

The Craftsman Raleigh Expanded

Mallard's Landing - Lot # 294

**2 Story w/Craftsman Elevation
and 3-Car Side Load Garage (4003 sq. ft.)**

\$499,900

Price and Options are subject to change without notification

Options:

Exterior

Traditional Style Exterior w/ Stone
Wrap around Porch
Upgraded Entrance Door, Sidelights & Transom
Landscaping Package
Brick Paver Walkway
Binder Coat on Driveway

Basement

13 Course Basement
Full Bath Rough-in
Poured Wall Foundation
3-Block Window x 2

Garage

Three Car Side-Load Garage
Service door with glass
8' Overhead Doors (Single & Double)

Foyer

Hardwood Flooring at Entry
Hardwood Flooring at Hallway
Open Oak Staircase w/ painted white risers
Craftsman-style Staircase w/ Oak Newels

Living Room (front)

Hardwood Flooring
Crown Moulding

Dining Room

Hardwoods
Crown Moulding
Craftsman-style Judge's Paneling
Tray Ceiling with Trim Detail

Powder Room

Hardwood Flooring
Upgraded Craftsman Sink Package

Butler's Pantry

Granite Countertop
Glass Rack
Ceramic Tile Backsplash
Wine Rack

Family Room

Hardwood Flooring
Gas Fireplace
Upgraded Fireplace Mantle w/ Book Shelves & Granite
Upgraded Tile @ Fireplace
10' Ceiling w/ Additional Trim Detail & Ceiling

Mudroom

Ceramic Tile Flooring T-2
Locker System

Den/Study/Bedroom (back)

Closet
Carpet Flooring



Kitchen

Hardwoods in Kitchen & Eating area
Granite Countertop
Gourmet Gas Appliance Package - Kitchen Aid Stainless Steel
Wall Oven/ Microwave combo, Gas Range Top,
Down Draft Vent, and Dishwasher
Gourmet Kitchen Layout Plus w/ Glazing -
36" & 42" Tall Maple Cabinets
Gourmet Plumbing Package -
stainless steel sink & upgraded faucet
Ceramic Tile Backsplash
Soap Dispenser
Knobs on Cabinets
Upgraded Trim Detail at Back of Island

Master Bedroom

Gas Fireplace/TV Nook
Tray Ceiling

Master Bath

Deluxe Bath Cabinetry Layout Hancock Maple
Whirlpool jets
Ceramic Tile Flooring T-1
6' Mud Tile base Shower w/ Bench
Upgraded Shower Glass Surround - ORB
Upgraded Tile @ Shower/Tub T-2 to Ceiling
Listellos @ Tub and Shower
Corian Countertop
Moen Full Body Deluxe Shower Spa - ORB
Deluxe Plumbing Package - ORB

Teen Bath

Ceramic Tiled Tub Unit
Ceramic Tile Flooring
Corian Countertop

Upstairs Hallway

Hardwood Flooring
Art Niches

Jack & Jill Bath

Ceramic Tiled Tub Unit
Ceramic Tile Flooring
Corian Countertops w/ integrated sinks

Rec Room

Carpet Flooring C-2
Oak Tread Stairs w/ Theater Accent Lights

Laundry Room

Sink
Ceramic Tile Floor T-1

Trim options

Craftsman-style Trim Detail
3 Leaded Glass Inserts
Pewter Door Trim
3 Specialty Paint Colors

Electrical

14 Recessed Lights
4 Exterior Recessed Lights
4 Coach Lights
2 Pendant Lights
3 Ceiling Fans
5 Overhead Lights
Geek Upgrade
2 Puck Lights @ Art Niches

Misc. Options

3 Deadbolts
Specialty Handset w/ Deadbolt
BIBS Insulation
Central Air Conditioning
12' x 16' Composite Deck
Paver Patio

* Floor Plan on reverse side



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