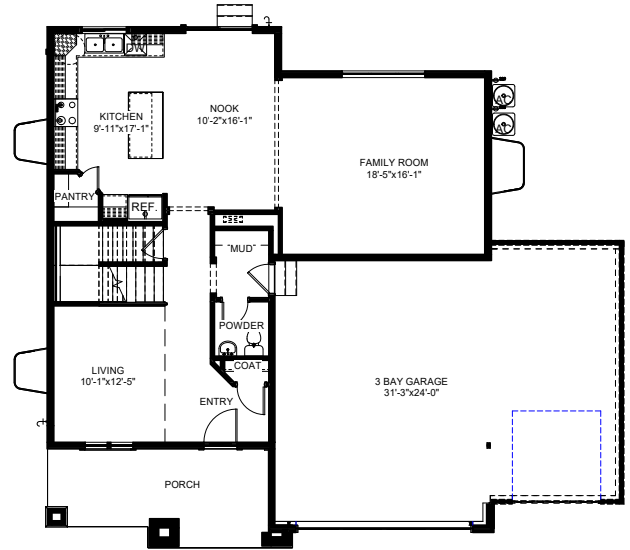


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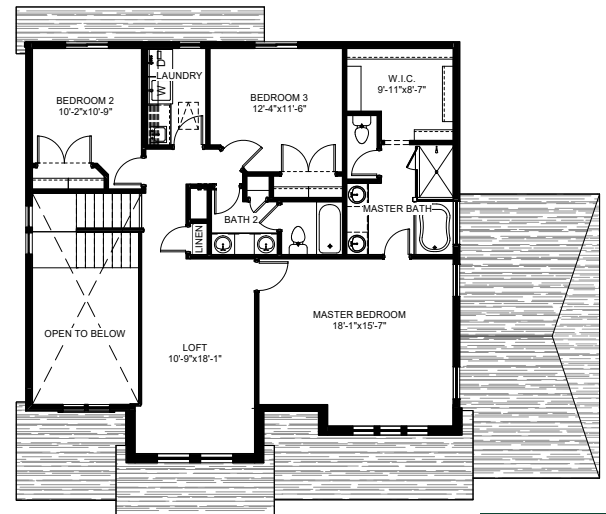


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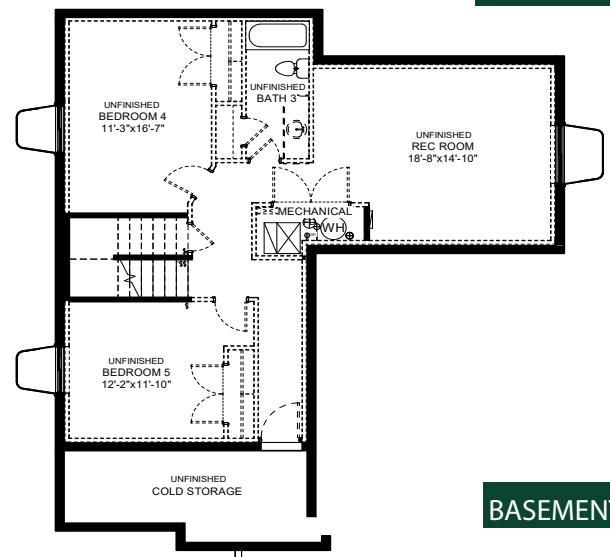
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LEVEL 1



LEVEL 2



BASEMENT

# BAYCHESTER - LOT 2



## BAYCHESTER - LOT 2 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
- LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

#### Designer Selected Features

This home has been professionally designed with curated finishes and fixtures. All selections are final and have been chosen for both style and function.

#### Kitchen

- Shaker cabinets in painted HDF with stacked uppers to the ceiling
- Soft-close doors and drawers with tray divider, lazy susan, and garbage pull-out
- Flat black cabinet hardware
- Arizona Tile Bianco Tiza 6 cm mitered countertops
- Emser tile backsplash
- Composite single-basin sink
- Delta pull-down kitchen faucet in matte black
- Premium stainless steel appliance package including gas cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Shaker-style vanities in painted HDF with Arizona Tile Bianco Tiza countertops
- Emser tile shower walls and mosaic shower floor in master bath
- Freestanding soaking tub in master bath
- Frameless shower glass in master bath
- Porcelain tub with tile surround in secondary bath
- Delta faucets and bath hardware in matte black

- Elongated toilets

#### Flooring

- 9" Coretec luxury vinyl plank in main living areas and powder bath
- Shaw Level 3 carpet in bedrooms, stairs, and den
- Emser tile in master bath, secondary bath, laundry, and powder bath

#### Laundry

- Shaker-style cabinetry with flat black hardware
- Arizona Tile Bianco Tiza countertop with backsplash
- Stainless steel sink with squared edges
- Delta laundry faucet in matte black
- Emser tile flooring

#### Fireplace

- Gas fireplace with mantel and precast surround

#### Trim

- Whitman interior doors (8' first floor, 6'8" second floor)
- Satin brass door hardware
- Flush craftsman casing with block baseboards
- Black vertical metal stair railing

#### Electrical & Lighting

- LED recessed lighting throughout
- Designer chandelier, vanity, and bath lights
- Ceiling fan rough-ins
- Outdoor wall lighting
- Added outlets in key locations



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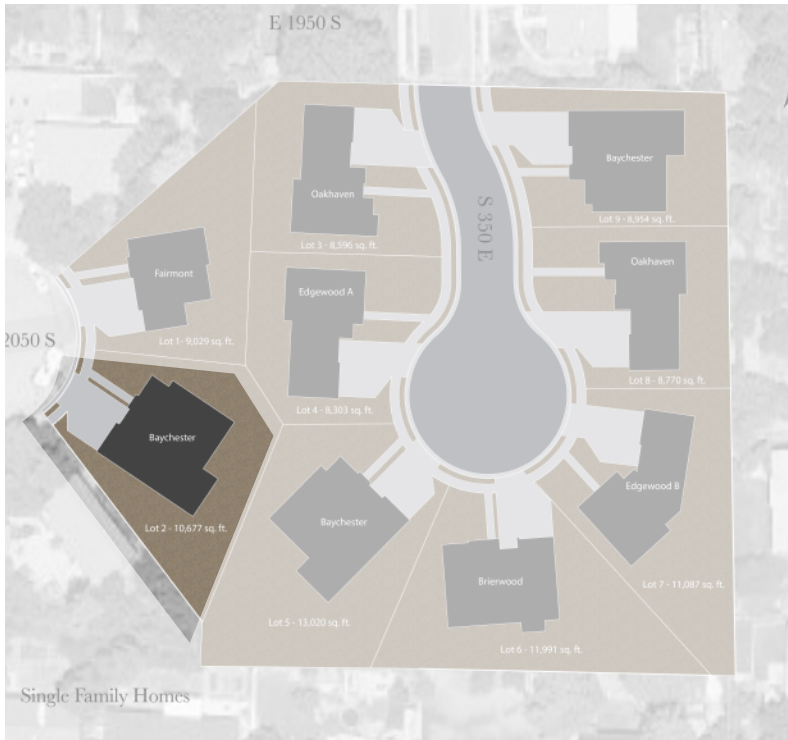
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# BAYCHESTER - LOT 2



**\*landscaping not included with purchase of home**

## Square Footage

Finished - 2301 Square Feet

Unfinished Basement - 2439 Square Feet

Total - 4740 Square Feet

Garage - 686 Square Feet

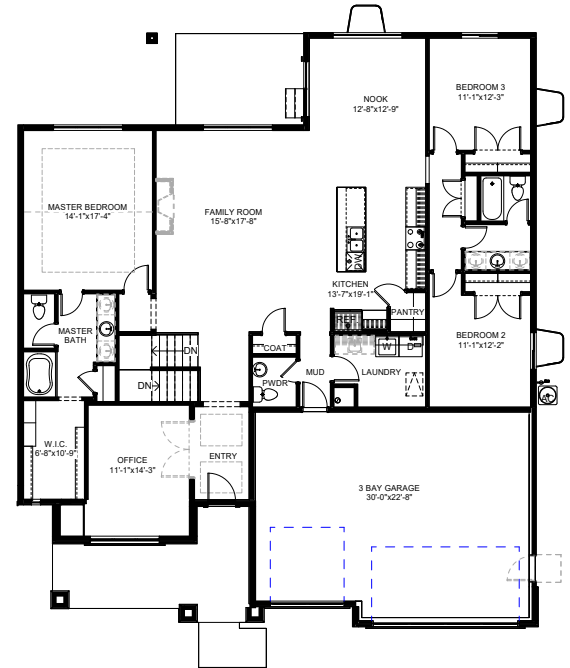


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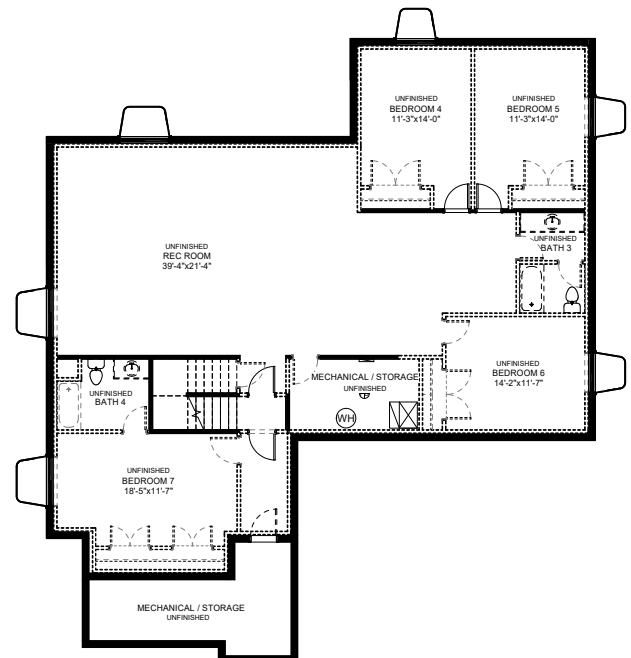


2.5-4.5

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LEVEL 1



BASEMENT

# OAKHAVEN - LOT 3



## OAKHAVEN - LOT 3 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
- LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



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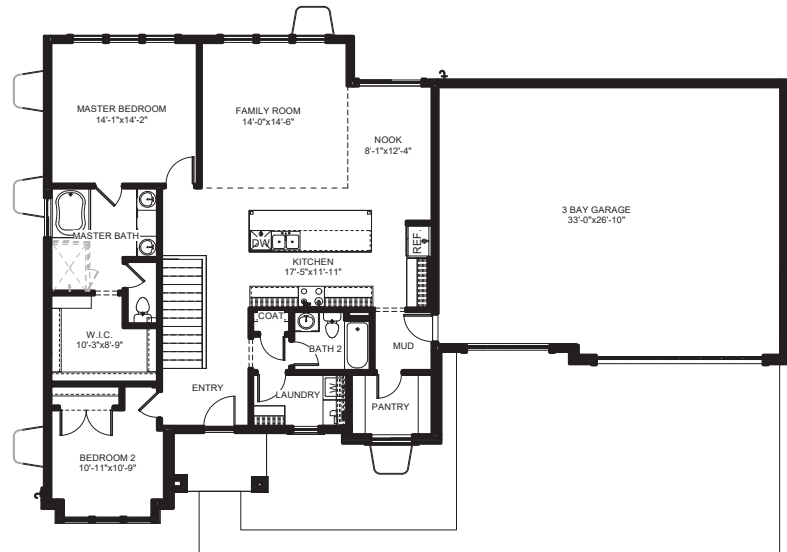
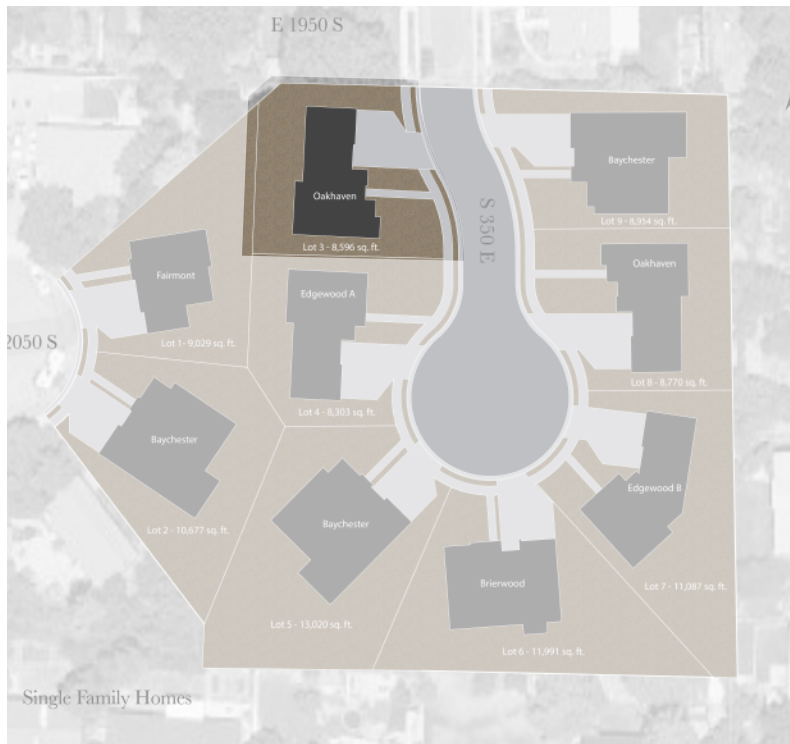
[Sales@BuildWithBrighton.com](mailto:Sales@BuildWithBrighton.com)



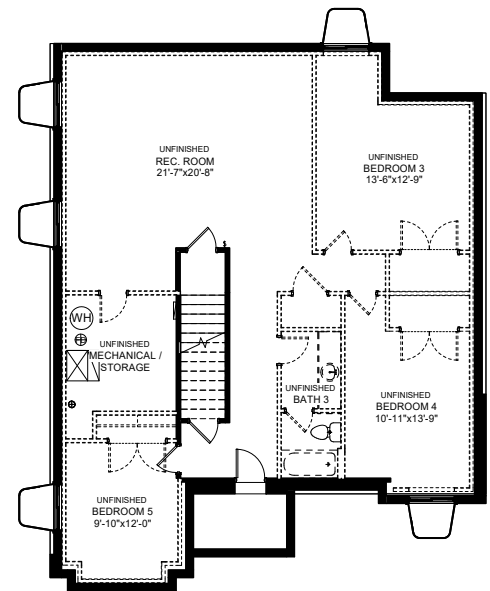
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# OAKHAVEN - LOT 3



LEVEL 1



BASEMENT



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2-3

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# EDGEWOOD A - LOT 4



## EDGEWOOD - LOT 4 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
  - LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Key pads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



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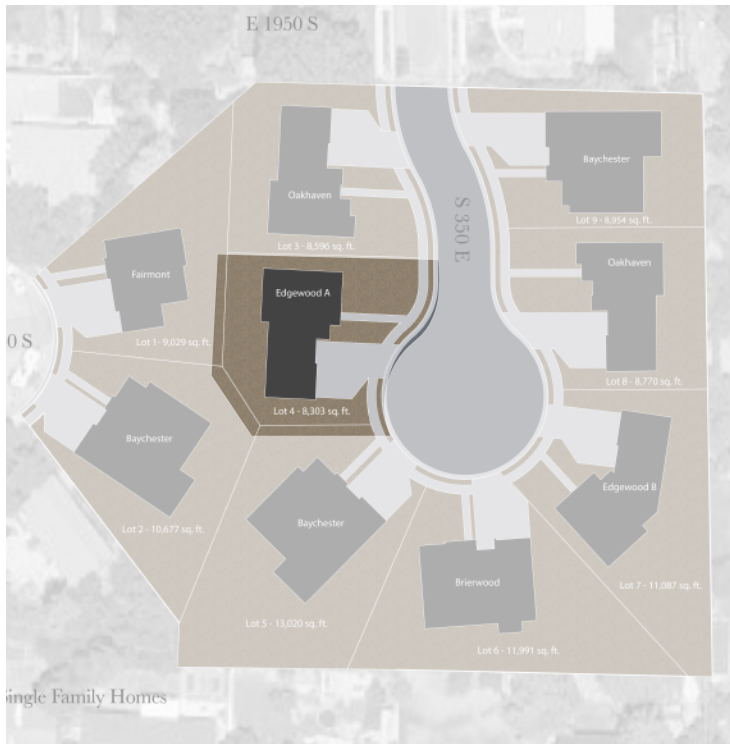
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# EDGEWOOD A - LOT 4



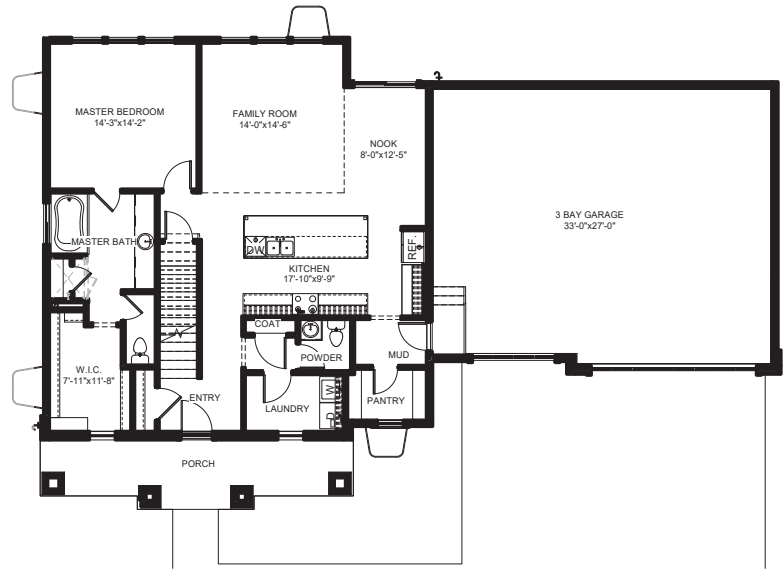
**\*landscaping not included with purchase of home**

## Square Footage

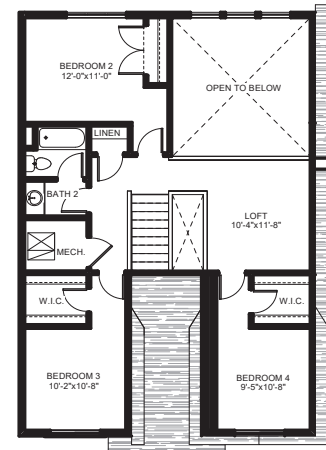
Finished - 2286 Square Feet  
Unfinished Basement - 1583 Square Feet

Total - 3869 Square Feet

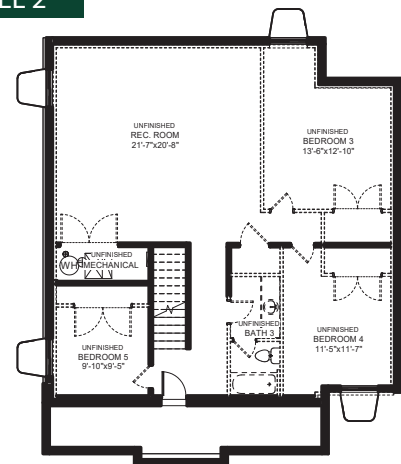
Garage - 922 Square Feet



LEVEL 1



LEVEL 2



BASEMENT



3-7



2.5-3.5

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# BAYCHESTER - LOT 5



## BAYCHESTER - LOT 5 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
  - LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



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# BAYCHESTER - LOT 5



**\*landscaping not included with purchase of home**

## Square Footage

Finished - 2301 Square Feet  
Unfinished Basement - 2451 Square Feet

Total - 4752 Square Feet

Garage - 692 Square Feet

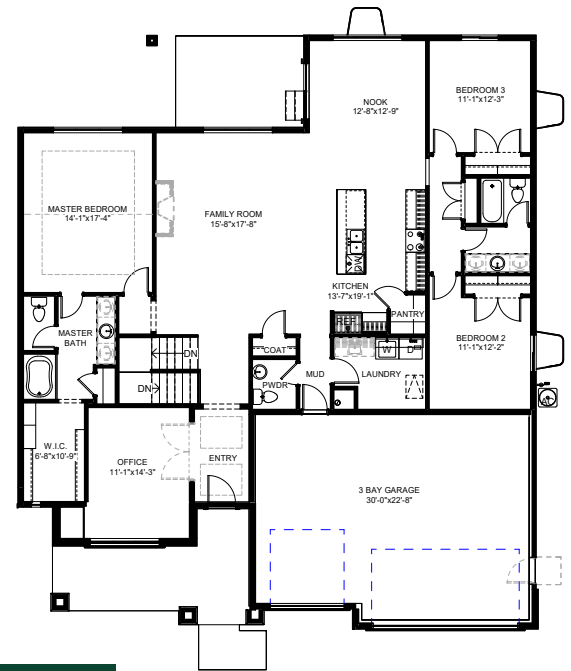


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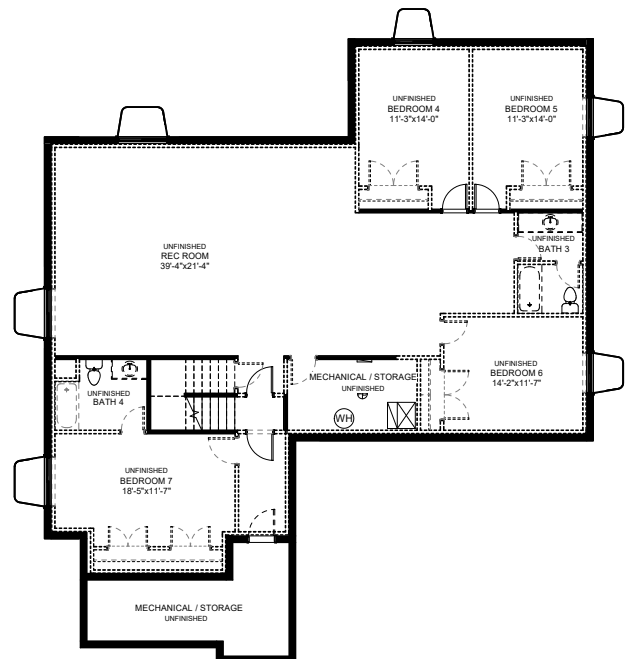


2.5-4.5

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LEVEL 1



BASEMENT

# BRIERWOOD - LOT 6



## BRIERWOOD - LOT 6 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
  - LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



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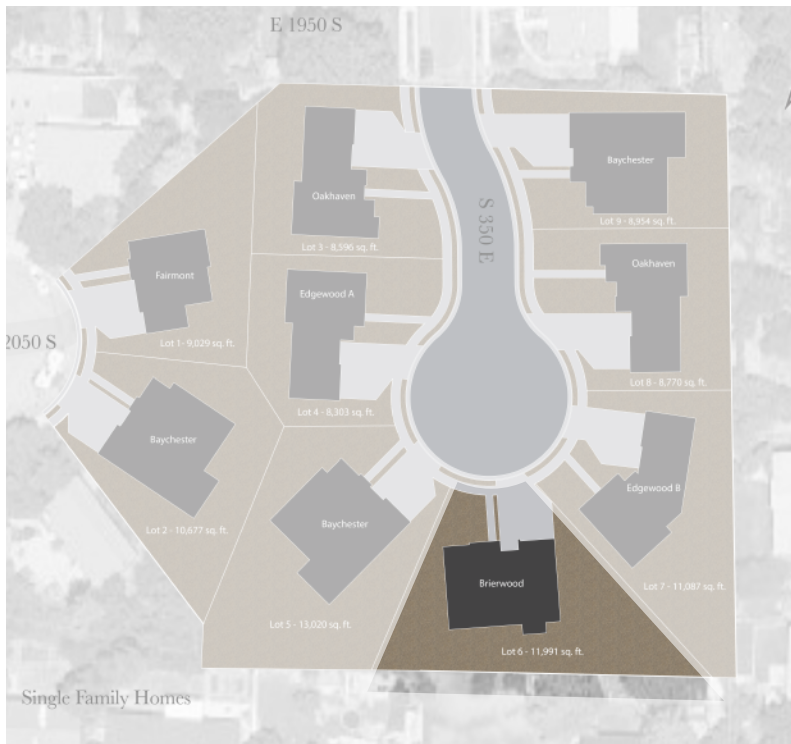
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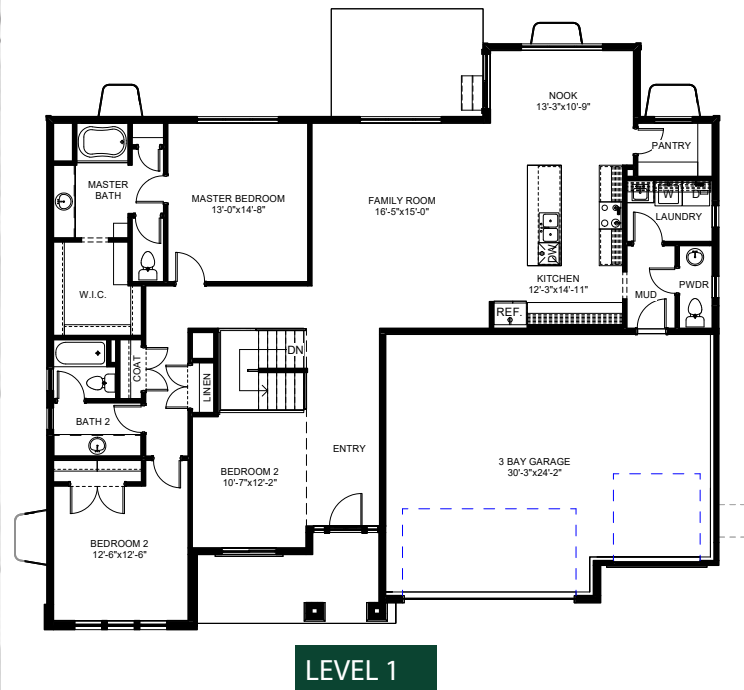
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# BRIERWOOD - LOT 6



**\*landscaping not included with purchase of home**



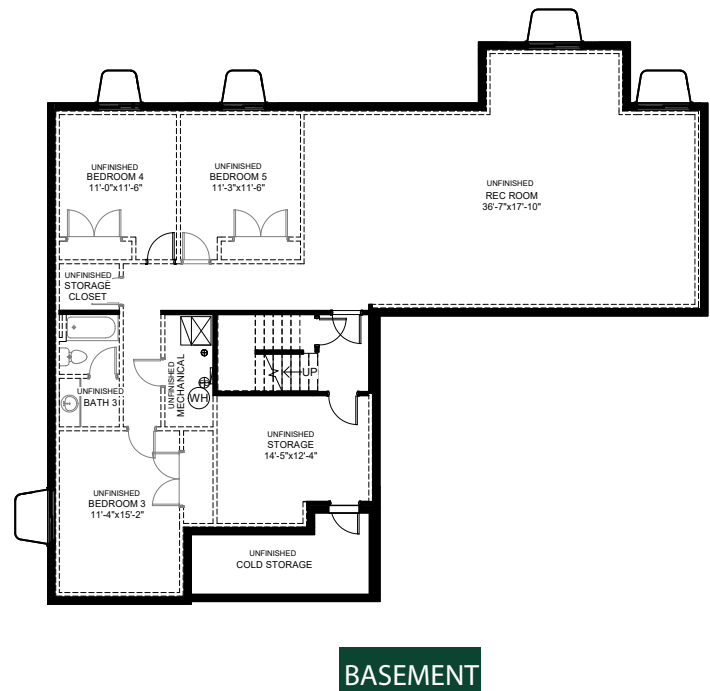
## Square Footage

Finished - 2085 Square Feet

Unfinished Basement - 2105 Square Feet

Total - 4190 Square Feet

Garage - 718 Square Feet



3-6



2.5-3.5

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# EDGEWOOD B - LOT 7



## EDGEWOOD B - LOT 7 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
  - LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



(801)-299-1700

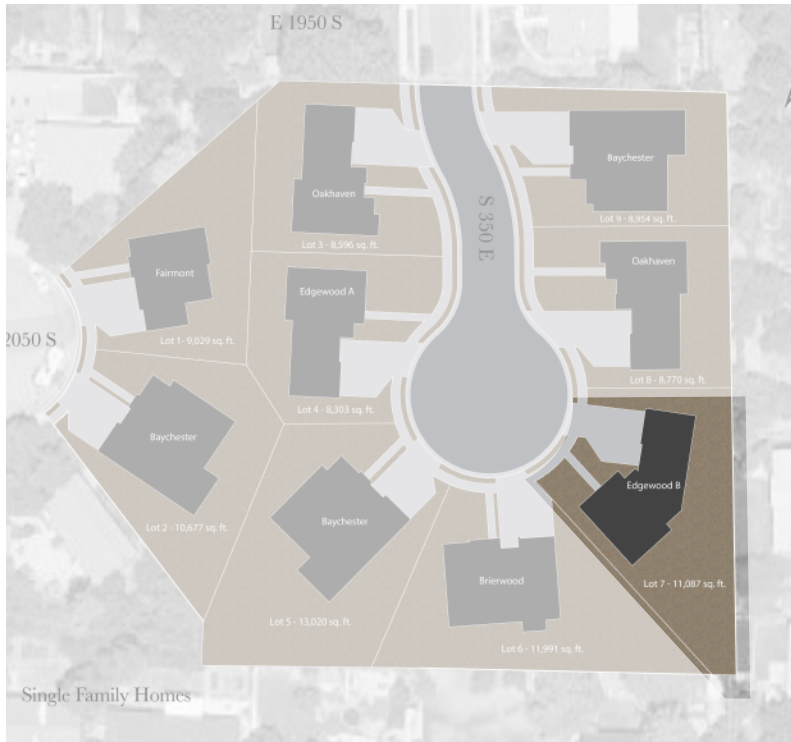


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# EDGEWOOD B - LOT 7



**\*landscaping not included with purchase of home**

## Square Footage

Finished - 2213 Square Feet

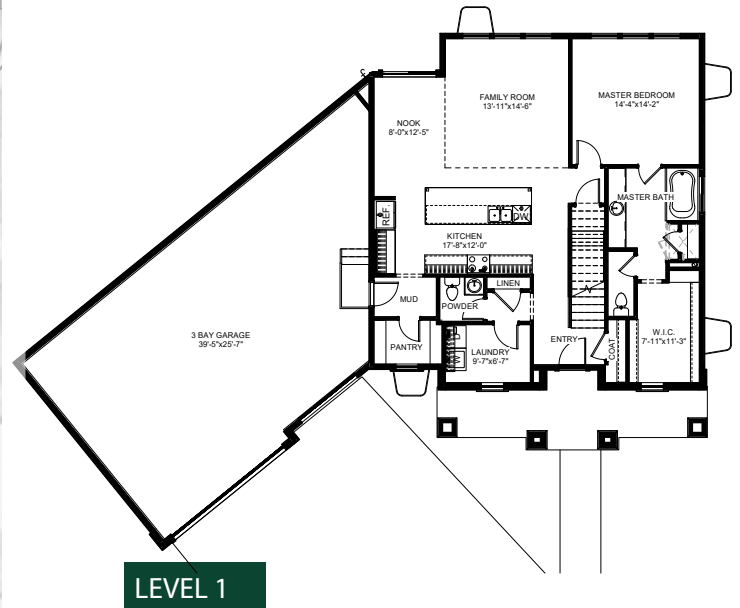
Unfinished Basement - 1569 Square Feet

Total - 3782 Square Feet

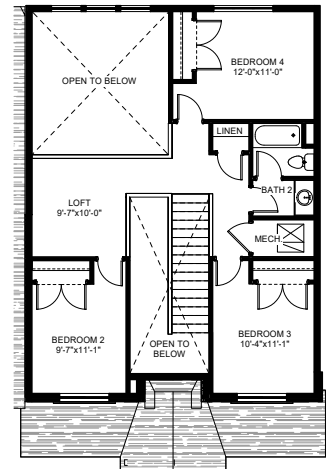
Garage - 1064 Square Feet



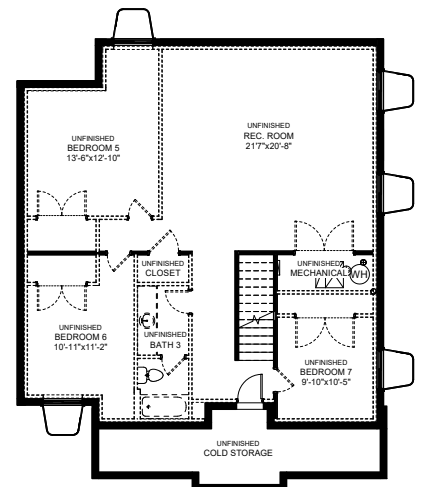
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LEVEL 1



LEVEL 2



BASEMENT



# OAKHAVEN - LOT 8



## OAKHAVEN - LOT 8 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
  - LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



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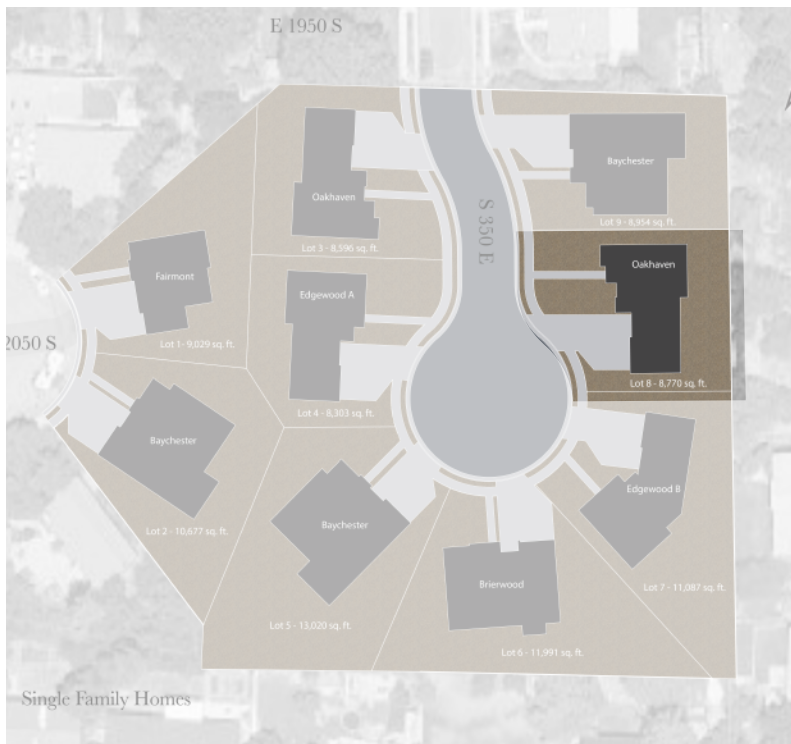


[Sales@BuildWithBrighton.com](mailto:Sales@BuildWithBrighton.com)

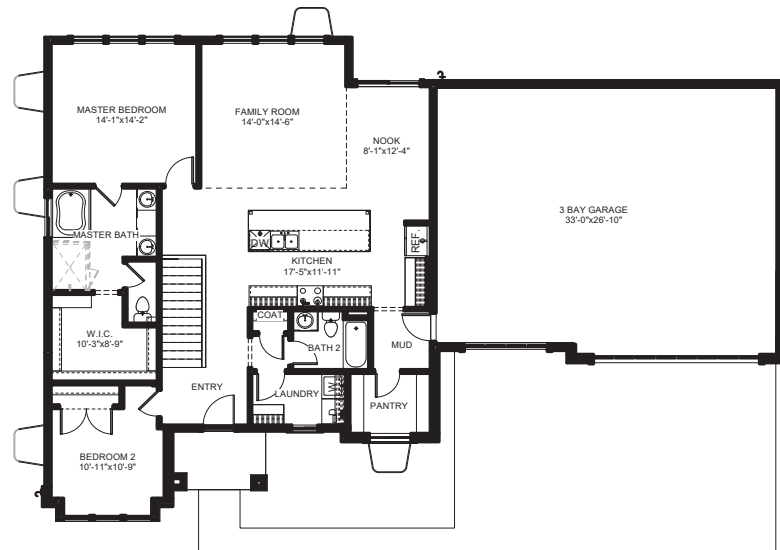


295 E 2050 S, Bountiful, UT

# OAKHAVEN - LOT 8



**\*landscaping not included with purchase of home**



**LEVEL 1**

## Square Footage

Finished - 1565 Square Feet

Unfinished Basement - 1581 Square Feet

Total - 3146 Square Feet

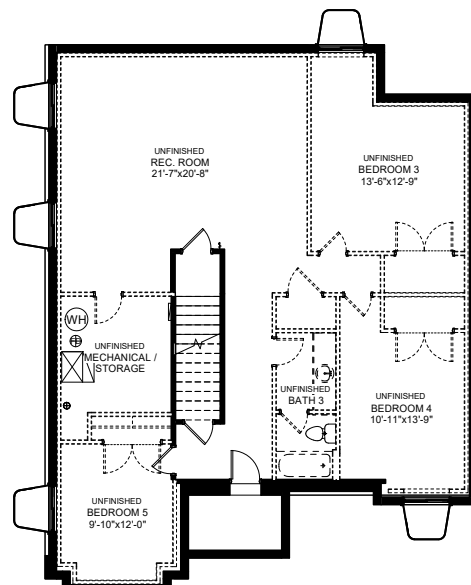
Garage - 915 Square Feet



**3-5**



**2-3**



**BASEMENT**

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# BAYCHESTER - LOT 9



## BAYCHESTER - LOT 9 INCLUDED FEATURES

### Structural & Exterior

- Professionally designed color selections
- Floor truss system to avoid drops
- Home warranty
  - One-year whole home coverage
  - Ten-year structural coverage
- Brick, Hardie, and lap siding
- 2x6 exterior wall framing
- basement entrance or walk-out basement (varies by lot)

### Interior

- Gas fireplace in the main living area
- 3 car garage
- Gourmet Kitchen with double ovens, hood over cooktop
  - 9' Ceilings on main floor, 9' basement walls
  - LG appliances
- Premium elongated toilets
- Master Bathroom with a separate soaking tub and shower

### Mechanical/Electrical

- 96% Efficient furnace in basement and level 2
- Low-E double pane windows
- Rheem's 50 gallon electric water heater
- (2) 14 SEER AC systems
- Flush mount LED lighting throughout
- Decora light switches
- Ceiling fan roughs throughout
- Garage door openers with Keypads
- EV Outlet: 220V pre-wire
- Media Bundle: Data, 2 USB & USB-C Plugs

### Finishes

Includes a professionally designed base package, with the ability to add upgrades with help from our design team.

#### Kitchen

- White HDF cabinets, 42" tall, with soft-close doors & drawers
- Cabinet hardware included
- Drawer bank, lazy susan, and garbage pull-out
- White subway tile backsplash
- 3cm upgraded quartz countertops
- Stainless steel single-basin sink
- Delta Level 2 kitchen faucet
- Gourmet kitchen with LG appliances: cooktop, double oven, dishwasher, hood, and microwave

#### Bathrooms

- Cultured marble shower surrounds
- Frameless shower glass in master bath
- Soaker tub in master bath
- Emser tile flooring in master and secondary baths
- Delta Level 2 bathroom faucets
- Elongated toilets

### Flooring

- Coretec luxury vinyl plank in main living areas and powder baths
- Shaw carpet in bedrooms
- Emser tile in master and secondary baths

### Laundry

- Sink base cabinet with countertop
- Stainless steel sink
- Delta laundry faucet with Emser tile flooring

### Trim

- 8' tall doors on first floor
- 5" baseboards

### Electrical

- Bidet outlet and pantry outlet
- Upgraded light fixtures throughout
- Ceiling fan and island pendant rough-ins



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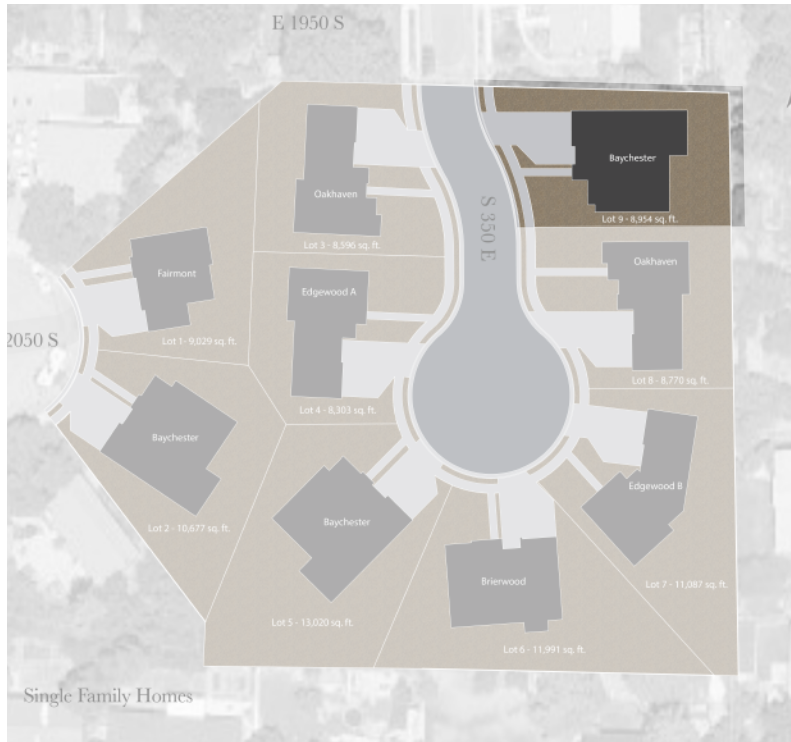
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# BAYCHESTER - LOT 9



\*landscaping not included with purchase of home

## Square Footage

Finished - 2301 Square Feet  
Unfinished Basement - 2435 Square Feet

Total - 4736 Square Feet

Garage - 686 Square Feet

3-7



2.5-4.5

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