

## FACTS & FEATURES

# PEACE OF MIND

### EXTERIOR

- Warm, richly appointed classic elevations with David Weekley Homes' most innovative designs
- **White decorative windows throughout**
- Clopay gallery garage door with opener and two remotes
- Elegant coach lighting (per plan)
- Handsome exterior hardware with privacy deadbolts on all exterior doors
- Textured coating on exteriors (per plan)
- **Landscaping/Sod maintained as part of HOA**
- Exterior weatherproof electrical outlets
- Balcolny
- Acrylic decking on front, rear porches and balconies

### INTERIOR

- **Choice of Decorator paint colors with accent trim**
- Spanish Lace textured ceilings
- Long-life, stain resistant carpet in your choice of designer colors
- Gourmet Kitchen with abundant cabinet space and separate pantries, islands and breakfast bars (per plan)
- Washer and dryer connections in comfortable air conditioned laundry room
- **Ceramic tile flooring in all baths and laundry room**
- Clermont raised panel interior doors with lever hardware
- **5 1/4" colonial baseboards throughout**
- **3 1/4" casing**
- **Custom wood window sills and trim**
- **Delta plumbing fixtures in all baths**
- **Matching towel bars and toilet roll holders with plumbing fixtures**
- **Granite countertops in all baths**
- **Maple cabinets in all baths**
- **Complete alarm system**
- **Surround sound pre-wire in one room plus 2 speaker pre-wire on lanai**
- Easy touch, wide rocker electrical switches in all rooms
- Spacious linen closets (per plan)
- Smoke detectors with battery back-up
- **Structured wiring distribution system**
- **All bedrooms, family room, bonus room, study, children's retreat and covered lanai pre-wired for ceiling fan**
- Protective ground fault interrupter circuits in wet areas
- Superslide shelving in all bedroom closets

### KITCHEN

- Efficiently organized work space
- Conveniently located electrical outlets
- Island workspace (per plan)
- Garden window over sink (per plan)
- Large pantries with wood shelving
- **Ceramic tile backsplash**
- **Designer 42" maple recessed panel cabinets with crown moulding in a choice of finishes**
- **Custom fitted Granite countertops**
- **Undermount stainless steel sink**
- **Stainless steel kitchen appliances**
- **Whirlpool gas range**
- **Whirlpool microwave**
- **Whirlpool Dishwasher**
- Delta stainless steel kitchen faucet
- Icemaker connection for refrigerator
- High capacity food disposal unit

### OWNER'S RETREAT / MASTER BATH

- Spacious, private owner's retreat
- Massive walk-in closets
- Creative window designs
- **Decorative crown moulding**
- **Ceramic tile flooring in bath and vanity**
- **Granite vanities with undermount sinks (per plan)**
- Oversized mirrors with decorative lighting
- Elongated commode in private water closets in Owner's Retreat Bath
- Separate enclosed shower with safety glass and hand laid ceramic tile floor and surround
- Acrylic shower pan on 2nd floor owner's retreat bath
- Decorative shower/tub wall tile selections
- **Maple cabinets**
- Built-in mirrored medicine cabinet with beveled edge
- Spacious linen closets (per plan)
- **Delta plumbing fixtures**

### WARRANTY / VALUED CONSTRUCTION TECHNIQUES

- 10-year Home Builder's Limited Warranty. Transferable upon sale of your home in the first ten years.
- Complete customer service program
- Quality walks during building process
- **Homeowner Portfolio - A guide to using your home**
- **Personal Builder Program**
- Concrete block and wood frame construction
- Individually engineered foundation and roof truss system
- Hurricane straps
- A minimum of 200 amp electrical service (per plan)
- Termite treatment
- Convenient 24 hour warranty emergency number. Call 813-422-6136
- Hurricane shutters
- Dwelling insurance covered in HOA dues

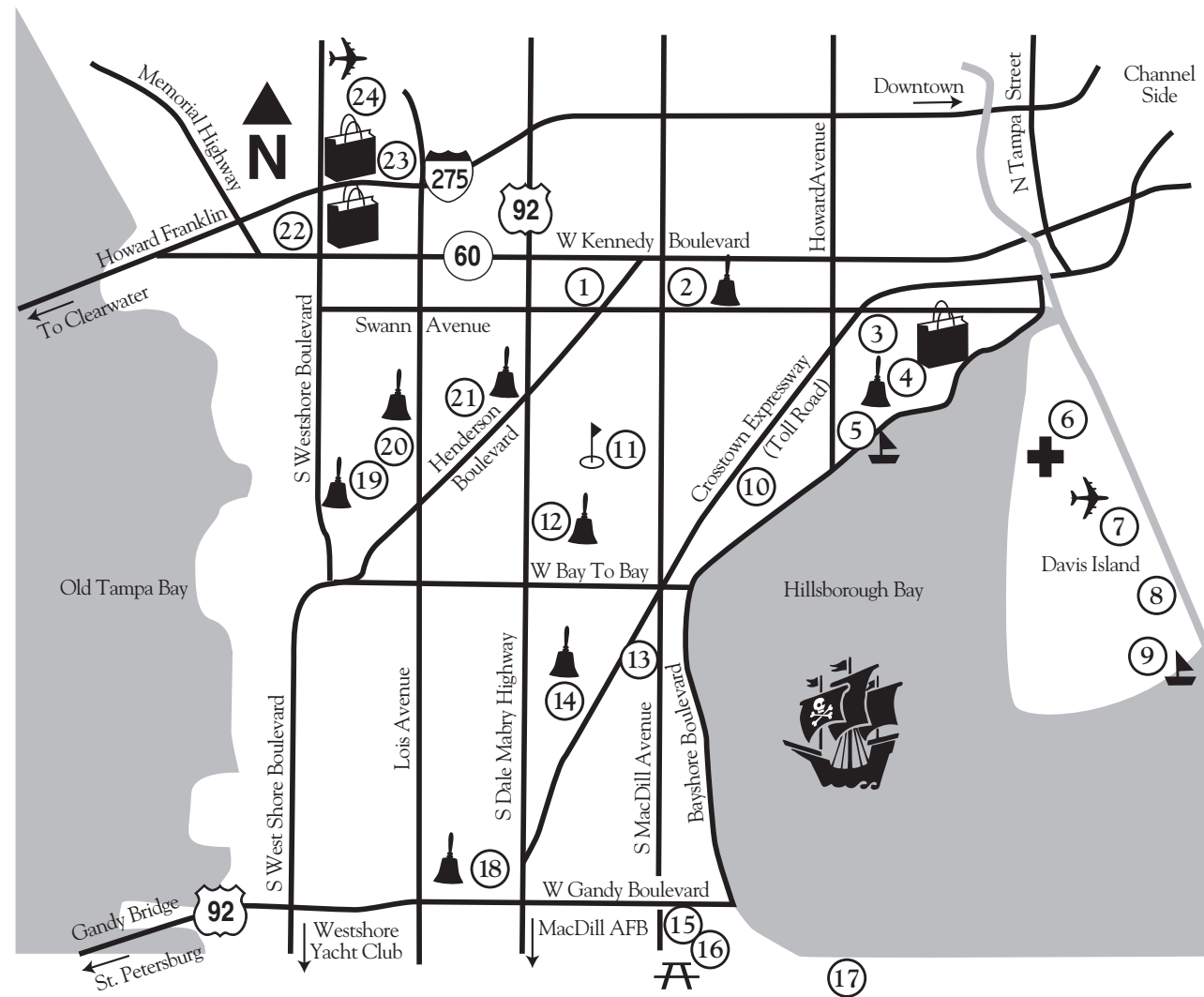
### DAVID WEEKLEY'S PROGRAM

*Energy Saver*

- Jump ducts in all bedrooms to balance hot and cold temperature
- PPG low VOC (volatile organic compound) paint
- Densshield/Hardi Backer in all water contact areas
- Anti-fracture material used at all seams and nails at shower
- Pleated media air filters (MERV 8) for more efficient filtering of the air in your home
- High efficiency, 14 SEER rated heat pump/air conditioning with environmentally friendly Puron refrigerant
- Polysealant at base plates, doors and windows to prevent air infiltration and moisture penetration
- R-3.8 foam board insulation on 1st floor
- Programmable thermostat for AC systems
- Low E vinyl double pane windows and sliding glass doors
- Carbon Monoxide detectors to monitor air quality
- Paperless batt insulation in framed walls
- Tankless gas water heater



# MAP FREMONT TOWNES



## SCHOOLS

Anderson Elementary School	18
Ballast Point Elementary School	15
Dale Mabry Elementary School	20
Grady Elementary School	21
Mitchell Elementary School	2
Roosevelt Elementary School	14
Coleman Middle School	19
Wilson Middle School	4
Plant High School	12

## SHOPPING

Westshore Plaza	22
Outback Steakhouse	1
Hyde Park Village	3
Bern's Steakhouse	10
Shops on MacDill	13

## POINTS OF INTEREST

Palma Ceia Golf and Country Club	11
Cal Dickson Tennis Center	8
Bayshore Marina	5
Davis Island Yacht Club	9
Peter OKnight Airport	7
Ballast Point Park	16
Tampa Yacht and Country Club	17
International Plaza	23
Tampa International Airport	24

## HOSPITAL

Tampa General Hospital	6
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## SOME FACTS & FEATURES THAT WILL ADD TO YOUR PEACE OF MIND

If you like what you see in a David Weekley home, you may not be considering what is behind the drywall. There is a lot that goes on behind the walls that really sets us apart from the rest. For example, the energy efficient construction that we believe so strongly in that we will actually guarantee it! The batt/blown insulation in the attic, the air infiltration controls and the insulation of our concrete block walls are all items behind the walls that really set us apart from the others. We use double pane low E vinyl windows, radiant barrier in the attic, and mastic around our HVAC components which prevents unnecessary loss of the air that you are paying to cool in the summer and heat in the colder months.

Of course, there are the things that you do see. The architectural details in our elevations, top quality selections at our Design Center, brand name appliances and rich finishes; from hard wood flooring to gorgeous granite countertops. There is no doubt that you are discovering, for Peace of Mind, you just can't beat a David Weekley Home.