

# *The Riley*

Two Car Garage

Hunters Hill



*The Riley*

5 Bed – 4 Bath

2895 SQFT

# The Riley's Standard Features

## **Building Standards:**

- Slab on grade concrete foundation
- Traditional stick framing methods
- Framed "Green Corners" for higher energy efficiency
- Engineered AdvanTech Sub Floor
- Eco friendly Sentricon Termite Bait Station
- Studs, ceiling joists and rafters will be 16" on center on the first floor & 24" on center of second floor

## **Exterior Features:**

- Hardie Lap & Board and Batten exterior siding
- Limited Lifetime Architectural Roof Shingles
- Metal roof
- Exposed rafter tails
- Single hung, double paned, low E glass, vinyl windows
- Fiberglass front door & locking system
- 8x8 smooth pine columns on the front & back porches
- 1x6 Cypress shutters with 1x4 raised accents
- \$30,000 landscaping budget. Landscape plan to be determined by builder to match community standards
- 2 Car Garage

## **Interior Features:**

- 10' smooth ceilings throughout the main floor & 9' smooth ceilings throughout the second floor
- Open cell R20 Spray Foam installed on roof deck
- Traditional R13 Batt/Fiberglass insulation installed in exterior walls (draft stopping measures to seal insulation)
- 50-gallon electric water heater
- 14.3 SEER2 electric heat pump
- Wood burning fireplace with 5' tall brick surround & hearth with a shaker style mantel
- Low Voltage pre-wiring included. Additional smart home packages available on pre-sale homes

## **Interior Finishes:**

### ***Design Features***

- 6" baseboards & cased windows throughout
- Recessed lighting throughout kitchen, living room, dining room & primary bedroom
- Wire shelving installed in all closets, pantry & laundry areas
- Interior walls primed & painted with Sherwin Williams® Paint. Includes two wall colors, one trim color & one ceiling color
- Mud Room at garage entry

### ***Flooring***

- Pre-finished engineered hardwood flooring in the first-floor common areas & laundry room
- Ceramic tile in all full bathrooms
- Carpet in all bedrooms, closets & any other rooms

### ***Kitchen***

- Shaker style, custom designed, wooden cabinets in kitchen & bathrooms
- Granite countertops throughout
- Stainless Steel appliances by Whirlpool®, including the dishwasher, wood vent hood, electric freestanding range & built-in microwave
- Oil Rubbed Bronze Delta® Kitchen Fixtures
- Stainless Steel undermount sink in kitchen
- Tiled backsplash in kitchen

### ***Bathrooms***

- Walk-in tile shower with waterproofing system in the primary bathroom
- Free standing tub in the primary bathroom
- Large double vanities in the primary bathroom with under-mount sinks
- Oil Rubbed Bronze Delta® Bath Fixtures
- Steel tub/shower with a tile surround in bathroom 2
- High quality fiberglass tub/shower in all other full bathrooms

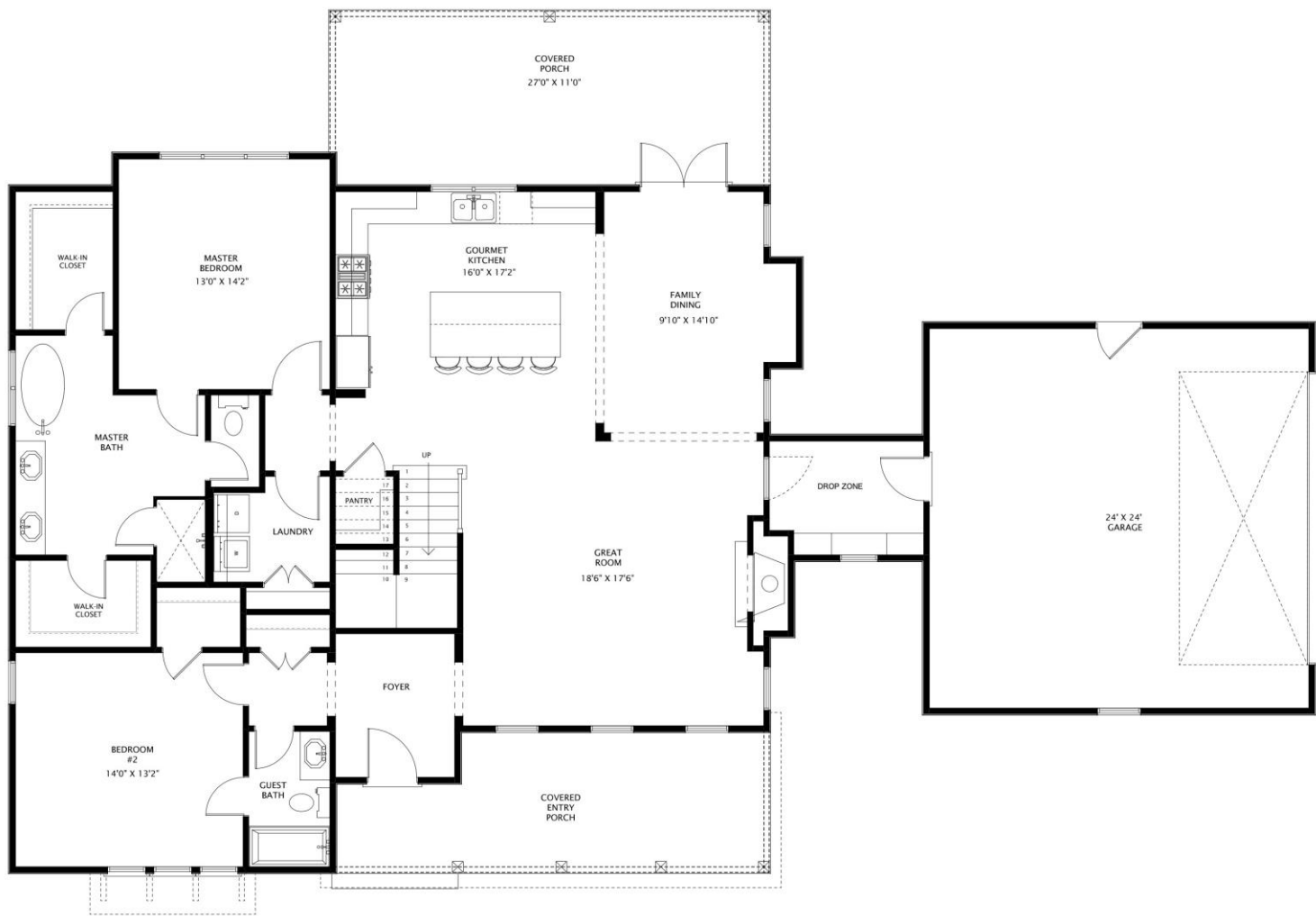
### ***Bedrooms***

- All Bedrooms will have ceiling fans

Customizing isn't complicated! Upgraded finish options are available for our standard finishes in pre-sale homes. We have all of our upgrade options, details, and pricing available for you in our Design Guide. View the link below to access it!

[www.hollandhomesllc.com/process/design-guide](http://www.hollandhomesllc.com/process/design-guide)

**MAIN LEVEL**



**UPPER LEVEL**





# Hunters Hill



"Building Reputations"

[www.HollandHomesllc.com](http://www.HollandHomesllc.com)

**(334) 332-7157**

THE ELEVATION AND FLOOR PLANS CONTAINED HEREIN ARE NOT TO SCALE AND ARE GRAPHIC ILLUSTRATIONS FOR MARKETING AND PRESENTATION PURPOSES ONLY. ACTUAL FLOOR PLANS AND ALL MATERIALS MAY VARY PRIOR TO OR DURING CONSTRUCTION. SOME FEATURES SHOWN MAY BE OPTIONAL. HOLLAND HOMES RESERVES THE RIGHT TO SUBSTITUTE MATERIALS AND COMPONENTS OF SIMILAR QUALITY, AND TO CHANGE FEATURES, OPTIONS, AND ARCHITECTURAL DETAILS WITHOUT PRIOR NOTICE. ACCORDINGLY, NEITHER THESE MATERIALS, NOR ANY COMMUNICATION MADE OR GIVEN IN CONNECTION WITH THESE MATERIALS, MAY BE DEEMED TO CONSTITUTE ANY REPRESENTATION OF WARRANTY, CONTRACT OR GUARANTEE OR MAY OTHERWISE BE RELIED UPON BY ANY PERSON OR ENTITY UNLESS CONVEYED IN WRITTEN FORM. THIS MARKETING INFORMATION AND PLAN ARE PROPERTY OF HOLLAND HOMES.