

# The Hylton Group Welcomes You to Thomas Mill

## FINE APPOINTMENTS

### NOTABLE FIRST IMPRESSIONS

- Colonial and Craftsman Inspired Architecture
- Brick Water Table / Siding
- 25 Year Fiberglass Shingles
- 5/5 Dutch Lap Style Vinyl Siding
- Insulated Oversized Tilt-In Windows and Trim; All Windows are Wood Cased
- Colonial Style Lighting Fixture
- Weatherproof Front and Rear Outside GFI Outlets (per plan)
- Professionally Designed Landscape Package
- Fully Sodded Lawns (per plan)
- Concrete Driveway
- Post Light with Photo Eye Sensor
- Cast Iron Mailbox
- Double Steel Insulated Garage Doors with Glass
- Front and Rear Outside Hose Bibs

### 21<sup>st</sup> Century Kitchens

- 42" Cabinetry with Crown Molding
- Granite Counter & Island Tops
- Recessed Lighting
- Upgraded Double Bowl Undermount Stainless Steel Sink w/Veggie Bowl
- Badger Garbage Disposal
- Delta Faucet
- GE Stainless Steel Kitchen Features:
  - 21 Cu. Ft. Refrigerator with Icemaker
  - Quiet Design Dishwasher
  - Double Undermount Stainless Steel Sink
  - Gas Range

### INTERIOR APPOINTMENTS

- 4 Bedrooms with 2 ½ Baths (per plan)
- 9 Foot Ceilings on Main Level
- Hardwood in Kitchen and Foyer Entrance
- Colonial Window Shades
- Soil Resistant Carpeting
- Classic Oversized Interior Trim Package
- Colonial Inspired 2 Panel Interior Doors
- Trane 2 Zone HVAC System w/ Gas Furnace and Electric A/C
- Digital Thermostats
- Two (2) 50 Gallon Hot Water Heaters
- Washer and Dryer Hookup
- Door Chimes
- Distinct Interior Lighting Fixtures
- Dust Free Ventilated Shelving in all Closets
- Smoke Detectors with Battery Backup
- Advanced Wiring System for TV & Phone
- Insulated Fiberglass Front Door
- Three-Tone Paint
- Sump Pump w/ Battery Backup
- Finished and Painted Interior Garage Walls
- Energy Star Certified

### Impressive & Distinct Baths

- Owners Bath w/ Separate Shower & Soaking tub
- Hand Set Ceramic Tile in all Baths
- 6 x 6 Ceramic Tile in Full Baths
- 6 x 6 Ceramic Tile in Powder Room
- Decorative Light Fixtures
- Vanities in all Full Baths
- Elongated Toilets
- Cultured Marble Tops on all Vanities
- Delta Faucets

*The Hylton Group*  
The Tradition Continues...

Included features are subject to change without notice.

09/01/2017