GHO HOMES
A GREEN BRICK PARTNER

LUCAYA POINTE
COMMUNITY FEATURES LIST

"GHO Connectivity" Technology/Convenience Features
- GHO Smart Panel with 5 CAT6 data line, per plan, pre-wired for AT&T
- 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)
- Wi-Fi Enabled Belt Driven Automatic Garage Door Opener
- Nest Next Generation Learning Thermostat or Equivalent
- Nest Hello Video Doorbell - Wi-Fi Ready or Equivalent
- Schlage Smart Deadbolt - Entry Door

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(Single Family Homes Only)

Exterior Features
- Personal Swimming Pool Design with Salt Water Clorination, Multi-colored LED Pool Lighting, Travertine Paver Pool Deck and Screen Enclosure sized per plan (see sales agent for details) Excludes Seabreeze Jem
- 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' Exterior Door (Villas)
- Professionally Designed Landscaped Package and Floratam Sod
- Automatic Underground Irrigation System, Irrigation Water supplied by Community Master Pump
- Exterior Garden Hose Connections, per plan
- Exterior GFI Electric Outlets, per plan
- Sherwin Williams Acrylic Exterior Paint on Exterior Walls of Home

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 in All Baths
- Bathroom Faucets and Fixtures 8" Spread - In All Single Family Home Baths
- Oversized Walk-in Showers, per plan
- Built-in Shower Seat in Master Shower, Ceramic Tile Finish, per plan
- Frameless Clear Glass Shower Enclosures, per plan
- Drop in Acrylic Master Bath Tub with Tile Tub Deck Top, per plan
- Tile Bathroom Floors with Walls and Shower Floors - Choice of Deco Packages with Listello Features in All Baths (GHO Level 3 Selections. Seabreeze Jem Level 2 Selections.)
- Bathroom Faucets and Fixtures (Brushed Finish)
- Raised, Comfort Height White Toilets All Baths
- Full Width Oversized Height Vanity Mirrors
- Clear Glass Windows in All Baths with Obscure Windows Option, per plan
- Square Shower Drains in All Baths

Interior Appointments
- Crown Moulding in Foyer, Great Room, Kitchen, Dining room and Master Bedroom - perimeter of room only/layout per plan - Excludes Seabreeze Jem
- Built-in Bar Base Cabinets with Granite or Quartz Countertop, on select plans (Match Kitchen), per plan
- Solid Surface White Windowsills Throughout Living Area
- Tile Flooring in Foyer, Kitchen, Halls, Great Room or Family Room & Living Room, Dining Room and Utility Room - layouts per plan (GHO Level 3 Selections/Seabreeze Jem Level 2 Selections)
- Designer Flooring Collection - Choice of Select Oversized Ceramic Floor Tile
- Wall-to-Wall Carpet in Choice of Designer Colors in All Bedrooms and Den (GHO Level 1 Selections)
- Raised Panel, Solid Core, 8 Foot Tall Interior Doors, Excludes Seabreeze Jem

Interior Design Features
- Square Interior Wall Corners Throughout
- Designer Knockdown Texture on Ceilings
- Air-Conditioned Walk-in Closets, per plan
- Sherwin Williams Two Tone Interior Paint Upgrade - Choice of Select Colors (select one) and White for Trim, Ceiling & Garage
- Natural finish wood open shelving in all closets, per plan, excludes Seabreeze Jem

EQUAL HOUSING OPPORTUNITY

Seller reserves the right to make changes or modifications to plans, maps, plan specifications, materials, Features, and colors without notice. Prices are subject to change without notice. Maps, plans, landscaping and elevation renderings are artist's conceptions, not to scale, and may not accurately depict the homes or lots as they are built. This brochure is for illustrative purposes only and not a part of a legal contract. GRBK GHO Homes, LLC. Lic. #CBC051145

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Utility Room and Garage
- White Shaker Style Utility Room Cabinets with Drop-in Laundry Tub (Level 1)
- Granite/Quartz Countertop on Base Cabinets in Utility Room (Level 1)
- Shaker Style Laundry Room Upper Cabinets - per plan - excludes Seabreeze Jem
- Drop Down Stairs to Attic
- LED Lighting Provided for Garage and Utility Room
- Garage Floor Coating System with Color Flake, excludes Seabreeze Jem

Gourmet Kitchens
- Kitchen Cabinets with Dove Tail Drawers & Soft-close Drawers (GHO Level 2 Selections)
- Kitchen Cabinets feature Crown Moulding, Glass Doors, Light Valance and Upgraded Layout, per plan. Excludes Seabreeze Jem
- Granite or Quartz Kitchen Countertop, with 4" Backsplash, layout per plan (GHO Level 1 Selections)
- LED Under-Cabinet Lighting in Kitchen, excludes Seabreeze Jem
- Kitchen Faucet: Pull Out Spray - Stainless Steel Finish
- Food Waste Garbage Disposal with Air Switch
- Stainless Steel Undermount Kitchen Sink 70/30 Split
- Seabreeze Villa KitchenAid Stainless Steel Appliance Package Includes: Refrigerator, Over the Range Microwave, Double Wall Oven, 30 inch Gas Cooktop, Dishwasher
- Seabreeze Jem Villa Whirlpool Stainless Steel Appliance Package Includes: Refrigerator, Over the Range Microwave, Gas Slide in Range, Dishwasher
- Single Family Homes KitchenAid Stainless Steel Appliance Package Includes: Refrigerator, Microwave & Wall Oven Combo, 36 inch Gas Cooktop, 36" Contemporary Stainless Steel Canopy Range Hood and Dishwasher
- Tile Flooring in Kitchen and Breakfast Rooms, per plan
- Natural finish wood shelving in Pantry. Excludes Seabreeze Jem

Electrical Specifications
- Recessed Hi-Hat Lighting in Kitchen, Halls, Covered Entry and Patio
- Ceiling Fan Pre-wired in All Bedrooms, Den, Great Room and Patio
- Pre-Wire for Foyer Hanging Light
- Walk-in Closet Lighting, per plan
- Decora Rocker Type Switches

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 Sidewall, per plan
- Attic Spray Foam Insulation
- Energy Efficient R4.1 Concrete Block Wall Insulation
- Energy Efficient R13 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

To learn more about these homes, please contact
Diana Leever at 772.257.1100 or e-mail dianal@ghohomes.com

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