



Surf Collection

EVERYTHING'S INCLUDED® Terra Costa Home Features

Wi-Fi CERTIFIED Smart Home Design™ with Amazon Alexa keeps you connected to the most desirable technology brand devices, all of which are included with your new home at an outstanding value. A new residential Wi-Fi network design to help ensure whole-home connectivity, with no dead spots, that works seamlessly with thousands of wireless devices and services.

CURB APPEAL AND QUALITY CONSTRUCTION

- Elegant architectural features and elevations with distinctive accents (per elevation)
- Dramatic 8' glass front entry door & sidelights (per plan)**
 - Professionally designed landscaping package including St. Augustine Floratam sod
- Paved walkway, driveway, front porch and rear lanai**
 - Cement lap siding exteriors with Sherwin Williams® exterior paint (predetermined per homesite)
- Architectural shingles**
 - Maintenance-free vinyl soffits
 - Appealing front exterior coach lights
- Relaxing screened & covered lanai**
- Rain gutter system on the whole home**
 - Two hose bibs
 - Exterior weatherproof electrical outlets
 - Engineered truss system with hurricane strapping
- Garage door opener(s) with 2 remotes & exterior keypad**
- Energy-efficient Tankless water heater**

ELEGANT INTERIOR FINISHES AND DESIGNS

- 6x24 Wood inspired tile flooring in kitchen, cafe, foyer, laundry room and all bathrooms (per plan)**
 - Plush carpeting with 8 lb. rebound padding in all bedrooms, dining room, living areas and study (per plan)
- Beautiful 2" faux wood blinds on operational windows**
- 10' ceilings on first floor, 9' ceilings on second floor**
 - Dramatic knockdown ceilings and textured walls throughout
- LED down lighting by location**
 - Pre-wired (RG-6) TV outlets in gathering room, bonus room, study, lanai and all bedrooms
 - Laundry sink in laundry room with cabinets (per plan)
 - Decora light switches
- Frigidaire® washer and dryer**
- Interior wooden window sills**
 - Full security system
 - Designer level handles on all interior doors
- USB ports in outlets (kitchen-1, owner's-2; predetermined locations)**
- 5 1/4 inch baseboards**

LAVISH BATHROOMS AND BEDROOMS

- Oversized Master Suite shower with 2 shower heads (per plan)**
- Recessed tiled floor in all showers (first floor only)**
 - European-height vanity with raised panel cabinets
 - Full vanity-width plate-glass mirrors in all bathrooms
- 3x6 subway wall tile in all shower/baths (brick pattern)**
 - Designer pedestal sink in powder room (per plan)
- Elongated comfort height toilets with soft close lids**
- Upgraded quartz countertops in all bathrooms**
- Quality Moen® faucets in all bathrooms**
 - Spacious owner's closets with shelving

DESIGNER KITCHENS

- Electrolux® Professional Smudge-Proof Stainless Steel Appliances**
 - Convection microwave in the island (per plan)
 - Double wall oven with Wave Touch controls
 - Gas cooktop (per community)
 - Dishwasher with IQ Touch controls
 - French door refrigerator with ice & water in the door
- Luxurious upgraded quartz countertops**
- Elegant tile backsplash**
- Large single basin kitchen sink**
- Pullout trash can (location per plan)**
- Moen® Align pull-down sprayer kitchen faucet with power clean**
- Beautiful 42" kitchen cabinets staggered with crown molding**
- Cabinet cabinet door & drawer hardware**
 - Convenient kitchen island & breakfast bar (per plan)
- Powerful garbage disposal**
- LED down lighting throughout**
- Switch controlled under cabinet lighting**

ENERGY-EFFICIENT AND MONEY-SAVING BENEFITS

- Programmable digital thermostat
- Energy efficient HVAC system sized (per plan)
- Balanced system with jump ducts to improve overall airflow
- Fresh air intake for HVAC system, with superior air filter
- AC duct system tested to prevent air leaks and improve efficiency
- Added comfort with exterior wall insulation with R-13 in 2x4 inch and R-19 in 2x6 inch walls and batt/blown insulation in ceiling with R-30
- 200-amp electrical service
- High-quality plumbing with combination CPVC and PVC
- Low-E insulated, double-pane, energy-efficient vinyl windows

ADDED PEACE OF MIND

- National Builder 1-Year Warranty**
- Dedicated Customer Service program**
- Smoke & CO detectors with battery backup**
- Convenient 24-hour emergency customer service number**
- Preventative termite treatment with 1-year bond**
- H-2 Insight National Survey ranked Lennar Jacksonville #1 in Overall Customer Satisfaction**

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