

UPGRADES & ADDED FEATURES LIST

13317 COBA WAY | MANOR, TX



EXTERIOR FEATURES:

- Premium Elevation 36 - \$9,490
- Windsor exterior color scheme - \$1,120
- White stone with white mortar & chestnut cedar shutters - included in elevation price
- Extended covered patio - \$3,350
- Full gutters - included
- Full irrigation system - included

KITCHEN:

- Coastal Design Package
- Level 4 Sonoma Maple Linen painted cabinets with 42" uppers - \$6,890
- Level 5 Statuario 2cm quartz countertops - \$4,310
- Level 4 designer backsplash - \$690
- Whirlpool appliance package upgrade (Layout 4): 36" gas cooktop, canopy hood, single oven, built-in microwave, dishwasher - \$6,490
- Gold Tempo cabinet pulls - included in design package
- Brushed gold Align pull-down faucet - \$600
- Zero-radius stainless single-basin sink - \$100
- Everly pendant lighting - \$1,390

PRIMARY SUITE & BATHROOM:

- Frameless glass walk-in shower with upgraded tile surround - \$2,920
- Miami White quartz bath countertops - included in design package
- Rectangular sinks in all baths (primary + 3 secondary) - \$310
- Brushed gold Align bath faucet package - \$3,750
- Matte black Triva bath accessories - \$1,020
- Double vanity in secondary bath - \$2,570
- Full bath added at Bedroom 5 - \$7,490

INTERIOR FEATURES:

- Study in lieu of flex space - \$2,990
- Level 4 carpet - \$2,940
- 7" EVP flooring in natural tone - \$5,050
- Matte black Dexter Solstice lever interior hardware - \$250
- Modern alternating twist-and-square metal balusters - \$30
- Classic Gray handrail stain - included in package
- Level 4 vanity lighting throughout - \$790
- Pop-up kitchen outlet - \$380
- Ring doorbell & Honeywell smart thermostat - included in smart home package
- 5¼" upgraded baseboards - \$750
- 2" faux wood blinds throughout - \$2,180

GARAGE:

- Garage door opener - included
- Pre-plumb for water softener - \$1,230

OVER \$40,000 IN VALUE.