

Saffron Hill

AFFINITY HOMES STANDARD AMENITIES

EXTERIOR AND ENERGY SAVING:

- ALL HOMES BUILT ON 16" CENTERS
- 8' TALL WOOD FRONT ENTRY DOOR(S) WITH 3/4 GLASS
- 1X8 DECKING (NOT 4X8 SHEETS)
- 30-YEAR "DIMENSIONAL" ROOFING SHINGLES
- NATURAL GAS HEATING; CERTIFIED TONNAGE--PER PLAN
- 2 NATURAL GAS WATER HEATERS
- NO ROT WOOD LOOK WINDOWS WITH SIMULATED DIVIDED LIGHT (FRONT OF HOME ONLY)
- RAIN GUTTERS, DOWNSPOUTS, ORNAMENTAL BOXES AND SPLASH BLOCKS (ENTIRE HOME)
- 3 EXTERIOR ELECTRICAL OUTLETS, 3 EXTERIOR HOSE BIBS AND 2 DOUBLE FLOOD LIGHTS
- FAMILY SIZED PATIO
- PROFESSIONALLY LANDSCAPED YARDS
- BERMUDA SOD OVER ENTIRE YARD
- WROUGHT IRON MAILBOX
- PROGRAMMABLE THERMOSTATS
- BRICK/STONE/SLURRY EXTERIORS

SAFETY FEATURES AND MORE:

- SECURITY SYSTEM; DOWNSTAIRS EXTERIOR OPENINGS, ONE MOTION DETECTOR, ONE SIREN AND 2 KEY PADS (1- MASTER BEDROOM AND 1- KITCHEN)
- DEAD BOLT LOCKS ON EXTERIOR DOORS (STEEL CONSTRUCTION)
- PRE-WIRED FOR CLOSED CIRCUIT TV (FRONT DOOR ONLY)
- 8' TALL GARAGE DOOR(S) WITH EXTERNAL REMOTE & KEYPAD
- 2-10 HOMEBUYERS WARRANTY

SCHOOL DISTRICT:

*PLEASE CALL SHELBY COUNTY SCHOOLS
AT 901-321-2500 FOR ANY UPDATES*



INTERIOR AND DECORATIVE:

- VAULTED CEILINGS WHERE POSSIBLE
- REAL HARDWOOD ENTRY, DINING AND GREAT ROOM
- 100% STAIN MASTER CARPET
- CERAMIC TILE FLOORS UP TO 18"; KITCHEN, BATHS AND SHOWER WALLS
- WROUGHT IRON STAIRCASES
- GENEROUS LIGHTING ALLOWANCE (\$2400)
- SMOOTH CEILINGS AND ROUNDED CORNERS
- 1/2 GLASS DOOR TO GARAGE (INSULATED)
- BEVELED GLASS MIRROR IN MASTER BATH
- OIL BASED PAINT ON TRIM THROUGHOUT
- GRANITE COUNTER TOPS IN KITCHEN AND DOWNSTAIRS BATHS
- CULTURED MARBLE ON UPSTAIRS BATH VANITIES
- PROGRAMMABLE THERMOSTATS
- 42" VENTLESS FIREPLACE WITH GAS LOGS AND MANTLE
- DROP IN ACRYLIC WHIRLPOOL TUB (MASTER BATH)
- TALL MASTER BATH VANITIES
- CUSTOM CABINETS: RAISED PANEL, FLAT OR TRIM STYLE IN DOWNSTAIRS KITCHEN, BATHS/UTILITY ONLY, BLACK LINED GLAZED, PULLOUT COOK TOP CABINET WITH PILASTERS, ONE GLASS CABINET, STAGGERS, LARGE CROWN AND ROPE MOLDING IN KITCHEN, REFRIGERATOR CABINET, DECORATIVE MICROWAVE CABINET. FLAT PANEL CABINETS IN ALL UPSTAIRS BATHS
- TILED BACKSPLASH IN KITCHEN FROM STANDARD 4X4 TILE
- WOOD SHELVING; WALK-IN CLOSETS
- OIL RUBBED BRONZE PLUMBING FIXTURES DOWN WITH OIL RUBBED TRIM ON GLASS SHOWER IN MASTER AND CHROME UPSTAIRS
- SINGLE HANDLE SPRAY FAUCET IN KITCHEN
- DECORATIVE TRIM AND CROWN MOLDING
- LEVER HANDLE HARDWARE ON INTERIOR DOORS/STEEL CONSTRUCTION
- CAT-5 PHONE JACKS, DATA NETWORK JACKS AND CABLE (GREAT ROOM, KITCHEN, BEDROOMS AND BONUS ROOM)
- WROUGHT IRON BANISTERS

APPLIANCE PACKAGE:

- FRIGIDAIRE STAINLESS STEEL SELF CLEANING DOUBLE OVEN, GAS OR ELECTRIC COOK TOP, DISHWASHER AND MICROWAVE
- 1/3 HP DISPOSAL

BUILDER FEATURES : • 9' CEILINGS DOWNSTAIRS • FRENCH COUNTRY ELEVATIONS • REAL HARDWOOD • CROWN MOLDING • STAINLESS STEEL APPLIANCES • 3 CAR GARAGE PLANS • WROUGHT IRON • 30 YEAR ARCHITECTURAL DIMENSIONAL SHINGLES • SMOOTH CEILINGS • 8'DOUBLE WOOD FRONT ENTRY DOORS • GRANITE COUNTER TOPS •