

---

# INCLUDED FEATURES

---

## Clubhouse Village at Falconhead

### Interior

- ◆ Hand-Laid Ceramic Tile Floors at All Baths and Utility
- ◆ Wood Floors at Entry, Living, Kitchen and Dining
- ◆ Contemporary 1x4 Casing and 1x6 Baseboards Throughout
- ◆ Elegant Orange Peel Textured Sheetrock with square corners
- ◆ Two-Tone Wall and Trim Paint to Highlight Architectural Features
- ◆ 8' One Panel Square Interior Doors
- ◆ Recessed Can Lighting per plan
- ◆ Ceiling Fans in Living Room, Flex Room, all Bedrooms & Outdoor Living
- ◆ Separate Full-Sized Utility Room
- ◆ Pull Down Stairs to Lighted Attic Access
- ◆ On-Q Distribution Box for Future Video and Telecom Expansion
- ◆ Pre-wire (CAT 6) for Telephone at Living Room, all Bedrooms and Flex Room
- ◆ Pre-Wire (RG-6) for TV in All Bedrooms, Living Room and Flex Room
- ◆ Vanity Cabinet @ Powder bath with Moen Faucet
- ◆ Contemporary Direct Vent Fireplace with Remote Control at Living Room
- ◆ 10', 12 & 14' Ceilings, per plan
- ◆ Kwikset Hardware with Chrome Lever Door Handles

- ◆ Smoke Detectors with Battery Backup for Continuous Operation
- ◆ Garage Textured and Painted

### Exterior

- ◆ Masonry Construction - Combination of Stone and Stucco with Wood Accents
- ◆ Professionally Landscaped Yards to Include Trees, Shrubs, Sod, and Irrigation
- ◆ Standing Seam Metal Roof
- ◆ Large Covered Patios with Wood Tongue & Groove Ceilings
- ◆ Tile on Porches and Patios
- ◆ Weatherproof Electric Outlets at Front and Rear
- ◆ Hose Bibs at Front and Rear
- ◆ Wrought Iron Front Door with Elegant Black Iron Handle Set
- ◆ Full Light Patio Door
- ◆ Decorative Exterior Lights
- ◆ Flood Lights at Rear of Home
- ◆ Insulated Wood Garage Door with Opener
- ◆ Full Gutters
- ◆ 5' Wrought Iron Fence to Rear Corners of House

### Kitchen

- ◆ KitchenAide Stainless Steel Appliances
  - 36" Commercial Style Gas Range with Hood Above
  - Multi-Cycle Dishwasher
  - Wall Mounted Oven with Microwave above

**Office Hours:**  
**Saturday 10-6, Sun 1-6 & Mon-Wed 10-6**  
**Closed Thursday & Friday**  
**4216 Isadora Drive**  
**Bee Cave, TX 78738**



---

# INCLUDED FEATURES

---

## Clubhouse Village at Falconhead

### Kitchen (continued)

- ◆ Ice Maker Connection at Refrigerator
- ◆ Granite Countertops with Ceramic Tile Backsplash
- ◆ Stainless Steel Undermount Sink with Moen Single Handle Faucet and Garbage Disposal
- ◆ Custom Cabinets with 36" Uppers and Soft Close Doors and Drawers with Pull Out Trash and Recycle Receptacles
- ◆ Under-Cabinet Lighting per plan

### Master and Secondary Baths

- ◆ Luxurious Free-Standing Tub with Moen Tub Spout at Master
- ◆ Separate Shower with Frameless Glass Enclosure at Master
- ◆ Tile Surround & Tile Shower Pan at Master Bath
- ◆ Granite Countertops at Vanities in All Bathrooms
- ◆ 42" High Mirrors (Master and Hall Bath)
- ◆ Elongated Commodes in All Bathrooms
- ◆ Acrylic Tub at Secondary Baths with Tile Surround
- ◆ Moen Plumbing Fixtures & Bath Accessories Throughout

### Energy

- ◆ Gas Service to Furnace, Water Heater, Range and patio

- ◆ Energy-Efficient Tankless Gas Water Heater
- ◆ R-15 Insulation in All Exterior Walls (Excluding Garage)
- ◆ R-38 Attic Insulation
- ◆ Sound insulation at Bathrooms, Utility, and Master Bedroom
- ◆ 16-SEER Carrier Cooling/Heating System with R-8 Ductwork
- ◆ Programmable Honeywell WiFi Thermostat
- ◆ Energy Efficient Vinyl Windows with Low E366 Glass
- ◆ Poly Sealant on Exterior Walls, Windows, Doors and Baseboards
- ◆ Attic Air Flow Ventilation with Soffit and Roof Venting
- ◆ Radiant Barrier Roof Decking

### Quality

- ◆ Professionally Engineered Post-Tension Foundations
- ◆ On-Site Custom Framing
- ◆ Personal Home Orientation performed prior to closing
- ◆ 1-2-6 Year Warranty Program from HOME of Texas Warranty
- ◆ Professional Interior Design Consultant to Assist in Color and Option Selection Process contingent upon stage of construction

**PROMINENCE**  
**H O M E S**  
◆  
**It's where you LIVE**

Features, options and materials are subject to change without notice. Revised July 13th, 2023.

