

# Standard Features

You've Got CHOICES - Inside and Out!

Step inside a PATCO home and it's soon clear that the quality and craftsmanship on the outside continues on the inside. Welcoming foyers, graceful stairways - even archways. From the kitchen counters to the color on the walls, every detail will reflect your style. We know that the delight is in the details! Remember, any stock home in our portfolio can be customized to further meet your needs. Whatever unique architectural elements define your space, our Design-Build Team can incorporate into your plans. Purely aesthetic or totally functional, this is your home!

## Standard On All PATCO Homes

### Luxurious Interior Features:

- Painted Masonite doors with colonial trim (9 options)
- Designer Shaw/Mohawk carpets with padding
- Carefree No-Wax Armstrong/Tarkett vinyl flooring
- Custom designed kitchen with professional kitchen designer
- Pre-wired CAT5E telephone outlet
- Pre-wired cable outlets and Internet access
- AFCI & GFI circuits per code
- Hardwired smoke/CO2 detectors - battery back-up
- Washer and vented dryer hookups
- Double bowl stainless steel kitchen sink with sprayer
- Aquatica one piece fiberglass bath/shower enclosure
- Sterling-Kohler porcelain commode & lavatory
- Moen single-level washer less faucets
- Coordinated bath accessories (toilet paper holder, towel bar, shower rod)
- Large vanity mirror
- Flat painted ceilings
- Choice of interior paint color - Benjamin Moore

### Quality Construction Features:

- Quality Schlage hand sets and door hardware, your choice of brass, antique brass and brushed nickel
- Stainless steel appliances (excluding washer and dryer)
- Poured concrete basement
- Sturdy 2" x 6" exterior wall construction
- Maintenance-free CertainTeed vinyl siding with aluminum trim
- CertainTeed Asphalt/Fiberglass 30 year architectural roof shingles
- Electric door chimes
- Harvey Double Hung vinyl windows, Low E with Argon gas insulated glass, screens and grills
- Masonite energy efficient steel insulated doors, keyed alike lock sets
- IBC direct vent, propane fuel, high efficiency, on demand, hot water condensing boiler for baseboard heat and domestic water
- 2 exterior frost free water faucets
- Exterior GFI electrical outlets
- Pressure treated decks, stoops and sills (per plan)