

SHOWCASE HOME | Fir

Street Address: 5009 Song Sparrow Way, Summerville S.C. 29483

A/C Sq. Ft.: 2,468

Bedrooms: 2, Den, Bonus

Bathrooms: 3

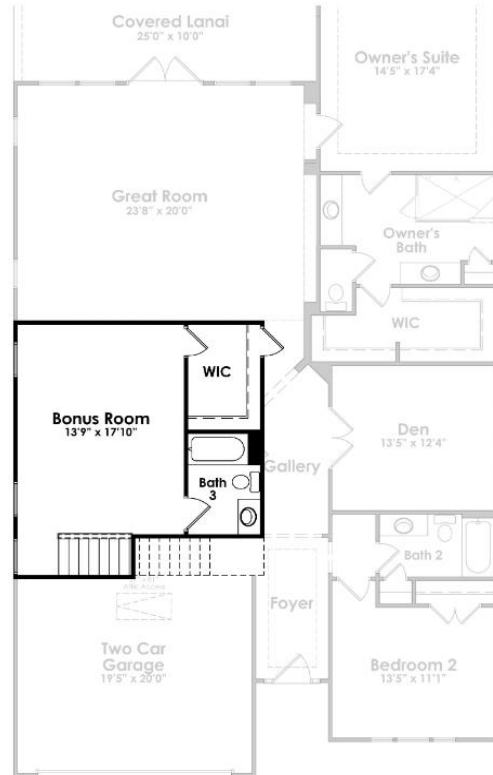
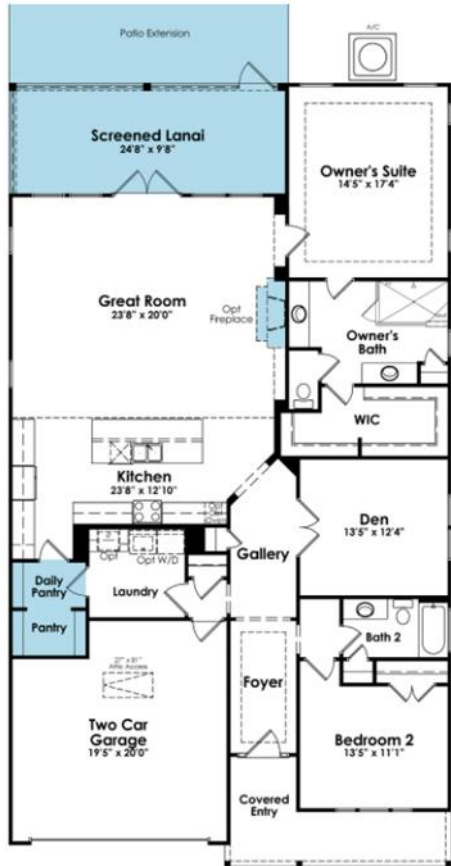
Move-In Date: December 2023



ELEVATION: BH



HOMESITE: 2159



SHOWCASE HOME FIR

2 Bedrooms, 3 Full Baths, Screen Porch including Patio Extension, Front Porch, Bonus Room with Bath, Gourmet Kitchen, Gas Cooktop, Fireplace and 2-Car attached Garage.

SHOWCASE HOME DESIGNER FEATURES

- Exterior Tankless Water Heater- Gas Rinnai
- Lighting Package – Optional Kellwyn Brushed Nickel
- Coastal Cottage Trim Package
- Duration Agreeable Gray Paint
- EVP Flooring in Kitchen, Den, Laundry Room, Foyer, Gallery, Great Room, Owner's Suite and Secondary Bedroom
- Carpet on Stairs and in Bonus Room
- Gutters on Exterior of Home
- Screen Porch
- Tub w/Tile walls in Bath 2
- Floor Outlet Standard Location

KITCHEN DETAILS

- Included Kitchen Layout w/ gas line
- 30" Free Standing Range w/ Convection
- Dishwasher w/ Hidden Controls
- Profile Series Microwave Oven Vented w/ Bottom Controls
- 42" Cabinets w/ Colonial Crown Molding and Hardware
- Tile Backsplash
- Pot and Pan Drawer
- Trash Can Roll Out
- Full Extension Drawer Glides & Soft Close Doors
- 3cm Granite Countertops
- Single Bowl Stainless Steel undermount sink
- 4 Under Cabinet Lights



KITCHEN & MAIN FLOORING

Showcase Home Fir
Address: 5009 Song Sparrow Way Lot: 6.2159



KITCHEN CABINET
Aristrokrift Ellis White



BACKSPLASH
Catch Gray Matte 4 x 16
Subway Tile



GRANITE COUNTERTOP
Colonial White



KITCHEN FAUCET
Moen Arbor- Chrome



SINK
Single Bowl Undermount



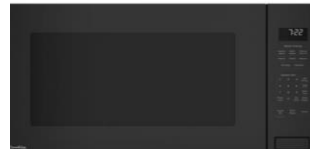
CABINET HARDWARE
Optional Chrome



Cabinet Option
Pot and Pan Drawer



Cabinet Option
Trash Roll-Out



GE Appliances Upgrades



EVP FLOORING
Polaris Plus 7089 Wild Dunes



NOTE: *This information is for reference only and subject to change without notice.

**The images shown are conceptual in nature and the perception of color, texture, and pattern may be different when viewed in person.

KOLTERHOMES®

PRIMARY BATHROOM

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CABINET
Ellis White



CABINET HARDWARE
Chrome



COUNTERTOP
Colonial White Granite



FLOOR TILE
Silhouette Contour
12x24
Straight Lay



SHOWER WALL TILE
Sterlina II Silver Polished
12x24
Stacked/Vertical



VANITY FAUCET
Moen Eva Chrome



Mirror
Plate Glass



Shower Door
Frameless Chrome Door



SHOWER FAUCET
Moen Eva Chrome



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SECONDARY BATH 2

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CABINET
Ellis White



CABINET HARDWARE
Included Chrome



COUNTERTOP
Ashen White



Mirror
Plate Glass



Optional
Tub w/ Tile Walls
Cavanite II White Matte
12x12



FLOOR TILE
Cabo Shore 13x13



VANITY FAUCET
Moen Eva Chrome



SHOWER FAUCET
Moen Eva Chrome



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BONUS BATH

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CABINET
Ellis White



CABINET HARDWARE
Included Chrome



COUNTERTOP
Ashen White



FLOOR TILE
Cabo Shore 13x13



VANITY FAUCET
Moen Eva Chrome



Mirror
Plate Glass



SHOWER FAUCET
Moen Eva Chrome



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LIGHTING PACKAGE – Optional Kellwyn

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FOYER/GALLERY FIXTURE
Brushed Nickel



DINING FIXTURE
Brushed Nickel



OWNER'S BATH FIXTURE
Brushed Nickel



EXTERIOR FIXTURE
Optional in Black



PENDANT
3 Optional Pendants
Gather in Brushed Nickel



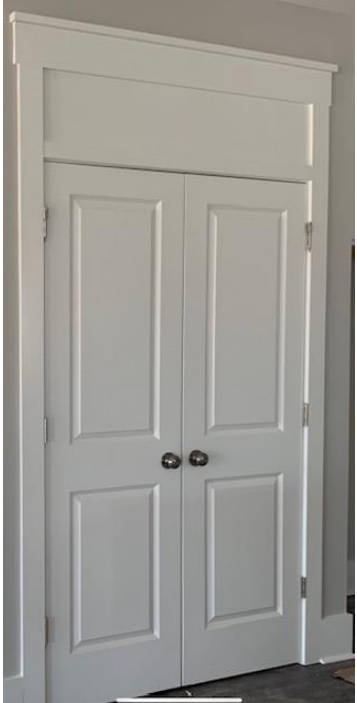
SECONDARY/BONUS BATH FIXTURE
Brushed Nickel



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MISC and FLOORING

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TRIM
Coastal Cottage Trim Package

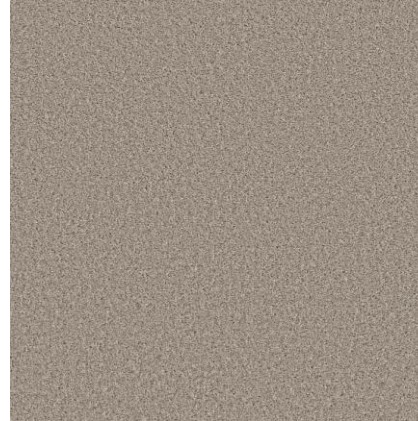


LOW VOLTAGE
Hub



agreeable gray
sherwin williams

PAINT
Agreeable Gray
Duration by Sherwin Williams



CARPET
Grand Cayman
Beech
Stairs and Bonus Room



EVP FLOORING
Polaris Plus 7089 Wild Dunes
Kitchen, Foyer, Den, Gallery, Great Room, Laundry
Room and Owner's Suite, Bedroom 2,



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EXTERIOR FEATURES

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FRONT DOOR
Included Front Door



FIREPLACE MANTEL
Included Mantel Wescott



FIREPLACE SURROUND
Included Slate



WATER HEATER
Rianni Tankless Water Heater
Exterior location temp control



GUTTERS
Included on front and rear of house.



PEST CONTROL
Built-in Pest Control System · Taexx®



FRONT DOOR
Optional Front Door Hardware – Chrome



DOOR HARDWARE
Optional Interior Door knobs and hinges – Chrome



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