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# Harmony Reserve

## *Single-Family Homes*

### **STANDARD INCLUDED FEATURES**

#### **EXTERIOR FEATURES**

- 30-year Architectural Roof Shingles, Alside Odyssey Plus Vinyl Siding with Premium Color Selection
- Silverline Vinyl Windows, Single-Hung, with Low-E Glass & Screens
- Asphalt Driveway, Concrete Front Stoop and Sidewalks
- Three Hose Bib Connections
- Two-Car Integral Garage, including Floor Drain
- Wayne Dalton Insulated Steel Garage Door, Garage Door Remotes, and Exterior Keypad
- Starter Lawn & Landscape Beds and Plantings
- 9' Basement Wall Height

#### **INTERIOR FEATURES**

- Sherwin-Williams Flat Interior Wall Paint, choice of 3 Standard Colors
- Upgrade Interior Trim Package with 2 Panel Doors, 1x Trim, and Black Hardware
- Design House Exterior Lockset & Interior Lever Sets Package
- 96% High Efficiency Gas Forced Air Heating and Central Air Conditioning
- Digital Programmable Thermostat
- Moen Plumbing Fixtures Package
- Electric & Gas Rough-Ins for Dryer, Overflow Safety Pan with Wall Drain for Washer
- 200 Amp Electrical Service Panel
- Maxim Interior and Kichler Exterior Lighting Fixtures Package, including Lamp Post and Photocell
- Overhead Lighting and Ceiling Fan Pre-Wire in All Bedrooms
- CAT6 and Coax Cable connections in Great Room and All Bedrooms
- Luxury Vinyl Plank (LVP) Flooring in Entry, First Floor Hall, Kitchen, Eat-In Area, Powder Room, and Laundry
- Ceramic Tile Flooring in All Baths
- Upgraded 8# Pad in all Carpeted Areas

#### **KITCHEN & BATH FEATURES**

- Koch Express Oak Kitchen & Vanity Cabinets, choice of 5 colors and 3 different door styles
- Crown included on Wall Cabinets, and choice of over 100 Knob & Pull styles
- Granite Kitchen Counter with undermount Stainless Steel Sink in Kitchen
- Cultured Marble Counter & Sink in all Baths
- LG Stainless Steel Appliances: Dishwasher, Microwave, and Gas Range
- Surface-Mounted LED Lighting, with Hanging Pendants over the Island, in Kitchen
- 1/2 Horsepower Insinkerator Garbage Disposal
- Sliding Glass Shower Door in Owner's Bath
- Ceramic Tile Shower in Owner's Bath



*Let us take you home*

**412.364.9411**  
**pitellhomes.com**

