

# OUTSTANDING FEATURES AT NO EXTRA COST

## GRACIOUS LIVING

- Formal entrance foyer and dramatic 10' first floor ceilings
- Three-car garage with raised panel sectional roll-up doors
- Finely crafted staircase with maple handrail and end treads with painted balusters and skirt board
- Expansive master bedroom suite with sitting area and opulent master bath
- Large, comfortable family room with wood burning fireplace
- Two-zone air conditioning and gas forced-air heating
- Elegant 8' raised panel entry doors
- Formal dining room, convenient breakfast nook, and breakfast bar
- First floor library and/or guest suite

## DESIGNER INTERIORS WITH LUXURY FEATURES

- 8' raised panel interior doors with detailed casing
- Elegant crown molding in foyer, living and dining rooms
- Signature chair rail in dining room (select models)
- 5 ¼" enameled baseboard throughout
- Charming wood cased windows throughout
- Custom-styled radius bullnose corners on interior walls
- Plush, wall-to-wall carpeting in a wide choice of decorator colors
- Ceramic tile flooring in foyer, kitchen, nook, and laundry room
- Designer light fixtures

## MAGNIFICENT KITCHENS

- Luxurious kitchen layouts with beautifully crafted maple cabinets in a choice of finishes
- KitchenAid® self-cleaning double oven and KitchenAid® dishwasher
- KitchenAid® 6-burner gas cooktop and KitchenAid® built-in microwave oven
- Granite countertops in a variety of colors
- Water supply hookup for ice maker
- Kohler® pull out faucet and Kohler® two-compartment kitchen sink
- Walk-in pantry, food preparation island and butler's pantry (select models)

## SUMPTUOUS BATHS

- Lavish master bath with 6"x 6" ceramic tile countertop, shower and bath surrounds in a variety of colors; glass block accents and separate water closet
- Large walk-in closet in master suite
- Luxurious Jacuzzi® whirlpool tub
- Ceramic tile countertop and shower surrounds in secondary baths
- First floor powder room with pedestal sink and beveled oval mirror
- Kohler® brushed nickel finish faucets at master bath and powder room

## CONSTRUCTION HIGHLIGHTS

- Traditional individually detailed exteriors with stone, brick, siding, and stucco accents
- Long lasting, fire-resistant concrete tile roofs in a variety of colors & styles
- R-30 second floor ceiling and R-13 exterior wall insulation
- Automatic set-back thermostats
- Energy efficient dual-glazed vinyl windows with energy saving low-E glass
- Energy efficient 75-gallon gas water heater with recirculating hot water system
- Weather stripping on exterior doors
- Pre-finished aluminum rain gutters and down spouts

## LANDSCAPING AND IMPROVEMENTS

- Beautifully landscaped slope areas
- Underground utilities
- Hand finished concrete driveway
- Side and rear yard fencing

## CONVENIENCES

- Porcelain over cast-iron laundry basin with hookup for washer and dryer
- Generous laundry cabinetry and storage areas
- Gas supply for dryer, barbecue, and fireplaces
- Garage door openers with transmitters on all garage doors
- Electronic smoke detectors
- Pre-wired for telephone, TV and high speed Internet

## 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 homebuyer orientation 5–7 days prior to settlement has a 300-item checklist
  - Second homebuyer orientation prior to settlement ensures work has been done
  - Ten-year limited warranty

## CUSTOMIZING SERVICE

Pre-priced options permit the buyer to personalize the home to fit their particular needs: room options, balconies, wet bar, additional fireplaces...and many more!  
*Comparable products may be substituted when required.*

*Your new Toll Brothers home in **The Masters at Vista Del Verde** is unequalled in design and delivered value.*