

**Specifications Highlights**  
**Thompson Landing**  
**Rye, NH**  
**Middle Units**  
*Rev. 8/9/2023*

**Architectural Features**

Engineered roof truss system  
Water resistant exterior sheathing taped at seams to limit air intrusion  
2" fire wall between units provides fire protection and sound dampening

**Low Maintenance Exteriors**

CertainTeed Vinyl Siding  
Aluminum Fascia  
Azek vinyl composition trim boards  
CertainTeed Landmark roof shingles  
Metal roofing over front entries  
Fiberglass painted exterior doors  
Overhead garage doors with durable driftwood style factory finish  
Paradigm vinyl windows  
Maintenance free Trex composite decking and black railing system on porches  
Community landscaping with irrigation

**Spacious Kitchens**

Fabuwood cabinetry with crown molding to ceiling  
Oversized peninsula with generous seating  
Modern quartz countertops  
Tile backsplash  
Large pantry closet  
Stainless steel farmers sink  
Spot resistant stainless steel finish Moen faucet  
Icemaker water line for buyer supplied refrigerator  
Stainless steel appliances including propane range; built in microwave with recirculating vent and air-fry mode; and sensor cycle dishwasher

**Luxurious Bathrooms**

Fabuwood Cabinetry with quartz countertops  
Master Bath with tile shower  
Designer tile floors in all bathrooms  
Guest bathtub with subway tile surround  
Undermount square sinks and Moen faucets  
White ceramic, elongated bowl, comfort height toilets  
Mirrors at each vanity

**Elegant Interiors**

1/2" impact resistant radius drywall corners  
Benjamin Moore paint throughout  
Craftsman style square edge millwork  
Smooth painted ceilings

Hardwood wide plank floors on living room level

Custom hardwood stair treads on 1<sup>st</sup> level stairs, stained to coordinate with hardwood floors

### **Fire Protection**

Fire sprinkler protection in each unit with exterior audible alarm and strobe.

### **Electrical**

Designer light fixtures

Recessed lights

Exterior light fixtures at garage and entries

Prewired for cable

Smoke detectors on each level and in every bedroom, hard wired with battery backup

Carbon monoxide detector on bedroom level

Exhaust fan in all bathrooms

### **Oversized Garages**

Fully drywalled with textured finish

Garage door opener

### **Green Building Features**

14 Seer air conditioning

HVAC system with 96% efficient furnace, with 2 zones

Insulated Air Ducts

Insulated low-e Energy Star windows

Exterior sheathing with taped joints to limit air intrusion

Energy Star Appliances

Low flow plumbing fixtures

Low VOC paints

On-demand hot water heater

Digital/Programmable Thermostats

Pressure tested ductwork

Blower door test to ensure air loss exceeding current energy code

All units are priced and sold as built. Please review your home thoroughly before purchase. These specifications are a guideline only and may vary in individual units. Each unit is being sold as is/as seen. RSA 356-B:41, II and the Limited Warranty shall apply to these specifications if applicable to those provisions. Builder may make changes and substitutions based on product availability in their sole discretion.