# OUTSTANDING FEATURES AT NO EXTRA COST

## GRACIOUS LIVING

- Low-VOC products (paints, woodwork, and carpet materials)
- Classic brick front designs
- Expansive 9' ceilings on lower and main levels
- Vaulted ceilings in all upper level bedrooms
- Two-car garage with designer garage door and opener
- Economical and high-efficiency gas heat on the lower level
- Electronic heat pump on upper level
- Spacious low-maintenance deck located at the rear of the home and accessible from the main level

## DESIGNER INTERIORS WITH LUXURY FEATURES

- Energy Star® qualified appliances by GE®
- Beautifully crafted, eco-friendly cabinets by Yorktowne™
- Choice of elegant two-panel Classique® or traditional six-panel Colonial-style doors
- Elegant two-piece crown molding in grand entrance foyer and formal living and dining rooms
- Elegant hardwood flooring in the foyer, living room, dining room, family room and kitchen
- Superior Shaw® stain-resistant carpet in an array of decorator colors

## MAGNIFICENT KITCHENS

- Water-conserving fixtures by Kohler®, an EPA WaterSense® Partner
- Beautifully crafted 42" maple cabinets in a wide choice of wood finishes
- Oversized double-bowl, stainless-steel sink
- ENERGY STAR® qualified appliances by GE®, including gas range, dishwasher, microwave, and refrigerator
- Spacious granite countertops

## SUMPTUOUS BATHS

- Designer, elongated commodes in all baths
- Lavish master bath with Roman soaking tub, separate ceramic-tile shower, and oversized mirrors
- First-floor powder room with elegant pedestal sink and beveled oval mirrors
- Vanities with cultured-marble tops
- Ceramic-tile flooring and tub surrounds in all baths
- Full bath available on lower level
- KOHLER® tub and shower faucets

## LANDSCAPING AND IMPROVEMENTS

- Picturesque tree-lined streets throughout the community
- Undisturbed open spaces, and a walking trail
- Individual home lawn care maintenance provided by Home Owners Association
- Attractive landscaping package
- Fully graded and sodded yard
- Convenient underground utilities, including public natural gas, water, and sewer

## CONSTRUCTION HIGHLIGHTS

- 90+% efficient furnaces
- High-efficiency air conditioning by Carrier®
- High-performance low-E windows
- ENERGY STAR® qualified, 50 gallon water heater
- 2" x 6" wall studs, adding 2 inches of wall insulation
- Insulated basement walls and exterior doors
- Blown-in attic insulation
- Tightly sealed air ducts and house wrap to reduce air infiltration
- Manufactured wood components
- Handsome exterior Masonite® front door featuring their lifetime warranty.
- Distinctive dimensional shingles with 30-year manufacturer's warranty
- Low-maintenance, long-lasting Hardiplank® siding and aluminum-wrapped exterior trim
- 200-amp electrical service
- FlowGuard Gold® noise-reduced water lines
- Exterior weatherproof hose connections in front and rear
- Poured in place concrete driveway

## CONVENIENCES

- Programmable thermostats
- Multiple heating and cooling zones
- Washer and dryer connections on bedroom level
- Electronic smoke detectors
- Convenient pre-wiring for telephone and cable television
- Security system included*
- Weatherproof exterior electrical outlets in front and rear
- Professional cleaning of each home prior to settlement

## QUALITY ASSURANCE AND WARRANTY

Our quality program starts at design inception with the creation of precise construction drawings, specifying high quality materials, all the way through to on-site supervision by experienced project managers and construction managers.

- First home buyer orientation 5-7 days prior to settlement
- Second home buyer orientation prior to settlement to ensure work has been done
- Ten-year limited warranty program

## CUSTOMIZING SERVICE

Pre-priced options permitting a full range of additional customization to fit your particular needs: skylights, wet bar, additional fireplaces, whirlpool tub, greenhouse, cathedral ceilings, sunroom, conservatories … *and many more!*

**Monitoring contract required. Please see sales manager for details.*
*In the interest of continuous improvement, Toll Brothers reserves the right to modify or change floorplans, materials, and features without prior notice or obligation. Such changes may not always be reflected in our models. Your community's sales agreement will contain all current information.*

*Your new Toll Brothers townhome at **THE ENCLAVE AT ARUNDLEPRESERVE** is unequalled in design and delivered value.*

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