OPERA – HOME FEATURES

Striking Exteriors
Architectural Detail on Front, Masonry and Mixed Materials on sides and rear James Hardie Fiber Cement Siding Products with 30 Year Non-Prorated Warranty
Traditional Elevations including: Hardie Shake, Hardie Siding, Brick, Stone, Architectural Glass, Shutters (style and location vary per plan and elevation)
PlyGem Vinyl SDLWindows – Window Grids per Elevation
8’0” Front Entry Door (style varies per architectural front detail) (per plan)
2 Car Front or Rear Entry Garage (per plan) with Decorative Garage Doors (style and size vary per plan and elevation) with Garage Door Openers
Certainteed 30 Year Architectural Shingles
Patio or Decks (per plan)
Professionally Landscaped and Sodded Yard

Dramatic Interiors
Approximate 9’ Walls with Smooth Finish Ceilings (8’9” Ceiling Height) on Terrace Level (per plan)
Approximate 10’ Walls with Smooth Finish Ceilings on Main Level (per plan)
Approximate 9’ Walls with Smooth Finish Ceilings on Upper Level (per plan)
L.P. Top Notch Floor Decking with 50 Year Limited Warranty
Floor Decking Glued and Screwed to Floor System
7 1/4” Base Trim on the First Floor and 5 1/4” Base Trim on the Terrace and 2nd Floor with Howe Casing Throughout
2 Panel Smooth 8’0” Doors on 1st Floor, 6’8” Doors on Terrace and 2nd Floor (per plan)
7’ Cove Crown in Kitchen/Breakfast, Powder Room, Foyer, Dining Room, and Family Room
Kvikset Dakota Handleset with Polo Knobs, Satin Nickel or Venetian Bronze Open Oak Treads (per plan) and Painted Risers on Main Floor Stair, with Oak Box Treads and Painted Risers on Terrace Level, Stained Oak Handrail and Straight Metal Balusters (per plan)
Direct Vent Gas Fireplace with 4 or 5 piece Slate Surround and Adams Mantle Sherwin-Williams Light Tone Painted Walls with 2 standard colors and White Painted Ceiling
Shaw Pre-Finished Level 1 Wood Floors in Kitchen/Breakfast, Dining Room, Powder Room, Family Room, Upstairs Hallway, Terrace Entry, and Foyer (per plan)
Level 1 Tile Flooring in Secondary Baths and Laundry Room
Shaw Level 2 Carpet over 6 lb. Pad in All Bedrooms and rooms not listed above
Security System Pre-Wire
Structured Wiring Package which includes: Media Jacks (one CAT-5 and one RG-6 cable together) are provided in the Master Bedroom and Family Room and 15” Enclosure
Single Cable Jack in all Secondary Bedrooms
Savoy House Satin Nickel Lighting Package with Recessed Can Lighting in Hallways (per plan)
Ceiling Fan Pre-Wire, Supply and Install in Master Bedroom and Family Room
Wellborn Level 2 Raised Height Cabinets with Level 1 Cabinet Hardware in All Secondary Bathrooms
Cultured Marble Countertops with Integrated Sink Bowls in Secondary Baths
Chrome Moen Brantford Plumbing Fixtures Throughout
Pedestal Sink with Chrome Moen Brantford 4” Spread Fixtures in Powder Bath
Fiberglass Tub with Level 1 Ceramic Tile Surrounds in Secondary Baths
Ventilated Shelving in pantry and all other closets excluding master closet.

Designer Kitchens
Wellborn Level 3 Cabinets with 42” Uppers, Level 1 Cabinet Hardware & 2” Crown Molding
Spacious Islands (per plan)
Level 1 Granite Countertops with Under-Mount Stainless 50/50 Sink
Chrome Moen Brantford High Arc Kitchen Faucet
Level 4 Tile Backsplash
Recessed Can Lights in Kitchen (per plan)
Whirlpool Gold Stainless Steel Appliances including Single Oven/Microwave Combo, Gas Cooktop, and Separate Vent Hood Vented to Exterior
Plumbed for Refrigerator Icemaker

Elegant Master Suites
Wellborn Level 3 Raised Height Vanities with Level 1 Cabinet Hardware
Tuscan Marble Countertops with White Porcelain Oval Under-Mount Sink
Chrome Moen Brantford 8” Spread Bath Fixtures
Soaker Garden Tub with Level 2 Tile Tub Surround, Deck, Splash and Tub Skirt Board (per plan)
Level 2 Tile Floors in Master Bath
Separate Shower with Shower Seat, Level 3 Ceramic Tile Shower Pan and Level 2 Ceramic Tile Surround, Chrome framed glass shower enclosure (per plan)
Trey Ceilings (per plan) with 1 Piece 7” Cove Crown Moulding at Tiers of Trey Ceiling and Master Bedroom Perimeter
Spacious Walk-in Closets

Energy Efficiency
Elongated, Water Saving Commodes
Whole House Sealant Package
Adjustable Thresholds on Exterior Doors
Energy Efficient Electric Water Heater, Size Per Plan (Minimum 50 Gallon)
14 Seer, 93% High Efficiency Lennox HVAC Systems with Advanced HVAC Fresh Air Vents, A Programmable Thermostat on each conditioned floor, Gas Heating and Electric Cooling
Smoke Detectors & Carbon Monoxide Detectors – Hardwired and interconnected
Minimum 80% LED Lighting
Norpest Green Pest Control Pre-Treatment

The Ashton Woods Difference
Over 25 Years of Homebuilding Experience
2:10 Homebuyers Warranty
Pre-Construction Orientation: Pre-Drywall and Pre-Closing Walk-Through with Final Check-Off and Customer Satisfaction Survey

For Additional Information on Aria, Please call 770.864.1980
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