

# The LIVINGSTON SQUARE

## QUALITY CONSTRUCTION

- “Good Cents” Energy Package
- Concrete Block Construction with Decorative Masonry Finish
- Hansen “Venetian Roll” Roof Tile System, or equal
- 6/12 Roof Pitch, 18” Overhangs
- Elegant Cementitious Exterior with Accent Moldings
- Flexbon® Exterior Protection Paint System
- Covered Lanai – Deco Top® finish
- Brick Paver Driveway, Walkway and Entry
- Taexx® Pest Defense System
- Landscape Package and Floritam Sod
- Zoned Irrigation System with Programmable Timer and Rain Sensor
- Three Convenient Exterior Hose Bibs
- White Aluminum Soffit and Fascia with Level Return
- All Windows and Exterior Doors Impact Glass

## ELEGANT INTERIOR

- Wall to Wall Carpet in all Bedrooms & Closets, 7/16” padding
- Ceramic Tile Floors in Main Living Areas
- Flexbon® Interior Wall Paint System
- Colonial Wood-Trim Moldings and 5-1/4” Baseboards
- Vinyl-clad Ventilated Shelving in Closets and Pantry
- Decorative Marble Window Sills
- 8’ High “Cremona” Two-Panel Arch Top Interior Doors
- Decorative Antique Brass finish Hardware on Interior Doors
- Decorative Handle-set and Dead-bolt Lock on Front Entry Door
- Coffered Ceilings with Decorative Crown Molding, per plan
- Volume Ceilings

## DESIGNER KITCHEN

- \$2,700 Appliance Allowance
- Kohler® “Coralais” Plumbing Fixtures
- Ceramic Tile Floor
- Raised Wood Panel Cabinets, 42” High Uppers, Staggered
- Decorative Corian® Countertop with Integrated Sink
- Powerful 1/2-hp Sink Waste Disposal
- Generous Pantry

## LUXURY BATHS

- Raised Wood Panel Cabinets
- Kohler® “Pro-Flex” Soaker Tub in Master Bath
- Cultured Marble Vanity Top with Integral Bowl
- Kohler® “Villager” Cast Iron Tub in Guest Bath #2

- Kohler® “Wellworth” Pedestal Lavatory in Guest Bath #3
- Kohler® “Wellworth” Elongated Commodes
- Kohler® “Coralais” Chrome Designer Faucets
- Ceramic Tile Floors
- Decorative Ceramic Tile Walls in Shower(s) and Tub, to Ceiling
- 42-inch Mirrors above Vanities
- Beveled Edge Medicine Cabinets

## ELECTRICAL

- \$1,000 Lighting Allowance
- Pre-wired for Ceiling Fans in All Rooms
- Generator Ready Panel with Transfer Switch, Surge Protector
- On “Q”® Structured Wiring Package
- Security System Pre-wire
- Recessed Can Lighting, per plan
- Decora® Rocker-style Switches and Receptacles
- 200-amp Electric Service
- Underground Electric

## ENERGY EFFICIENT LIVING

- 14-SEER Air-Conditioning & Heating System
- 50-gallon Energy Efficient Water Heater
- Heat Recovery Unit
- R-30 Ceiling Insulation
- R-5 Tuff-R Energy Board Exterior Wall Insulation
- Raised Panel 8’ High Fiberglass Entry Door System
- Tinted Windows

## LAUNDRY ROOM

- Ceramic Tile Floor
- Prepped for Washer and Dryer
- Closet with Ventilated Shelving
- Fluorescent Lighting

## SPACIOUS GARAGE

- 8’ High Raised Panel Steel Insulated Door(s)
- Door Opener(s) with Two Remotes
- Fluorescent Lighting
- Walls – Stucco, Painted

## ADDED VALUE

- Building Permit Fees paid
- City of Cape Coral Impact Fees paid
- Home Buyer’s Warranty IV paid



1633 Cape Coral Parkway E. | Cape Coral FL 33904 | (239) 541-2775 | [www.CapeCommunityHomes.com](http://www.CapeCommunityHomes.com)



\*\*\*All listed features are preliminary and subject to change without notice. The features, plans and specifications described above are proposed only, and the Builder reserves the right to modify, revise or withdraw any or all of the same in its sole discretion and without prior notice. Without limiting the generality of the foregoing, Builder reserves the right to substitute any of the foregoing with items of similar or better value, in Builder's opinion. 9/07

