



BELTERRA

COMMUNITY FEATURES LIST

Community Specific Specifications

- Gated Community with Clubhouse, pool, fitness, billiards, entertainment areas, centralized mail and more
- Tennis Court, Basketball & Pickleball
- Tradition Area Lakes, Parks, Hospitals, Shopping and Amenities
- Easy Access to I-95 North and South
- Natural Gas Community - See Sales Associate for Details
- Virtually Manned Community Guard Gate

"GHO Connectivity" Technology/Convenience Features

- GHO Smart Panel with 1 CAT6 data line & 4 RG6 cable TV locations, per plan
- Wall Mounted TV Package installed at 60 inches above floor in Master Suite and Great Room, includes Wall Backing w/wire pull chase rings, cable and power outlet at 60 inches above floor and below at standard wall height (locations included in Smart Panel description above)
- Wifi Enabled Belt Driven Automatic Garage Door Opener
- NEST Next Generation Learning Thermostat Or Equivalent
- Nest Hello Video Door Bell - Wifi Ready - Or Equivalent
- Schlage Smart Deadbolt - Entry Door
- Alarm Pre-wire for Community Security

Construction Features

- Double Row Steel & Concrete Bond Beam
- Plywood 5/8" (19/32) Roof Sheathing (no particle board)
- Professionally Engineered Roof Trusses with Hurricane Straps
- Concrete Slab on Grade with Steel Reinforcement and Fibermesh Concrete
- Concrete Block Construction with Concrete and Steel Reinforcement
- Concrete Based Textured Exterior Wall Finish
- Underground County/City Electrical, Water and Sewer Connections
- Sentricon Termite Treatment

Luxury Bathrooms

- Raised Height Bath Vanity Cabinets (GHO Level 2 Selections)
- Granite or Quartz Bath Vanity Top (GHO Level 1 Selections) with Rectangular White Under-Mount Sink - all baths
- Bathroom Faucets and Fixtures 8" Spread Brushed Finish) - All Bathrooms
- Built in Shower Seat in Master Shower, Ceramic Tile Finish - per plan
- Built in Shower Soap Niche in all Showers
- Tile to Ceiling in Master Bathroom Shower
- Drop in Acrylic Master Bath Tub with Tile Tub Deck Top, Per Plan
- Tile Bathroom Floors with Walls and Shower Floors - Choice of Deco Wall Tile Packages (GHO Level 2 Selections including Porcelain Tile Options)
- Raised, Comfort Height White Toilets - all Bathrooms
- Full Width Oversized Height Vanity Mirrors
- Clear Glass Windows in all Baths with Obscure Windows Option-per plan
- Square Shower Drains in all Bathrooms

Interior Appointments

- 8 Ft. Interior Doors Solid Core Square Top Doors with Oversized Casing & Baseboard
- Crown Molding in Main Living Areas, Den, Dining Room & Master Bedroom (does not include Coffers)
- 10 Foot Sliding Glass Doors in Great Room
- Built-In Bar Base Cabinets with Granite or Quartz Counter Top, on select plans (Match Kitchen - per plan)
- Solid Surface White Window Sills Throughout Living Area
- Wall-to-Wall Carpet in Choice of Designer Colors in all Bedrooms and Den (GHO Level 1 Selections)
- Tile Flooring in Foyer, Kitchen, Halls, Great Room or Family Room & Living Room, Dining Room and Utility Room - layouts per plan (GHO Level 2 Selections including Porcelain Tile Options)

Interior Design Features

- Square Interior Wall Corners and Headers Throughout
- Designer Knockdown Texture on Ceilings
- Air-Conditioned Walk-In Closets - per plan
- Two Tone interior paint scheme (white trim, ceilings and doors choice of single wall color)
- Sherwin Williams Interior Trim Paint - Semi-Gloss Latex
- Sherwin Williams Interior Paint - Flat Latex Walls and Ceiling
- Natural finish wood open shelving in all closets, per plan

Electrical Specifications

- LED Flush Mount HiHat Lighting in Kitchen, Halls, Covered Entry, and Patio
- Ceiling Fan Pre-Wire in all Bedrooms, Den, Great Rooms and Patio
- Walk-in Closet LED Lighting - per plan





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Exterior Features

- Designer Concrete Flat Tile Roof
- Impact Glass - All Windows, Sliders and Glass Doors - all block openings
- Wind Rated Garage Doors
- Paver Driveway and Front Walks - Per Plan
- Fiberglass Raised Panel 8' DOUBLE Front Doors - per plan
- Fiberglass Raised-Panel 8' Front Doors with Clear Impact Glass Single Lite Sidelites - per plan
- Professionally Designed Landscaped Package and Floratam Sod
- Automatic Underground Irrigation System, Irrigation Water supplied by Master Irrigation System
- Exterior Garden Hose Connections, Per Plan
- Exterior GFI Electric Outlets, Per Plan
- Sherwin Williams Acrylic Exterior Paint on Exterior Walls of Home

Utility Room and Garage

- White Shaker Style Utility Room cabinets w/ Drop in Laundry Tub
- Granite/Quartz Counter Top on Base Cabinets in Utility Room (Level 1)
- GHO Exclusive Built-in Garage Storage - per plan
- 50 Amp Circuit for Future Car Charging Station, Located Per Plan
- LED Lighting Provided for Garage and Utility Room
- Garage Floor Coating System with Color Flake

Gourmet Kitchens

- Kitchen Cabinets w/ Dove Tail Drawers & Soft-close Drawers. Dove Tail & Soft Close Not Standard in Painted Cabinet Options - (GHO Level 2 Selections)
- Kitchen Cabinets feature Crown Molding, Glass Doors, Light Valance and Upgraded Layout - per plan
- Granite or Quartz Kitchen Counter Top, with 4 inch back splash, layout per plan (GHO Level 1 Selections)
- LED Under-Cabinet Lighting in Kitchen
- Kitchen Faucet: Pull Out Spray - Stainless Steel Finish
- Food Waste Garbage Disposal with Air Switch
- Stainless Steel Undermount Kitchen Sink 70/30 Split
- Stainless Steel Finish Appliance Package
- GE 22.1 CuFt French Door Refrigerator with Exterior Water Dispenser
- GE 36" Gas Cooktop
- GE 36" 350 CFM Stainless Steel Hood
- GE 24" - 46DBA Dishwasher
- GE Microwave & Wall Oven Combo
- Natural finish wood shelving in Pantry

Energy Efficient & Safety Features

- Carrier High Efficiency Air Conditioning System Including Variable Speed Air Handler - Target 16 SEER Efficiency*/ Straight Cool / Sized Per Home
- HVAC AC Filter Access Located at AC Unit or in Adjacent Side-Wall for Easy Access - per plan
- Attic Spray Foam Insulation
- Energy Efficient R11 Garage to House Wall Insulation
- Dual Pane Low E Coated Impact Glass on Windows / Sliding Glass Doors
- Natural Gas Supply for Water Heater, Cook Top and Clothes Dryer
- Rinnai Gas Tankless Water Heater, Exterior Mount with Hot Water Recirculating System
- ARC Fault Electrical Outlets Per Code
- Smoke and Carbon Monoxide Detectors per code
- Exterior Block Wall R4.1 Rating





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To learn more about these homes, please contact
Jennifer Smith at 561.329.8863 or e-mail JenniferS@ghohomes.com
Andi Smith at 772.262.6574 or e-mail AndiS@ghohomes.com



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