

## INCLUDED FEATURES

# Terrain Oak Valley

EFFECTIVE: 11/07/2023



### Distinctive Exterior Details

- Engineered roof trusses for strength
- Roof shingles with 30-yr. limited warranty
- Designer selected exterior color palettes
- Exterior zip system to provide greater resistance against moisture and air intrusion
- 8-ft. raised-panel, energy-efficient, insulated entry door
- Exterior front and rear fixtures
- Underground vapor mitigation piping with 4-in. rough-in stub for future abatement
- Professionally landscaped front yard with sprinkler system
- Engineered soils report for each home
- Video inspection of underground sewer lines

### Interior Craftsmanship

- Ventilation fans at baths and laundry
- A/C pre-wiring
- Partial basement (per plan)
- 9-ft. first-floor ceilings
- Structured wiring package for phone/cable outlets and fiber optic prep
- Flexible, freeze-resistant polyethylene water supply lines
- Contemporary knockdown drywall texture on walls and ceilings

### Fine Finishes

- Maple framed cabinets at kitchen and full baths
- Interior paint in Alabaster
- Carpeting with 5 lb. 3/8-inch pad, in multiple color choices

- Designer selected lighting fixtures
- Privacy hardware at primary bedroom and baths
- Painted 2-panel smooth interior doors with satin nickel hardware
- Resilient vinyl flooring in multiple color choices at kitchen, entry, laundry and baths

### Kitchen

- Stainless steel undermount sink with 1/3 HP garbage disposal
- USB receptacle to conveniently charge your devices
- 3-cm granite countertops with 4-in. backsplash
- Stainless steel appliances with 2-yr. warranty, including a glass-top range, under-cabinet range hood and **ENERGY STAR® certified** dishwasher
- Chrome pullout faucet
- Ice maker pre-plumbing

### Bathrooms

- **WaterSense®** chrome-finished faucets
- Pressure-balanced safety tub and shower valves to reduce risk of scalding
- Water-conserving 1.28-gal. porcelain commodes
- Tub with tile surround at full baths
- Countertop-length vanity mirrors

### Safety and Security

- Dual-glazed, tempered, safety glass sliding glass doors with security lock
- GFI protected outlets in all interior wet areas
- Hardwired smoke and carbon monoxide detectors with battery back-up

### 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
- Smart thermostat
- Gas forced air 95% ECM furnace
- Sealed, insulated, double-pane, low-E2 glass windows with white vinyl frame and patio doors
- Traverse LED ceiling lights (per plan)
- R-11 vinyl covered fiberglass drape insulation on crawl space wall (per plan)
- Insulated concrete exterior 40 mil. polyurethane membrane

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