

IRON HORSE COMMONS

Interior Features

- Raised-panel Carrera style interior doors
- Satin nickel finish lighting fixtures
- Schlage® satin nickel door knobs
- Wireless security system with keypad and motion detector
- Hand-laid ceramic tile in front entry, garage entry, kitchen, breakfast, utility, and baths
- Metal closet rods, seasonal owner's closet racks
- Deluxe trim package includes 3 1/2" baseboard and door casing
- Rounded sheetrock wall corners
- Dramatic ceiling heights (per plan)
- 5 lb. carpet pad
- Choice of four interior wall paint color
- Full extension cabinetry drawer guides

Luxurious Bathrooms

- Custom 36" high cabinet vanity heights in owner's and secondary bathrooms with raised panel or flat panel doors
- Granite countertops with porcelain oval undermount sinks in owner's and secondary baths
- Separate vanities in owner's bath (per plan)
- Oval pedestal sink in the powder bath
- Over-sized shower in owner's bath with semi-frameless glass enclosure, ceramic tile walls, and a back to back pull-handle
- 42" high mirrors in owner's and secondary baths
- Elongated commodes in all baths
- Vented exhaust fans in all bathrooms
- Hand-laid ceramic tile flooring in all bathrooms
- Delta® Woodhurst chrome faucets in all baths

Deluxe Kitchens

- Polished and sealed granite countertops
- Double bowl stainless steel undermount sink
- Hand-laid ceramic tile backsplash
- Custom 42" site-finished raised or flat panel upper cabinets with staggered projections, hidden hinges, and crown molding
- Stainless steel appliances
- Five-burner gas range with continuous heavy grate and one touch self-clean
- Microwave oven vented to exterior
- Delta Trinsic® pull-out single handle faucet in chrome (with vegetable sprayer)
- Disk lighting in kitchen per plan
- Hand-laid ceramic tile flooring

Electrical

- Two outside waterproof electrical outlets
- Pre-wire for two phone and three TV/LAN outlets
- Disk lighting in kitchen, utility, pantry, garage and owner's closet (per plan)
- Ceiling fan speed control switch in the family room
- Ceiling fans in owner's bedroom and family room
- Secondary bedrooms and game rooms are blocked and wired for ceiling fans
- Double floodlight at rear garage

We have many other options to choose from. Please see your Community Sales Manager for additional information.

www.cbjenihomes.com

Iron Horse Commons | (972) 955-4083 | 6259 Northern Dancer Drive | North Richland Hills, TX 76180



This sheet is for illustrative purposes only and is subject to change at any time without notice. Floorplans and included features may vary according to alternate style selected and are subject to change without notice. Changes to standard features may not be incorporated in completed inventory homes or homes under construction due to retrofit expenses. Optional items indicated are available at additional cost. Some manufacturer warranties are non-transferable. 8.18.20 BK

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Energy Saving Features

- R-38 blown in ceiling insulation
- R-15 exterior wall insulation
- R-22 in sloped ceilings
- R-11 in shared party walls (double insulation)
- DensGlass® shaftliner is installed in party wall - provides a 2 hour firewall and noise resistance
- 16 SEER Performance Lennox® HVAC System with 10 year parts warranty
- Tankless water heater
- Radiant barrier roof decking (per specs)
- Polyseal on all base plates and rough openings
- Low-E double-pane insulated frame vinyl windows with tilt-out sash for easy cleaning
- Insulated garage door with carriage hardware
- Zoned heating and air
- Programmable Wi-Fi thermostat with Smart phone access
- Cost effective natural gas heating
- Architectural laminated shingles with limited lifetime manufacturer's warranty

R-value means resistance to heat flow. The higher the R-value, the greater the insulating power.

Optional Features to Personalize Your Home

- Additional phone and television pre-wiring
- Floor covering upgrades
- Cabinet upgrades
- Appliance upgrades
- Faucet and lighting upgrades
- Professional interior decorator assistance for standard and optional selections at state of the art design studio
- Owner's bath options (per plan)
- Interior painted garage

Exterior Features

- Stone and brick elevations
- Stone work laid with buff mortar
- Stained 8' tall front entry door
- Cast stone address blocks
- Schlage® Barcelona oil rubbed handleset on front entry door
- Garage door opener with two remotes
- Seamless metal gutter system, including downspouts
- Yards fully landscaped
- Sprinkler system (per plan) maintained by the HOA
- Two frost proof hose bibs
- Laminated shingles with limited lifetime manufacturer warranty
- HardiePlank® siding trim and vented soffit panels with 30-year manufacturer warranty
- Standing seam metal roof (per plan)
- Cedar accents

Quality Construction Features

- Vapor barrier under all concrete floors
- Quality kiln dried lumber throughout
- On-site construction, studs 16" on center
- Borate termite treatment at baseplates
- Engineered post-tension slab foundation
- AdvanTech® engineered subfloor
- Interior fire sprinkler with cabinet cover (location per plan)
- State-of-the-art PEX plumbing system
- Zip Wall® system provides a moisture barrier and additional structural support
- TAEXX® inside the walls pest defense system
- Ten year transferable (1-2-10) new home warranty provided by StrucSure for you peace of mind

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