

Naples Reserve

Mallard Point - Egret Landing - Savannah Lakes

Stunning Exteriors

Therma-Tru® fiberglass front doors per plan
 Designer selected Sherwin Williams® exterior color schemes
 Sherwin Williams Flex Lox® exterior paint
 Concrete Pavers on front porches and lanais per plan
 Designer door handle set with deadbolt on entry door with Smartkey locks by Kwikset®.
 Professionally designed landscape plans with irrigation
 Sentricon® w/ Always Active Technology including a \$1 million termite warranty
 TAEXX®, Built in Pest Control System
 Flat concrete tile roofing OR 5V Metal Roofs in galvalume color by plan, architecture and elevation.
 Garage door opener per garage door
 Coach Lights per plan
 (2) Hose bibs per plan
 (3) Weatherproof electrical receptacles per plan
 Walks and Drives with Concrete Pavers

Dramatic Interiors

Ceiling fan prewires in family room, all bedrooms, covered lanais, and flex room per plan
 3 dual media outlet (phone/cable) locations
 All low voltage and security items to be routed to a 20" wiring enclosure in the utility room
 A security system pre-wire
 LG® HI-MACS solid surface countertop in white or almond in secondary baths, pedestal sink in the Powder Room
 Carbon monoxide detectors per plan with backup battery
 Smoke detectors per plan with backup battery
 Stain resistant, eco-friendly Shaw® carpet
 Light skip trowel texture on walls and ceilings
 6'-8" tall Two-panel interior doors with arched tops
 3 ¼" Colonial baseboards and 2 ¼" Colonial casing
 Satin nickel interior door hardware
 Moen® chrome faucets
 Ventilated wire shelving in closets
 Wood window sills
 Taexx® pest control Tubes in the Wall® system

Nicely Appointed Kitchens

17" Ceramic tile flooring
 42" Wellborn cabinetry
 3cm Granite with matching 3" backsplash
 Closet pantry per plan
 Recessed can lighting w/ energy efficient CFL's
 Whirlpool® Range, Microwave, Hood, and Dishwasher in Stainless
 Designer Moen® kitchen faucet
 50/50 Stainless steel under mount sink with disposal

Elegant Master Retreats

Spacious walk-in closets
 Linen closet per plan
 Full width vanity mirror with comfort height counters
 Moen® chrome faucets
 Brushed nickel light fixtures
 LG® HI-MACS solid surface countertop in white or almond with under mount sinks and 4" splash
 Tiled shower pan

Energy Features Package

Radiant barrier roofing or sheathing
 Low-E3, dual pane, vinyl framed, UV protected glass windows.
 Impact glass on the front elevation with cloth hurricane panels on all other sides
 Fresh air ventilation system
 R-30 ceiling insulation
 R-4.1 insulation on concrete exterior walls
 R-13 frame wall insulation
 Off ridge roof vents for efficient attic ventilation
 Maintenance-free continuous vent soffits and fascia
 15 SEER rated A/C
 Programmable thermostat
 Polycell foam sealant around doors and windows for added insulation
 Concrete block construction
 50 Gallon water heater
 Efficient water management w/ low flow faucets and Gerber Maxwell Elongated ErgoHeight toilet
 CRI Green Label® Shaw carpet
 Energy efficient compact fluorescent lights (CFL)

Ashton Woods Advantage

Personalized interior design and color consultation at The Studio by Ashton Woods Design Professionals
 Convenient mortgage services provided by Wells Fargo
 1-2-10 Limited Warranty

Community Highlights

Resort style living with zero entry pool, lake front beach, tiki bar and fire pit
 Complimentary use of electric boats, canoes, water bikes, paddleboards and kayaks
 Clubhouse with Latitudes café and state of the art fitness center
 Outdoor activities including bocce ball, pickleball, tennis, basketball, and volleyball
 Jogging trail around community with fitness points
 125-acre private lake and 22 interconnected freshwater lakes plus 1-mile rowing lane lake
 Abundant conservation and lake views throughout the community

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