

Victoria Park

Included Luxury Features

Interior

- Unique Architectural Design
- Generous Foyer Extending into Gallery Space
- 9' First Floor Ceilings
- Spacious Kitchen with Large Dining Nook
- Engineered Hardwood flooring in Kitchen, Nook and Foyer
- 42" Linear Fireplace with custom surround
- Designer lighting
- Premium Plush carpeting with 5 Pound Pad
- Sherwin-Williams Paint
- Base Molding and Case Molding Throughout
- Large walk in closet in owners suite

Gourmet Kitchens

- QUARTZ Countertops Throughout
- LAFATA Cabinetry with 42" Wall Cabinetry Soft Close and Dovetail Drawers
- Stainless Steel Under mount Sink
- Kohler Single Handle Pull Down Faucet
- Large QUARTZ Island with Additional Seating
- Generous Walk-in Pantry
- Under Sink Power Garbage Disposal

Luxury Baths

- Premium Tile Flooring
- Quartz Countertops
- Kohler Under Mount Sinks
- Duel Sinks in Master Bath
- Kohler Faucet
- Free Standing Soaking Tub in Owner's Bath



Structural Integrity and Energy Efficiency

- ANDERSON Low-E Windows
- 8 Foot Basement Foundation
- Foundation Drain Tile System with Sump Pump
- Engineered Sub Floor Nailed, Glued and Screwed
- R-50 Insulation in Exterior Ceilings
- R-19 Insulation in Exterior Walls
- R-11 Insulation in Interior Foundations Walls
- 50 Gallon Bradford White Energy Efficient Water Heater
- Lennox Merit Central Air Conditioner
- Lennox Healthy Climate Humidifier
- Lennox 96% High Efficiency Furnace
- Programmable Thermostat with Air Recirculation
- Smoke and Carbon Monoxide Detectors
- 150 AMP Electrical Service
- 18 Month Builder Warranty
- 10-Year Basement Waterproof Warranty

Quality Low-Maintenance Exterior Features

- 4 Distinguished Elevation Styles
- 2.5 Car Garage
- Overhead Garage Doors
- Brick, Stone, Shake, Siding (per plan)
- Premium Maintenance Free Exterior Siding
- 30 Year Dimensional Shingles
- Aluminum Gutters and Downspouts
- Large Egress Basement Window
- Frost-Free Hose Bib
- Weatherproof Electrical Outlets
- Brick to First Floor on Sides and Rear
- Concrete Driveway and Walkway

DePrez Companies

victoriapark.com

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