INCLUDED FEATURES

Sorrel at Watson Ranch

EFFECTIVE: 10/24/2025

Distinctive Exterior Details

- Engineered roof trusses for strength
- 1/2 HP **Wi-Fi®** chain drive garage door opener with two transmitters
- Concrete roof tiles
- **ENERGY STAR® certified** 8-ft. 6-panel front door
- Exterior LED front porch coach light, sliding glass door and garage service door (per plan)
- Illuminated address fixture at front elevation
- Fiberglass garage service door with dead bolt and weather stripping
- Hose bibb (per plan)

Interior Craftsmanship

- Drywalled and taped garage
- Fiber-optic cabling
- Whole-house recessed fire sprinkler system
- 2-panel wood-grain textured interior and closet doors
- 9-ft. first- and 8-ft. second-floor ceilings

Fine Finishes

- Rounded wall and square window corners
- Low-VOC interior paint in Alabaster
- CRI™ Green Label Plus® certified polyester textured carpeting with cushion in multiple color choices throughout except for wet areas
- 3.25-in. baseboards and 2.25-in. door casing
- 18x18-in. tile flooring in choice of three colors at entry
- Vinyl flooring in choice of three colors at kitchen, baths and laundry room

Kitchen

- Stainless steel, double-basin, undermount sink
- Single-lever faucet with pullout spout in chrome finish
- LED recessed can lighting
- Stainless steel appliances with 2-yr. warranty, including a freestanding induction range, microwave/exhaust hood combination and **ENERGY STAR® certified** built-in multicycle dishwasher
- 1/2 HP garbage disposal
- Recessed-panel birch 34.5-in. lower and 36-in. upper cabinets in choice of two finishes
- Quartz countertops with flat edge and 6-in. backsplash in choice of three colors

Bathrooms

- White pedestal sink at powder bath (per plan)
- Oval mirror at powder bath (per plan)
- Designer-selected **WaterSense®** labeled faucets and showerheads
- Designer-selected LED lighting
- Venetian solid-surface countertops with 3/4-in. flat edge and 4-in. splash at full baths (per plan)
- Dual-sink vanity with 34.5-in. cabinet at primary bath (per plan)
- Single-sink vanity with 32.5-in. cabinet and knee space at secondary full baths
- Tub/shower combination with fiberglass surround at full baths
- **WaterSense** labeled ultra-low flush round-front toilets
- **WaterSense** labeled low-flow showerheads and faucets

Energy-Saving Features

- Our homes are designed to be **ENERGY STAR® certified**, delivering significant savings on utility bills when compared to used homes and supporting healthier indoor environments.
- Our **Energy Savings Comparison** demonstrates the lower monthly cost of homeownership possible with each KB home.
- Thermal Enclosure System: air sealing, quality insulation and high-performance windows to enhance comfort, reduce maintenance costs and help lower monthly utility bills
- Water Management System to help protect roofs, walls and foundations from water damage
- Sealed, insulated, dual-pane, low-E glass windows and patio doors
- "**ENERGY STAR certified** 8-ft. 6-panel paint-grade front door
- Occupancy motion-sensor light switches at baths
- **Wi-Fi®** smart thermostat on both floors
- Energy-efficient LED recessed lighting at various locations (per plan)
- HVAC system designed and installed to deliver more comfort, better moisture control, improved indoor air quality and quieter operation (per Title 24)
- Radiant barrier sheathing to help reduce cooling costs by lowering attic temperatures
- Energy-efficient electric water heater (size per plan and code)
- Solar energy system (choice of lease or purchase)
- Replaceable premium air filter with MERV 13 rating
- Electric vehicle (EV) charging station at garage (conduit only)
- Water-conserving front yard landscaping with smart irrigation system and weather-based controller

10-Year Limited Warranty

- Our dedicated customer service team is ready to help with any questions or home repair issues.

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