

## INCLUDED FEATURES

# Bayberry at Laurel Ranch



EFFECTIVE: 09/18/2024

### Distinctive Exterior Details

- Water-conserving front yard landscaping with smart irrigation system and weather-based controller
- Exterior LED lighting to brighten your home
- Engineered roof trusses for strength
- 1/2 HP **Wi-Fi**® chain drive garage door opener with two transmitters
- Concrete roof tiles
- **ENERGY STAR**® certified 8-ft. 6-panel front door
- Exterior front garage coach light
- Illuminated address fixture
- Fiberglass garage service door with dead bolt and weather stripping
- Coach light at slider, garage service door and front porch
- Hose bib (per plan)
- Electric vehicle charging station at garage (conduit only)

### Interior Craftsmanship

- Drywalled and taped garage
- Fiber-optic cabling
- Whole-house recessed fire sprinkler system
- Interior door hardware with antimicrobial technology
- 6-panel textured interior and closet doors
- Rounded wall and square window corners

### Fine Finishes

- 9-ft. first- and 8-ft. second-floor ceilings
- Low-VOC interior paint in Alabaster
- **CRITM** Green Label Plus® certified polyester textured carpeting with cushion in multiple color choices throughout except for wet areas
- 3.25-in. baseboards and 2.25-in. door casing
- Vinyl flooring at entry, kitchen, baths and laundry room

### Kitchen

- Stainless steel double-basin undermount sink
- Single-lever faucet with pullout spout
- LED recessed can lighting
- Stainless steel appliances with 2-yr. warranty, including a freestanding gas range, microwave/exhaust hood combination and **ENERGY STAR**® certified built-in multicycle dishwasher
- 1/2 HP garbage disposal
- Recess-panel birch 34.5-in. lower and 36-in. upper cabinets in choice of three finishes
- Quartz countertops with flat edge and 6-in. backsplash in choice of three colors

### Bathrooms

- White pedestal sink at powder bath (per plan)
- Oval mirror at powder bath (per plan)

- 36-in. full-width cabinet-length vanity mirrors
- Designer-selected **WaterSense**® labeled faucets and showerheads
- Designer-selected LED lighting
- Venetian solid-surface countertops with 4-in. splash at full baths (per plan)
- Single-sink vanity with 34.5-in. cabinet and knee space at primary bath
- Single-sink vanity with 32.5-in. cabinet and knee space at secondary full baths
- Tub/shower combination with fiberglass surround at full baths
- **WaterSense** labeled round-front toilets

### Energy-Saving Features

- Our homes are designed to be **ENERGY STAR**® certified, delivering significant savings on utility bills when compared to used homes and supporting healthier indoor environments.
- Our **Energy Savings Comparison** demonstrates the lower monthly cost of homeownership possible with each KB home.
- Thermal Enclosure System: air sealing, quality insulation and high-performance windows to enhance comfort, reduce maintenance costs and help lower monthly utility bills
- Water Management System to help protect roofs, walls and foundations from water damage
- Sealed, insulated, dual-pane, low-E glass windows and patio doors
- **ENERGY STAR** certified 8-ft. 6-panel front door
- Occupancy motion-sensor light switches at baths
- Smart thermostat at first floor; programmable thermostat at second floor
- **WaterSense**® labeled low-flow showerheads and faucets
- **WaterSense** labeled ultra low-flow toilets
- Energy-efficient LED recessed lighting at various locations (per plan)
- HVAC system designed and installed to deliver more comfort, better moisture control, improved indoor air quality and quieter operation (per Title 24)
- Radiant barrier sheathing to help reduce cooling costs by lowering attic temperatures
- Energy-efficient electric water heater (size per plan)
- Solar energy system (choice of lease or purchase)
- Replaceable premium air filter with MERV 13 rating

### 10-Year Limited Warranty

- Our dedicated customer service team is ready to help with any questions or home repair issues.