



Elevation "A"

The Bryn Mawr

- Dimensions
- Elevations
- Floor Plans
- Standard Features List

The Bryn Mawr DIMENSIONS

Rooms	Dimensions (Feet)	
	Width	Depth
Living Room	-	-
Dining Room	12'	11'
Great Room	17'	17'
Kitchen (Including Breakfast)	14.0'	24'
Master Bedroom	14"	16'
Bedroom #2	11'	11'
Bedroom #3	13'	11'
Bedroom #4	13'	11"
Laundry	8.0'	10'
Garage	30'	22'

Other	Dimensions (Feet)	
	Width	Depth
House	64' - 5"	42' - 2"
Garage	30	22
Square Footage (approx)	2,350	

The Bryn Mawr

- Plan "A"

Elevation "A"



Right Elevation

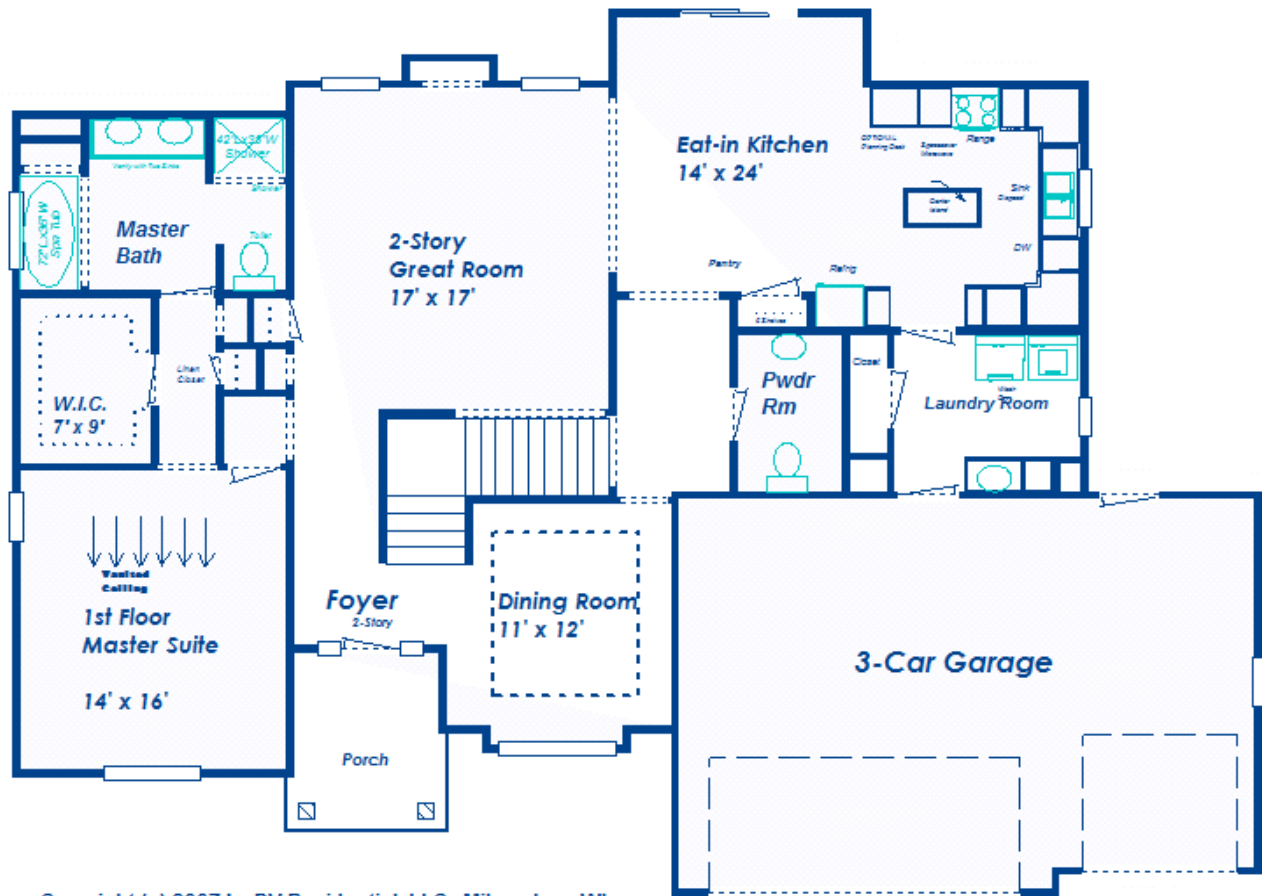


Rear Elevation



Left Elevation

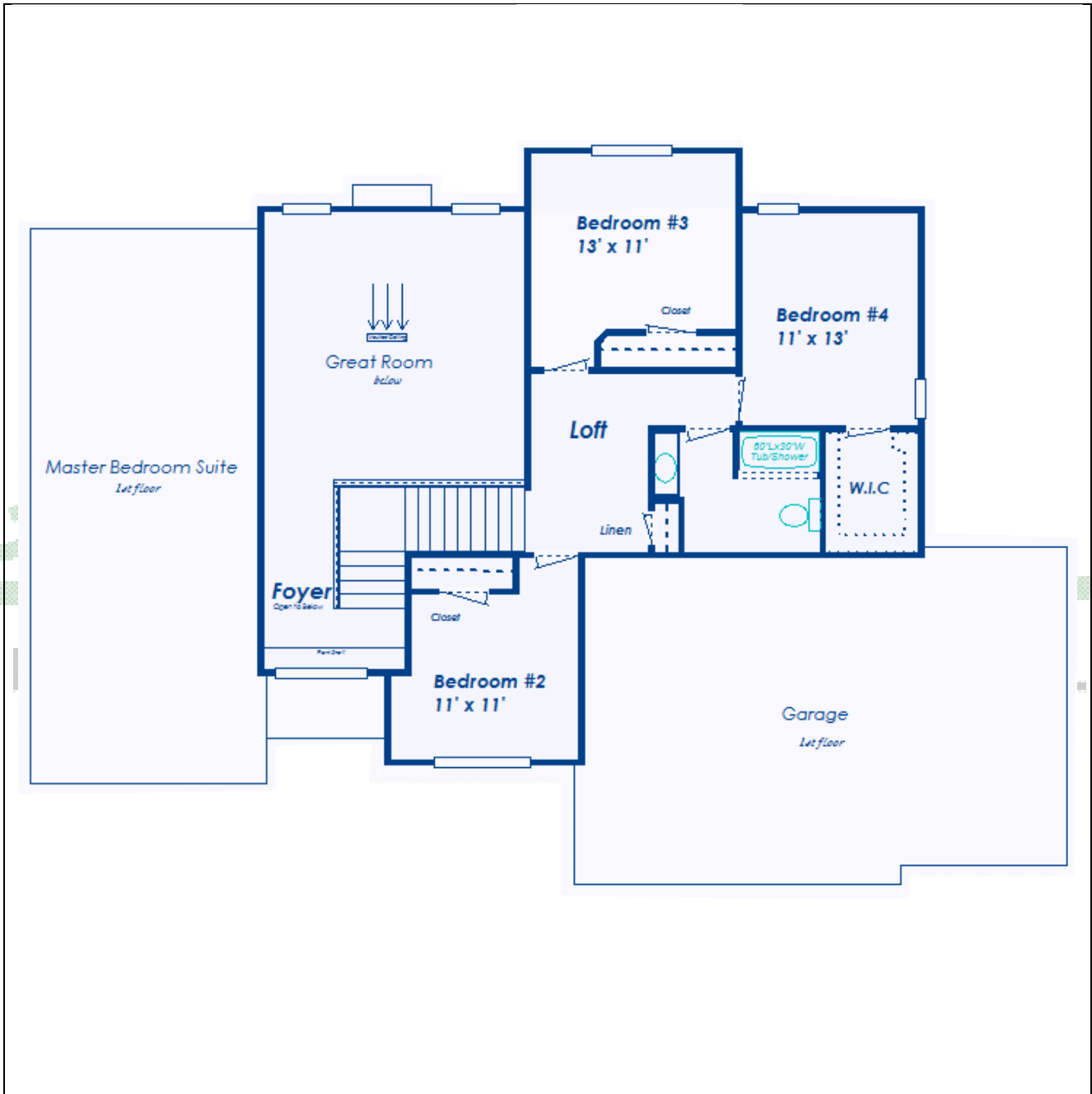
The Bryn Mawr FLOOR PLAN



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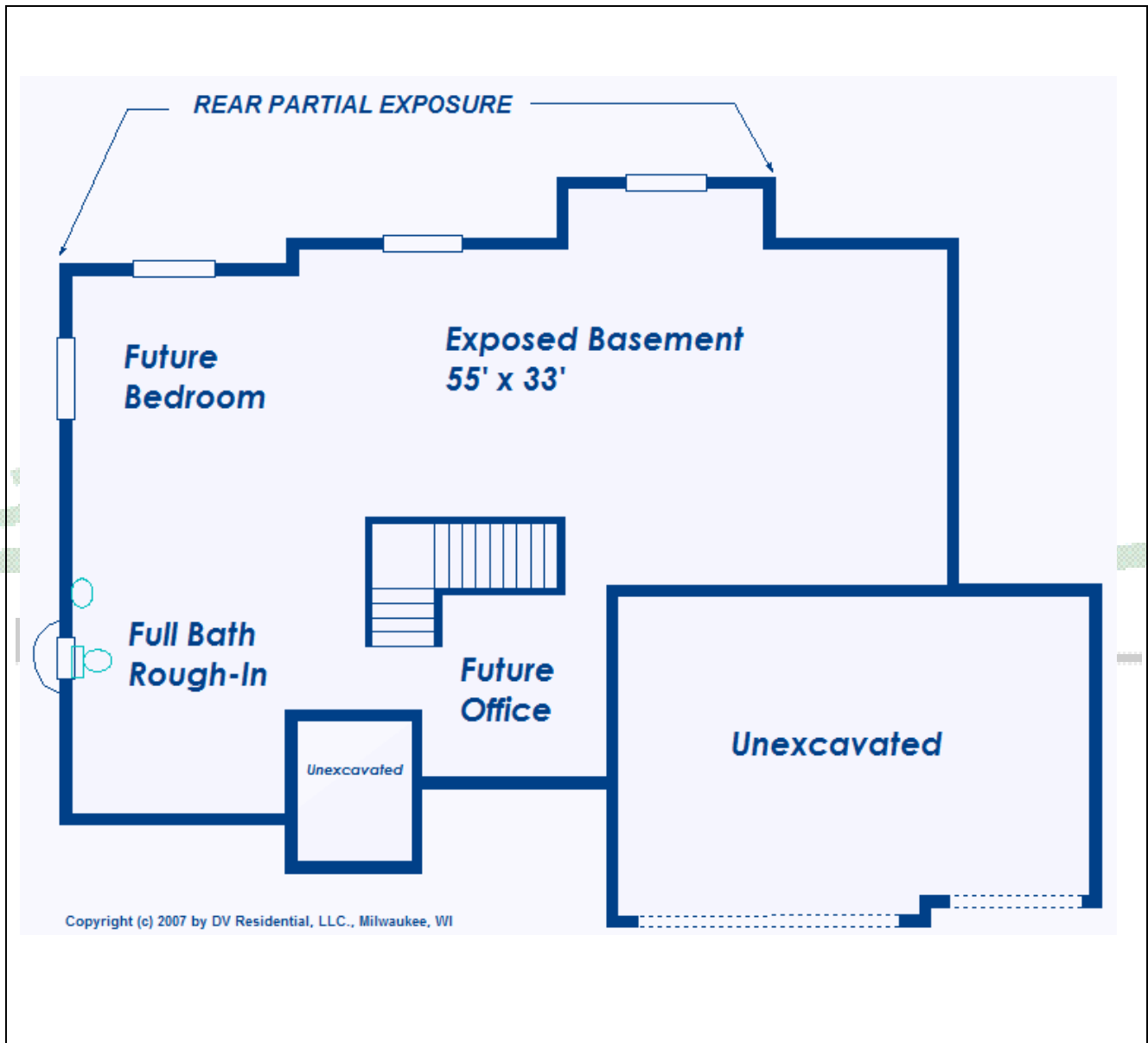
First Floor Plan

The Bryn Mawr FLOOR PLAN



Second Floor Plan

The Bryn Mawr FLOOR PLAN



Exposed Basement Plan

The Bryn Mawr STANDARD HIGH QUALITY FEATURES

INTERIOR DESIGN FEATURES

Exciting Open Floor Plans with Lots of Natural Light
Nine (9) Foot Ceilings on First Floor (Per Plan)
Tray Ceiling in Dining Rm & Owner's Bedroom (Per Plan)
'Knock-Down' Wall Texture on Interior Walls

Stone Hearth and Fireplace Surround w/Custom Mantle
Schlage Bright Brass-Finish Interior Door Handles
Oak Hardwood Flooring in Foyer, Kitchen/Breakfast
200-Amp Electrical Service
Stain Resistant 35 Oz. Quality Carpeting with 6# Pad
Personalized Lighting Fixture Package (\$1,250 Allowance)
Recessed Cans Throughout (Per Plan)

Ceiling Fan Electrical Boxes Installed in Great Room, All Bedrooms
All Bedrooms Prewired for Switchable Outlets
Smoke Detector Wired in Each Floor Bedroom
Deadbolts on all Exterior Doors
Pex Water Supply Water Lines
Gas or 220V Electric Outlet for Dryer in Laundry Room
Wall Laundry Cabinets Above Washer and Dryer
Tile Floors in Laundry within Builder Standard

Cable-TV Outlets in all bedrooms, Great Room
Solid Closet Shelving (Continuous in Mstr.)

Oak Sink Vanity and Wall Cabinets in Laundry Room
Basement Stairs (Drywalled and Carpeted)

EXTERIOR DESIGN FEATURES

Gravel Driveway
Gravel Sidewalk to Front Door from Driveway
Poured Basement Foundation Walls – 8 Foot
Traditional Exteriors w/ Stone Veneer, Brick and Frame

Electric Overhead Garage Door Opener(s)

Two Exterior Water Faucets (Hose Bibs)
Two Exterior Electrical Outlets (GFI)
8/12 or greater Roof Pitch Gables (Front & Rear Elevations)
Dimensional Roof Shingles -30 Year Manufacturer's Warranty
3-Car Side or Front Entry Garage (Per Homesite & Per Plan)
Insulated Paneled Steel Garage Doors w/ Door Opener(s)
Front Door System with twin sidelites
3-Piece (Sink, Shower, Toilet) Basement Rough-In Plumbing
Low Maintenance Aluminum Gutters and Downspouts
Elegant Brass-Finish Entrance Door Hardware
Wiring for future Driveway Post Light
Recess Lighting in Front Gables (2)
Vinyl Siding w/. Manufacturer's Warranty

DESIGNER KITCHEN FEATURES

Quality 30" - 36" Raised Arched Panel Solid Oak or Recess Door Panels
Oak Kitchen Wall Cabinets w/Crown Molding

Oak Hardwood Floors in Kitchen and Breakfast Area
Granite Kitchen Countertops w/ Std. Edge w/in Builder Standard
Stainless Steel Undermount Sink w/ Moen Faucet w/Soap Disp.
Maytag or G.E. Built-in Spacesaver Microwave (Per Plan)
Maytag or G.E. Multi-Cycle Sound-Insulated Dishwasher
Pre-Installed Refrigerator Icemaker Line
Garbage Disposal System
Granite Kitchen Center Island with Bar Stool Overhang

ENERGY SAVINGS FEATURES

Extra Insulation - R-38 to 40 in Attic Ceilings and Garage ceilings under conditioned space
R-19 in Vaulted Ceilings, R-10 on exterior Basement Walls
Framed Walls, R-13 or R-19 in Exterior Wall (1st & 2nd Floors)
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High Efficient 55-Gallon Natural Gas Water Heater
90 + AFUE Natural Gas Central Heating System
High Efficiency Central Air Conditioning
Electronic Thermostat for Climate Control
36" Gas Fireplace w/Automatic Blower
Low-E Vinyl Insulated Glass Tilt-sash 'Easy-Clean' Windows
Quality Captured Grilles on all Windows
Screens on Operating Windows Only
Low Maintenance Insulated Front Door (Per Plan)

OWNER'S SUITE and BATHS

Vaulted Ceilings in Master Suite Per Plan
Soaking Tub in Owner's Bath
Moen 8" Spread Chrome Finish Faucets – Powder Room
Moen 4" Chrome Finish Faucets in all other Baths
Pedestal Lavatory or Vanity in Powder Room (Per Plan)
1st Floor Bath - Ceramic Tile (Per Plan)
Manfield Toilets in all Baths
Ground Fault Circuit in Baths for Safety
Towel Bars, Toilet Paper Holders in all Baths & Powder Room
Large Mirrors in all Baths
Decorative Mirror in Powder Room
Ceramic Tile Floors in all Baths within Builder Standard
High Capacity Bath Fan

Owner's Bath - Separate Shower, Soaking Tub