Laureate Park – Classics

**Stunning Exteriors**
- Paver front porches, lead walkways and Lanai
- Choice of designer selected exterior color schemes
- Sherwin Williams® Flex Lox exterior paint
- Kwikset® Dakota handleset with SmartKey re-key technology in satin nickel
- Professionally designed landscaping, Irrigation system, per landscaping Sentricon® Colony pest control system
- 30 Year Dimensional architectural roof shingles
- 8' Front entry door
- Garage door opener
- Garage prewire for GE® Residential EV Charging Station
- Coach lights on alley side of garage
- Gutters on side elevations
- (2) Hose bibs per plan
- (3) Weatherproof electrical receptacles per plan

**Dramatic Interior**
- 17” ceramic tile foyer, kitchen, bathrooms and utility room per plan
- Two-panel interior doors with arched top
- Sherwin Williams® washable low VOC interior paint
- Designer light fixture package per plan
- Rocker light switches
- Oval bevel edge mirror in powder bath per plan
- 42” high mirrors in master and secondary baths
- LG® Hi-Macs Solid Surface bath vanities raised height
- Porcelain pedestal sink in powder bath per plan Chrome bath accessories and Moen® chrome faucets
- Fiber optic community with WiFi enabled homes by DAIS Technologies.
- Two TV drops - one in living room and one in master bedroom with the living room TV including an in-wall chase.
- Carbon Monoxide and smoke detectors
- 100% BCF Recyclable Textured Nylon Fiber Carpet
- Knockdown textured ceilings
- Orange peel textured interior walls
- 5 ½” baseboards and 2 ½” casing
- Wood window sills except in wet areas
- Taexx pest control Tubes in the Wall® system

**Elegant Master Retreats**
- Spacious walk-in closets with ventilated shelving
- Linen closet per plan
- 17” ceramic tile flooring in Bathroom
- Walk-in showers with tile floor and surround
- Full width vanity mirror
- LG® Hi-Macs Solid Surface raised height countertop bath vanities with 3” splash
- Ceramic tile shower flooring in the walk in showers
- Ceramic tile on all shower walls to a minimum of 88 inches above the floor

**Gourmet Kitchens**
- 17” ceramic tile flooring
- Designer Wellborn® cabinetry with 42” upper cabinets
- Granite countertops with 3” backsplash
- Designer Moen® kitchen faucet with vegetable sprayer
- Stainless steel under mount sinks with disposal
- Closet pantry per plan
- LED lighting per plan
- Whirlpool electric smooth top range
- Whirlpool 30” microwave above the range vented to exterior
- Whirlpool multi-cycle tall tub built in dishwasher
- Whirlpool side by side refrigerator

**Built in Energy Efficiency**
- Qualifies for Environmental Protection Agency’s Energy Star® Designation
- Double pane Low-E3 vinyl SilverLine® windows by Plygem
- R-30 ceiling insulation
- R-4.1 insulation on concrete exterior walls
- R-13 frame wall insulation Continuous vent soffits
- Radiant barrier roof sheathing
- Owen’s Corning® Energy Complete insulation air gasket at attic to wall sealant
- Efficient 15 SEER HVAC system
- Digital programmable thermostat
- Air seal around doors, windows and exterior penetrations with expanding foam
- Concrete block, drop ledge construction
- Efficient water management
- Bradford White AeroTherm™ Series Heat Pump Water Heater
- CRI Green Label® carpet
- Energy efficient LED Lighting

**The Ashton Woods Advantage**
- Ashton Woods uses panelized wood frame wall systems, floor systems, and engineered truss systems to reduce waste, create strong floors, and to increase the tightness of your home for energy efficiency.
- Your home will have 16 Inch on Center Wall Framing for strong walls Foundation construction to create height, clean lines, fit, and finish Personalized interior design and color consultation at The Studio by Ashton Woods Design Professionals
- Convenient mortgage services
- 1-2-10 Limited Warranty

**Community Highlights**
- Laureate Park Aquatic Center
- Village Center
- Lakeside restaurant and café
- Crescent Park
- Located minutes from Lake Nona’s Medical City
- Easy access to Florida’s Greenway 417
- Close commute to Orlando International Airport
- 44 miles of walking and bike trails

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