



## Included Features

From the countertops up to the ceiling and back down to the floor, Lennar homes include luxury features at a price that was previously unattainable in the home buying process. With Everything's Included, you no longer have to haggle, hope or compromise your dream home - because your dream features are already included.

### COMMUNITY AMENITIES

- State-of-the-art recreation facilities which include: heated outdoor pool with cabana area, grand ballroom, sports bar lounge, wine room, billiard room, coffee lounge, tennis, pickle ball, and more!
- Public water and sewer
- Common underground sprinkler system connected to community well, controlled by HOA

### KITCHEN DESIGN FEATURES

- 42" Raised panel maple cabinets
- Granite countertops in choice of colors
- Stainless steel GE® Appliances
  - GE® self-cleaning stainless gas range
  - GE® 4-cycle stainless dishwasher
  - GE® microhood vented to exterior of home
  - Garbage disposal
  - GE® stainless steel refrigerator with ice maker
- Stainless steel single bowl undermount sink
- Moen® chrome faucet
- Pantry area for storage
- Hardwood flooring in kitchen and breakfast nook

### LUXURIOUS BATH FEATURES

- Private master baths with ceramic floor and shower surrounds
- Comfort height raised panel maple vanities
- Cultured marble sink tops
- Semi-frameless shower doors with clear glass and brushed nickel trim
- Moen® chrome faucet
- Elongated comfort height toilets in all baths
- 13x13 Ceramic tile in all baths

### FLOOR COVERINGS

- Hardwood floor included in foyer, kitchen, living room, dining room, family room and study (*per plan*)
- 13x13 Ceramic tile included in master bath, hall bath, and laundry areas
- Wall-to-wall carpet in a choice of colors

*Please see reverse side for additional features.*

### VENUE AT LIGHTHOUSE STATION

762 Lighthouse Drive | Barnegat Township, NJ 08005  
609.349.8258 | LennarNewJersey.com

# LENNAR®

# Included Features cont'd

## LIGHTING, ELECTRICAL AND SECURITY FEATURES

- Sea Gull Lighting® brushed nickel lighting package
- LED recessed lighting included in kitchen and 1st floor hallway
- Phone - Cat5e in master bedroom, family room or living room (*per plan*) and den/study (*per plan*)
- Cable - Amplified video/data RG6 in family room or living room (*per plan*), den/study (*per plan*), and all bedrooms. ALL circuits to be homeruns
- USB charging station in kitchen and ALL bedrooms
- Honeywell® Security System on all 1st floor windows and doors to include one motion sensor and two keypads
- Garage door openers and keyless garage entry
- 200-Amp electrical service

## OUTSTANDING FEATURES

- Professionally designed landscape package includes fully sodded and irrigated homesites (*maintained and paid by HOA*)
- Belgian block curbing and community sidewalks
- Innovative 2-3 bedroom floor plans
- Two-car garages
- Grand 9' ceilings on first floor
- First floor flex space (*per plan*)
- 5 ¼" Baseboard trim on entire first floor and second floor hall (*per plan*)
- 5 ¼" Crown molding in foyer
- 3 ½" Door casing
- Six panel interior doors
- Schlage® satin nickel interior and exterior door hardware
- GE® Washer and Gas Dryer
- Laundry tub (*per plan*)
- UL approved interconnected smoke & carbon monoxide detectors with battery backup
- Sherwin-Williams® paint

## QUALITY CONSTRUCTION

- Engineered floor and roof systems
- Double 4" clapboard vinyl siding
- GAF® 25-Year warranted fiberglass shingles
- Concrete service walks
- Asphalt driveway
- Underground utilities
- Fiberglass raised panel front doors
- Seamless gutters w/ downspouts
- Exterior hose bibs (*per plan*)
- Raised panel steel garage door w/ automatic garage door opener

## ENERGY DESIGN FEATURES

- Single hung, double pane, low E, vinyl insulated windows with screens
- Energy sealant system around all windows, doors and exterior wall penetrations
- Therma-Tru® fiberglass insulated entry door
- Fiberglass insulation - Ceiling R-49, side walls R-19
- House wrap
- Trane® 90% AFUE efficient gas fired furnace
- Honeywell® touchscreen programmable thermostat
- Trane® central air conditioning with 13 SEER efficiency rating
- New Jersey Natural Gas for heating, hot water, cooking & clothes drying
- 50-gallon Bradford White® energy saver power direct vent hot water heater

## DEPENDABLE WARRANTIES

- RWC 10-year homeowners warranty on major structural components that transfers with the resale of your home
- One year coverage on materials and workmanship
- Full-time warranty service department
- Additional manufacturer warranties on all appliances

The above information is subject to change and may require substitutions by seller, of equal or better value, without notice to buyer. Information herein subject to errors and omissions.



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