

COLUMBIA – RAINIER RIDGE

EXTERIOR FEATURES

- Cementitious Type Siding with Manufactures 25 Year Limited Warranty
- Limited Lifetime Architectural Composition Roof
- 2" x 6" Exterior Walls for Strength and Insulation
- Double-Pane Vinyl Low E Energy-Efficient Windows
- Designer Schemes of Exterior Paint Colors
- Covered Rear Patio and / or Front Porch
- Front Yard Landscaping with Irrigation and Controller
- Rear Yard Wood Fence
- Prestigious Front Door
- Cultured Stone Accents

INTERIOR FEATURES

- Elevated Ceilings (plan dependent)
- Luxury Vinyl Plank Flooring Throughout Main Living Areas
- Tile Flooring in Master Bath
- Designer Carpeting with Diamond Deluxe Pad in Bedrooms
- Custom Shaker Cabinets with Soft Close Drawers and Doors
- Upgraded Smooth Interior Doors
- Painted Baseboard, Door Trim and Window Wrap
- Baby Bullnose Corner Drywall
- Designer Hardware throughout
- Rocker Light Switches, Recessed Can, Pendants and Surface Mount Lighting (plan dependent)
- Gas Fireplace Slate/Tile Surround, Custom Mantle and Hearth (plan dependent)

GOURMET KITCHEN

- Kitchen Island/Peninsula (plan dependent)
- Solid Slab Granite Countertops with Full Height Tile Backsplash
- Single Basin Silgranite Sink
- Delta® Kitchen Faucet with Pull-Out Spray
- Frigidaire® Appliances in Stainless Steel
- Plumbed for Fridge Ice Maker Connection
- Vented Range Hood (plan dependent)
- Garbage Disposal
- Pantry Built-In or Walk-In (plan dependent)

LUXURIOUS BATHS

- Decorative Light Fixtures at Vanities
- Granite Countertops with Granite Backsplash
- Rectangular Undermount Lavatories
- Delta® Plumbing Fixtures with Coordinating Accessories
- Master - Tile Shower with Enclosure (plan dependent)
- Secondary – Fiberglass Tub/Shower Combination
- Standard-Height Porcelain Toilets with Elongated Bowls
- Timed Exhaust Fans in Baths
- Custom Vanity Mirrors
- Raised Shower Heads

UTILITY

- Utility Sink (plan dependent)
- Granite Counters with Granite Backsplash (plan dependent)
- Custom Cabinets 30" Upper or Lower (plan dependent)

GARAGE

- Finished and Insulated Garage Wall Interior
- Garage Door with Windows, Belt Driven, Liftmaster MyQ Smart Opener, Keypad and 2 Remotes
- Garage Attic Access with Pull Down Stairs (Plan Dependent)
- Sealed, Steel-Troweled Smooth Finish Floor
- Keyless Lighting in Garage
- Dedicated 20A Freezer Plug

ADDITIONAL INCLUDED FEATURES

- CAT5E Wiring Telephone Runs to Great Room, Master Bedroom and Den (per Plan 3 locations)
- RG6 Television Runs to Great Room, Master Bedroom and Den (per Plan 3 locations)
- Levered Interior Door Handles
- Elegant Light Fixture in Dining Area (Plan Dependent)
- Walk-in Master Closet with Single and Double Shelf and Pole and 5 Level Shelving System
- Smoke and Carbon Monoxide Detectors throughout

MECHANICAL SYSTEM

- 95% Efficiency Gas Forced Air Heating
- Programmable Thermostat
- 50 Gallon - Energy Efficient Hot Water Heater w/circ pump
- Air Conditioning
- 200-Amp Service

BUILDING GREEN IS A SIMPLER WAY OF REFERRING TO THE CONSTRUCTION OF A HIGH PERFORMANCE, HEALTHY STRUCTURE. A GREEN BUILDING IS ONE THAT IS WELL ENGINEERED FOR ENERGY EFFICIENCY, IS DESIGNED TO LAST LONGER, AVOID MANY MAINTENANCE ISSUES, AND THAT USES SUSTAINABLE MATERIALS TO AVOID INDOOR AIR TOXINS. A SUSTAINABLY BUILT HIGH PERFORMANCE STRUCTURE ALSO USES RESOURCES WISELY, INCLUDING WATER AND LAND.

- Effective Insulation R-30 Floors, R-21 Walls, R-49 Ceilings, R-38 Vaults
- Kiln Dried Lumber – Moisture Tested
- High-Performance Windows
- Tight Constructions and Heating Ducts
- Energy Efficient Heating and Cooling Equipment
- Green Building Process
- Indoor Air Quality
- Resource Efficient Building Materials
- Water Efficiency