



SOUTHPOINT

TOWNHOMES- INCLUDED FEATURES

CLASSIC EXTERIORS

- Brick & James Hardie maintenance-free fiber cement siding (per plan)
- Concrete drive, walkways, & patio
- Maintenance-free 5" gutters & downspouts
- Carriage style metal garage door (with 2 remotes)
- 30 Year dimensional fiberglass shingles
- 3 Exterior outlets located in the front, rear & side
- 2 Frost-proof hose bibs
- Finished garage (drywalled, trimmed & painted)
- Double-pane LOW-E insulated glass tilt-in windows
- Decorated panel front entry door with LOW-E glass
- Insulated LOW-E glass door to patio or deck (per plan)
- Landscape design to include mulch, shrubs & plant package
- Sodded yards with irrigation

INTERIOR AMENITIES

- Cove molding on main level (per plan)
- Interior windows cased with 3 1/2" trim
- 5 1/4" baseboards throughout
- Raised panel interior doors
- Brushed nickel lever style door handles & hinges
- Hardwood floors in foyer, extended foyer, powder, dining room, kitchen, nook & great room (per plan)
- Designer Carpet with 6lb pad in all bedrooms & flex room (per plan)

- Tile floors in all baths & laundry room
- Large vanity mirrors in baths
- Raised height vanities with quartz tops in all baths
- Delta chrome bath faucets throughout home
- Elongated white commodes
- Pedestal sink in powder bath (per plan)
- Wire ventilated shelving
- All bedrooms pre-wired for a ceiling fan
- Minimum 2 ceiling fans with light kit included (per plan)
- Choice of Sherwin Williams Low VOC wall colors
- 9' smooth white ceilings
- Semi-gloss paint on all interior trim
- Smoke detectors throughout home

LIFESTYLE KITCHENS

- 42" wood panel cabinets with crown trim
- Quartz countertops
- Under-mount stainless steel sink
- Whirlpool stainless appliance package to include: Smooth top range, built-in microwave & dishwasher
- Garbage disposal
- Icemaker hookup for refrigerator

ELEGANT MASTER SUITE

- Quartz vanity tops
- Tile shower (per plan)
- Walk-in closet

SMART HOME PACKAGE

- IQ Panel w/ Touchscreen to Control:
 - o (1) Exterior Lock
 - o Video Doorbell
 - o Smart Thermostats
 - o (1) Light Fixture
- Pre-wired jacks in all main areas
- Central hub low-voltage panel
- Pre-wire for Alarm System

ENERGY SAVING FEATURES

- Energy efficient protective house wrap on all exterior walls
- High-efficiency electric heating & cooling system (14 seer)
- Programmable digital thermostat (7 day)
- Fiberglass insulation: R-13 walls, R-38 ceilings
- 50-gallon water heater
- Low flow plumbing fixtures
- 200 AMP electrical service
- GFI outlets in all baths, kitchen & garage
- Dedicated freezer plug in garage
- LP Techshield Radiant Roof Sheathing – Reduces monthly cooling costs by blocking up to 97% of radiant heat and lowering attic temperature by up to 30°
- LED Fixtures & bulbs throughout home

CUSTOMER PIECE OF MIND

- Customizable interior selections
- Locally family owned with 30 years of building experience
- Industry leading warranty & customer service

IT'S NOT JUST A HOME, IT'S YOUR LANDMARK



6064 Central Pike
Mt. Juliet, TN 37122



Sales (615) 747-1181



info@yourlandmark.com



www.yourlandmark.com



LANDMARK

HOMES OF TENNESSEE

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Last Revised 5/13/20