



PO Box 565  
Buford GA 30515  
678-546-8230  
KindredHomesGA.com

## Distinguished Features The Springer

### **EXTERIORS:**

4 side brick with stone & shake accents

Fiberglass architectural roof shingles with 30 year manufacturer warranty

Architectural front door per elevation

Architectural non rot synthetic windows

Painted fiber cement soffits and composite exterior trim

3 car garage with entry to home

Professional landscaping including irrigation

Architectural carriage style garage doors with openers

Aluminum pre-finished seamless gutters

Standing Seam metal front porch & water tables

Cedar porch columns & brackets per design

Sentricon termite control system



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**SAFETY FEATURES:**

Pre-wired for alarm systems

Fortis deadbolt system on exterior doors

Flood lights per plan

Smoke/Carbon Monoxide detectors on each floor per local code

**ENERGY FEATURES:**

Low e double paned windows

Whirlpool appliance package

Goodman heating and air system per floor

Programmable thermostat

**QUALITY CARE:**

RWC 2-8yr Warranty

Pre-construction meeting with design coordinator

Pre-construction meeting with builder

Pre-sheetrock meeting with builder

Pre-closing orientation with builder

**INTERIOR DETAILS:**

9' Basement Height, 10' First Floor & 9' Second Floor

Hardwood floors throughout main level less Guest Bedroom

Carpet in secondary bedrooms and upstairs where applicable

Luxury carpet with 8lb. carpet pad

Tile floor in bathrooms & laundry



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Smooth finished ceilings

Decorative interior door design with smooth finish

Decorative trim package – RB3 Casing w/ 9 ¼ base on main level, Master & Upper Hall

All cased openings to be wood wrapped

Interior columns per plan

Coffered Ceiling in Great Room

Two Heatalator fireplaces

Custom mantles

Framed mirrors throughout

All bedrooms wired for ceiling fans

Ceiling lights in all bedrooms

Fortis handles with brushed nickel finish

Pre-wire and Category 5 phone lines & jacks in kitchen and all bedrooms

TV outlets in all bedrooms and great room

Light fixture allowance \$3500

Electrical outlets per code

Recessed lights throughout great room and kitchen

Decorative batch color wall paint

Decorative batch color trim paint



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**KITCHEN:**

Large gourmet kitchen with island  
Built in custom cabinetry per design plan  
Walk-in pantry  
Granite countertops with undermount sink  
Price Pfister Faucets  
Whirlpool stainless steel appliances  
Decorative tile backsplash

**MASTER BEDROOM SUITE:**

Trey ceiling in bedroom  
Large master bath w/ his and her closets  
Price Pfister faucets with 8" spread  
6' soaker tub  
Frameless shower surround  
Granite countertops with undermount sinks  
Elongated toilets  
Level 3 tile floor, shower and tub surround



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**SECONDARY BEDROOMS:**

356 Casing with 5 1/4" Speed Base

Spacious bedrooms w/ luxury carpet

Price Pfister faucets with 4" spread

Cast iron tubs

Level 1 tile floor and tub surround

**FINISHED MEDIA ROOM**

\*Kindred Homes, LLC will continually put forth the effort to improve our homes and reserves the right to change features without notice.