



CLEARVIEW

Floorplan

- 2 Bedroom 2 Full Bath First Floor Living
- Sun Room with 9' Slider to Walk-out Patio or Deck (Lot Specific)
- Expanded Walk-in Storage / Laundry Area
- Walk-up Attic Storage or Partial Walk-out Basement (Lot Specific)

Foundation

- Concrete Foundation Slab on Grade First Floor or Partial Walk-out Basement (Lot specific)
- Under Slab Piping for Passive Radon System - Vented Through Roof

Frame, Siding and Roof

- 2x6 Framing
- 30-Year Architectural Asphalt Roof Shingles
- Low Maintenance Shingle and Clapboard Vinyl Siding
- Tyvek®* or Equivalent House Wrap

Exterior Doors and Windows

- Craftsman Style, Fiberglass, Painted Front Door with Clear Glass
- Double Hung Insulated Low E-Vinyl Windows with Integral Grills; Screens Provided
- Insulated Low E-Vinyl 9' Slider with Screen
- Carriage Style Insulated Garage Door with Square Windows and Decorative Trim
- White Aluminum Gutters and Downspouts

Plumbing & Heating

- Kohler®* / Sterling®* Fixtures
- Sterling Vikrell®* Tubs and Showers
- Single Stainless Under-Mount Kitchen Sink
- Sterling®* Toilets
- Bryant®* Gas Fired Forced Hot Air Heat; 1 Zone
- Bryant®* Central Air Conditioning; 1 Zone
- Navien®* Tankless Gas-Fired Energy-Efficient Hot Water Heater
- Whole Home Humidification System

Electrical & Lighting

- Electrical Service – 150 amp
- Switches and Receptacles per Electrical Code
- Exterior Lighting at Garage, Patio, and Front Entrance
- Exterior Spotlight on Front Side Corner of Side Entry Homes
- Exterior Recess Spotlight over front entrance
- Standard and Upgraded Electrical Packages Available
- 2 Standard Cable / Data Jack Locations

Insulation

- High Performance, Energy Efficient Insulation Package
- Exterior Walls 2x6 (R-21)
- Blown in Attic (R-49)

Interior Finish

- Walls – Blue Board with Smooth Skim Coat Plaster
- Ceilings / Closets – White Plaster Textured Finish
- Window & Door Trim – 3.5" Colonial Casing
- Baseboard – 5.25" Speed Base Molding
- Closet Shelving – White Vinyl Coated Wire Shelving
- Doors – 2 Panel Masonite®* or Equal
- Interior Door Hardware – Brushed Nickel Knobs
- Garage – 5/8" Blue Board with White Plaster Textured Finish, GFI Outlet(s), Electric Opener with 2 Remotes & 1 Keypad

Painting

- Interior Walls – Sherwin Williams®* – 2 Coats – Choice of 3 Interior Paint Color Packages to Choose From
- Interior Trim – White Semi Gloss

Cabinetry

- Designer Kitchen and Bathroom Cabinets, All Cabinet Drawers and Doors are Soft Close
- Granite Counter Tops Throughout
- Dual Vanity in Master Bathroom
- Single Vanity in Guest Bathroom

Flooring

- Engineered Hardwood Floors in Kitchen / Foyer / Dining
- Tile on all Bathrooms Floors
- Carpet w/ 6lb Pad in Great Room / Master Bedroom / Guest Bedroom / Sun Room

Appliances

- Samsung®* Stainless Steel Electric Range, Combination Microwave/Hood, Dishwasher, Refrigerator with Ice Maker
- Samsung®* Washer / Dryer – Electric

Exterior

- Asphalt Driveway
- Concrete Walkway to Entrance
- Concrete Patio or Pressure Treated Deck (Lot Specific)
- Landscape Package; Includes Builder Selected Shrubs and Bushes
- Lawn Irrigation System; Front and Back

Utilities

- Underground Utilities (Electric, Internet, Cable)
- Sewer – Town of Millbury
- Water – Aquarion Water Company
- Natural Gas – Eversource
- Charter Communications

Materials and products are subject to availability. Seller reserves the right to substitute products equal to or greater than those listed at its sole discretion. – 09.2021