

Deep Harbour

Included Features



Home Performance Features

- As **America's #1 Energy-Efficient Homebuilder***, your Beazer home delivers superior efficiency, improved air quality and ultimate comfort throughout the home.
- Aero-barrier & ductwork sealing to prevent air passing in and out of your home
- Advanced 2 X 6 exterior wall framing to allow for R-30 exterior wall insulation
- R-60 blown insulation in attic and ceilings to increase thermal resistance
- Dual-pane windows with Low-E glass to reflect infrared energy & block UV light
- Goodman SD-High-Efficiency HVAC system with variable-speed technology and Energy Recovery Ventilation (ERV) system for better air quality
- High-efficiency Rinnai® Tankless Water Heater
- 220V, 40 AMP outlet in the garage for EV charging capabilities
- Bora-Care® termite pre-treatment application
- Energy-saving Honeywell T6 thermostat with app controls
- Whirlpool® ENERGY STAR® certified appliances
- Exterior elevations with available siding, brick, & stone (per plan)
- Low-maintenance James Hardie® fiber cement siding with 30-year warranty
- CertainTeed® 30-year dimensional roof shingles
- Boise® floor system for quieter floors
- Termite pre-treatment application
- Energy-efficient DuPont™ Tyvek® Homewrap® engineered for cost savings while keeping home comfortable & durable all year long
- 1" conduit from exterior wall to low-voltage panel to ensure easy future upgrades of Internet Service Provider (ISP) connection
- 30" Low-voltage panel centrally installed to ensure excellent Wi-Fi signal coverage & accommodation of ISP equipment without compromising aesthetics or functionality
- Three hardwired paired media outlets with RG6 (Cable TV/Data) & industry-leading CAT6 (Ethernet/Data), located in family room, primary bedroom, & loft/office area

The Beazer Experience

- 1-year performance standards warranty
- 2-year delivery systems warranty
- 10-year structural warranty
- Pre-construction, pre-drywall, & New Home Celebration meeting with your Construction Manager
- Beazer Design Studio with selections available to personalize your new home

Designer Kitchen

- Timberlake® cabinetry with choice of hardware included
- Whirlpool® stainless steel appliance package including a side-by-side refrigerator, range, dishwasher and direct-vent microwave
- Moen® chrome kitchen faucet and granite countertops
- Stainless steel undermount sink with garbage disposal
- Water, scratch, and dent-resistant 6" plank flooring and LED lighting package
- Pantry closet for extra storage

Interior Finishes

- 9' ceiling height on the first and second level
- 6" plank designer flooring in the entry foyer, powder room, and kitchen/breakfast area
- Mohawk® stain resistant carpeting for easy clean up and 7/16" carpet pad for extra comfort
- Valet area for key/mail drop-off and smart phone USB charging station
- Ceramic tile flooring in the laundry room
- Two ceiling fan pre-wires capped with an LED fixture in the great room and primary bedroom

Primary and Secondary Bathrooms

- Timberlake® raised height vanity cabinets with choice of color
- Granite vanity tops with dual porcelain undermount sinks
- Daltile® ceramic 6" x 6" floor tile and walls tiled to ceiling
- Spacious walk-in closets with ventilated shelving

Community Amenities & HOA

- Gated waterfront community with public river walk
- Adjacent to Cambridge Creek
- Community pool and bathhouse
- Lawn maintenance
- Gutters and exterior wall maintenance
- Trash and snow removal
- Monthly HOA Dues \$249



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