



Home Standard Features

Howard Estates: The Estates and Manor Collections

Archway Homebuyers Advantage

State Board Certified Contractor
2-year Third Party Mechanical Homeowners
Warranty
10-year Third Party Structural Homeowners
Warranty

Luxury Interior Features

Efficient Open Floor Plans
10-foot Ceilings on the First Floor with 8-foot
two Panel Arch Top Doors
9-foot Ceilings on Second Floor
9-foot Poured Foundation Basement Walls
16" Open Web Structural Floor Trusses
42" Wood Burning Fireplace with Gas Ignition
System (Gas Log Adaptable)
Slate Hearth with Detailed Wood Mantle and
Decorative Framing Detail
Two Cat5 Phone Outlets; RG6 Cable Outlets in
all Bedrooms and Family Room
Extensive Trim Package Including 3-piece
Crown in Foyer, 2-piece Crown in Dining,
Living, Master Bedroom, and 1-piece Crown
in Kitchen and Family Rooms
Laundry Room Same Floor as Master Suite
High Quality Sherwin Williams Paints
Hybrid Red Oak Open Stair Treads with Stain
Red Oak Hand Rail
Decorative Newel Posts with Painted Colonial
Balusters on stairs
Elegant Floor Plans with Keeping Rooms,
Master on the Main, Guest Rooms on Main,
Lofts with Optional Tech Area per plan
Hardwood Flooring in Dining, Foyer, Mudroom,
Kitchen/Breakfast/Keeping, Butlers Pantry
Ceramic Tile on all Bath Floors
Mudroom with Custom Bench & Wall Paneling
Finger Joint Wood Base Board in all Wet Areas
Architectural Detailed Arches per plan
High Wall Window Glass Transoms per plan
Upgrade Slate Lighting Package Throughout
Cultured Granite Countertops with Under-mount
Oval Sink Basins in all Full Bathrooms

Spacious Designer Kitchens

42" Maple Cabinets with 2" Crown Mould and
with Oversized Cabinet above Microwave
Granite Countertops with Tile Backsplash
Large Islands with Seating Areas
Butlers Pantry with Granite Countertop
Stainless Steel Under-mount Sink with Moen
Faucet and Vegetable Sprayer
All Stainless Steel Frigidaire Gallery Series
Appliances with 36" 5 Burner Cook-top
Microhood with Exterior Vent
Large Breakfast Rooms
Walk-in Pantries with Ventilated Shelving
Crown Mould throughout Kitchen/Breakfast
Recessed Lighting in All Kitchens

Prestigious Master Suites

Trey Ceiling (2PC crown/ plan) & Ceiling Fan
Large Walk-in Closets with Ventilated Shelving
5-foot Garden Tubs – corner or straight per plan
8" Spread Moen faucets
Tile Tub Skirt, Backsplash, Shower Walls
Separate His & Her Vanities with High Tops
Vaulted Ceilings in Master Baths per plan
Large Full Light Garden Windows

Traditional Exteriors

Crafted Elevations with Architectural Details
Front Elevations with Brick, Stone, and Cedar
Shake. Sides with masonry water table
Ventilated Cement Fiber Soffit Board
8-foot Double Wood and Glass Front Doors, or
Single Craftsman Decorative Door per plan
Large Front Porches with Beaded Plywood
Ceilings and Decorative Columns
Beige Double Wall Vinyl Tilt-out Sash Windows
with Grids on All Normal Windows
8-foot Tall Insulated Carriage Style Garage Door
with High Glass and Iron Hardware
Atrium Style Metal Full Glass Exterior-
Deck/Patio Door with Large Transom Above
Professionally Landscaped Yards with Full Sod
Security System Pre-Wire