

Overlook at Hampton Station

Included Features

GENERAL CONSTRUCTION

- Basements available on specified lots with pressure treated wood deck
- Two-car garage with insulated carriage-style doors and drywall finished walls and ceilings
- Professionally designed exterior elevations featuring materials such as brick, stone, shake (per plan)
- Low-maintenance concrete siding with 50-year warranty
- 20-year roof shingle
- 9' ceilings on main floor; 8' ceilings on second floor
- Wood I-beam floor joist system for quieter floors
- Professional termite pre-treatment application
- Drain connections for future bathroom in basement
- Concrete patio at rear of house (per plan)
- Aluminum gutters and downspouts on front and rear of home
- Hose bib at front and rear of home (per plan)
- Professionally sodded and landscaped front, side and rear yards
- Optional irrigation system

ENERGY SAVING FEATURES

- Energy-efficient 50-gallon gas hot water heater
- 13 SEER dual-zoned air conditioning system
- Insulated fiberglass front entry doors
- Dual pane windows with Low E glass for energy efficiency
- R-13 insulation in exterior walls; R-30 blown insulation in attic ceiling

INTERIOR FEATURES

- Beautiful tray ceilings (per plan)
- Two-panel interior doors
- Luxurious chrome-finished plumbing hardware
- Pedestal sink in powder room
- Pre-wired for garage foor opener
- Pre-wired for security system
- Ceiling fan pre-wire in family room and owner's suite
- Smoke detectors per building code
- Pre-wired for cable and phone in family room and owner's suite

INTERIOR FINISHES

- Easy-care vinyl flooring in foyer, kitchen/breakfast, bathrooms, laundry room, garage entrance
- Carpet in designer-selected colors
- Interior door hardware in brushed nickel
- Designer-selected interior lighting package

KITCHEN

- General Electric® appliances in black, including self-cleaning gas range, venthood and dishwasher
- Easy-care laminate countertops in a wide range of colors
- 30" flat-panel cabinets in birch in two stain choices
- Single lever chrome faucet with side vegetable spray
- Stainless steel top-mount double bowl sink

OWNER'S SUITE

- Birch vanity cabinets with flat panel doors in two stain choices with cultured marble countertops
- Convenient separate shower with ceramic tile surround and glass door enclosure
- Relaxing garden tub
- Walk-in closet with ventilated shelving (per plan)

SECONDARY BATHROOMS

- Easy-care fiberglass tub/shower surround
- Birch vanity cabinets with flat panel doors in two stain choices with cultured marble countertops

COMMUNITY AMENITIES

- Relaxing resort-style pool with water feature, four lighted tennis courts and clubhouse
- Professionally landscaped homesites and common areas with sidewalks and street lights to enhance the neighborhood

WARRANTY

- 1 yr/2yr/10yr limited warranty through Professional Warranty Corp.
- Pre-construction meeting, pre-drywall walk-through and homeowner orientation prior to closing
- 24-hour emergency hotline for exclusively for Beazer homeowners

*Optional features are available through our Beazer Homes Design Studio to customize your home to suit you and your family's lifestyle.