

# Runaway Bay

AT FIDDLER'S CREEK

## Runaway Bay Features

### Construction Features

- Steel reinforced concrete block construction
- Skip trowel stucco finish
- ✓ Concrete and block has green additives in the mixture
- Prefabricated roof trusses with straps and connections engineered for uplift, load and lateral forces
- Low maintenance wood fascia
- Low maintenance aluminum vented soffit
- ✓ Vented soffits for better air circulation
- Upgraded Sherwin Williams® Loxon® 2 coat application paint
- Minimum 2 hose bibs
- Monolithic 2500 psi minimum concrete footer and slab
- ✓ Drywall contains some recycled products and is produced in the United States
- DensShield® wallboard in showers and tub surrounds
- ✓ Greener wood products
- 6/12 pitch roof
- Professional plumbing system through home
- Built-in wall pest control system
- ✓ Green Termite treatment
- Fiberglass front entrance door with glass insert
- Fiberglass side light per plan
- Hurricane impact glass windows and doors
- Mitered glass
- Glass pool bath door
- Pre-treat termite prevention

### Exterior Design Features

- Concrete tile roof
- Brick paver driveway
- ei Garage door keypad for easy access
- Fully sodded with Floratam sod
- ✓ Automatic in ground sprinkler system
- ✓ Comprehensive Storm Water Management Plan to minimize pollutant runoff
- Elegant mailbox and post
- ei Pro gutter system on the front of your home
- ei Designer door bell cover
- ✓ Fully landscaped and improved homesite
- Designer coach lights on garage
- Steel reinforced garage door
- ei Epoxy "snake skin" style garage floor finish
- ✓ Rain-Gauge irrigation system to manage water waste

- 1/3 HP opener on all garage doors
- ✓ Landscape designs are eco friendly with mulch beds vs grass
- Red mulch
- Brick paver entryway
- Brick paver lanais
- Screens on all windows
- Screened in rear lanai with door
- Bronze aluminum screen construction
- Precast decorative exterior
- ✓ Efficient design and construction to reduce waste

### Interior Design Features

- Howe style wood casing
- Victorian style baseboard
- ei Crown molding in living areas
- Raised panel interior doors
- ei 2" Designer window blinds
- Raised panel bifold closet doors
- Clear sliding glass doors
- ✓ Low volatile organic compounds interior coatings / paint
- ✓ Low volatile organic compounds VOC carpet
- Knock down interior wall finish
- ei Upgraded oak handrail on white spindle staircase
- Wood closet shelving
- Designer window sills
- Rounded corner bead in main living areas
- ei Upgraded GE washer and dryer
- 10' or higher ceiling heights
- 1/2" inch interior drywall
- ei Built in ironing board system
- Interior steel frame construction for more true walls
- Schlage® aged bronze finish door hardware
- ei Schlage® security and convenience package with camera
- Sherwin Williams® Lennar Supreme™ interior paint
- ✓ Space conditioning designed – Right Size for heating / cooling
- Home security system

### Floor Coverings

- Diagonal 20" x 20" ceramic designer tile in all wet areas
- ✓ Mohawk® products are green certified
- Mohawk® plush wall to wall upgraded carpeting in all rooms
- Upgraded 7/16" carpet padding

# Runaway Bay Features

## Energy Saving Features

- 🌿 Programmable thermostats
- 🌿 R-30 ceiling insulation keeps you cool in summer and warm in winter
- 🌿 Energy saving wall insulation
  - R-4.1 Perforated Fi-Foil and radiant barrier on exterior walls
  - R-11 Batt insulation on framed walls
- 🌿 92% energy efficient hot water heaters
- 🌿 Insulation is green with some recycled materials
  - Tankless water heater
- 🌿 14 SEER HVAC helps conserve energy on your utility bills
- 🌿 Monier products offer LEED points and some are Energy Star® rated

## Electrical Appointments

- All copper wiring from breaker panel
- Minimum 200 amp electrical service
- 🌿 14 SEER HVAC helps conserve energy on your utility bills
- Smoke and carbon monoxide detectors throughout home
- Electronic door bell chime
- Pre-wired for fans/light fixtures in all bedrooms, den and family living room
- Designer light switches
- Two exterior waterproof outlets per plan
- RG6 cable outlets in all bedrooms, den and family room
- CAT - 5 telephone outlets in all bedrooms, den, family room and kitchen
- Designer lighting in all bathrooms
- Lighting in all walk in closets
- Recessed lighting in kitchen (per plan)
- Exterior entry point lighting
- GFI outlets in all wet areas
- Bathroom exhaust fans
- One hot electrical outlet with switch in all rooms

## Luxury Kitchen Features

- 🌿 GE® appliances are Energy Star® Certified and use less energy
- GE® Energy Star® 25 cubic foot side-by-side refrigerator - stainless steel
- GE® Energy Star® wall oven and Advantium oven - stainless steel
- GE® Energy Star® gas cook top
- GE® Energy Star® dishwasher - stainless steel
- Badger V in sink food disposal system
- Stainless steel undermount kitchen sink
- 🌿 Upgraded French door stainless steel refrigerator
- 🌿 Timberlake® products are green certified and environmentally friendly sustainable cabinets

- 🌿 Pull out trash receptacle in kitchen (per plan)
- 🌿 Pull out cabinet shelves in kitchen (per plan)
  - Luxury 42" raised panel wood cabinets with crown molding
  - Aged bronze cabinet hardware
  - Granite kitchen counter tops
  - Designer backsplashes
  - Designer faucet with built in spray
- 🌿 Folding sponge rack under kitchen sink
  - Built-in ice maker hook up
  - Under cabinet lighting (per plan)

## Elegant Bathroom Features

- His and Her vanity counters with separate sinks in master bath
- Elongated commodes in all water closets
- 42" plate mirrors in all bathrooms
- Luxury raised height, raised panel wood cabinetry and vanities
- 🌿 Frameless shower enclosure
  - Recessed medicine cabinets with a beveled edge mirror
- 🌿 Designer faucets / shower heads are water sense products
- Designer aged bronze plumbing fixtures in all baths
- Granite vanity tops
- Royal - Imperial V Roman tub in master bathroom
- Designer light fixtures in all baths
- Mohawk® 20" x 20" diagonal floor tile in all baths
- Mohawk® ceramic shower wall tile in all baths
- Designer tile listello in all master baths
- Mohawk® designer shower floor tile
- 4" granite backsplash on all bathroom counter tops
- Designer oval undermount sink bowl
- Clear glass shower enclosure in master bath
- Anti skid bathtubs

## LENNAR COMMITMENT TO EXCELLENCE

- Complete customer care service department
- Independent engineering inspections throughout the construction process
- Over 50 years in Southwest Florida
- Manufacturer's warranties passed on to you
- 1 year full service warranty on all new homes
- Traded on the NYSE - symbol LEN
- Built over 60 communities in Southwest Florida
- Over 40,000 families in Southwest Florida own a Lennar home
- Universal American Mortgage Company
- North American Title
- Lennar Affinity Program

🌿 Lennar Green Feature    🌿 These luxury features are part of the *ei* Plus package. If you decide not to choose this package, you will save \$7,500.

Offered by

**LENNAR®**

www.Lennar.com

The specific features in a home may vary from home-to-home and from Community-to-Community. The seller, Lennar Corporation reserves the right to substitute equipment, material, appliances and brand names with items of equal or higher, in seller's sole opinion, value. Color and size variations may occur. The prices of sellers homes, including features and available locations are subject to change without notice. Please see the actual home purchase agreement for additional information, disclosures and disclaimers relating to the home and its features. Void where prohibited by law. © 2013 Lennar Corporation. Lennar and the Lennar logo are registered service marks of Lennar Corporation and/or its subsidiaries. CGC 1518166. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER, BROKER OR SELLER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND, IF APPLICABLE, THE DOCUMENTS REQUIRED BY FLORIDA LAW TO BE FURNISHED TO A BUYER OR LESSEE.

