

The Meadows | A LiVE.NOW.® Community
Included Features

325 W. Tenia Trail
San Tan Valley, AZ 85140

Exterior Design

- Choice of three architecturally designed exterior styles
- Attractive exterior stone accents (per plan & elevation)
- Durable concrete roof tiles styled per elevation
- Choice of designer exterior color palettes
- (varies per plan)
- Elegant insulated front entry door
- Decorative garage door themed with elevation
- Professional landscaped front yards
- Conveniently located hose bibs in front yards
- 4' side yard gate
- Architecturally integrated covered patios and porches, styled per elevation and plan
- Artfully textured Monterey stucco
- Fenced private yard

Interior Design

- Stylish hard surface flooring at entry, kitchen, laundry and bathrooms (per plan)
- Carpeting in distinctive colors throughout all remaining living areas
- Designer raised panel interior doors throughout
- Contemporary square corners throughout
- LED Disk Lighting
- Pre-wired for telephone and TV cable at Great Room and Master Bedroom
- Stylish contemporary baseboards and door casings
- Ceiling fan pre-wires in all rooms
- 2" white faux blinds in all front windows

Plush Master Suites

- Elegant plumbing fixtures and bath accessories
- Executive height vanities at with dual sinks
- Framed shower enclosure with 1/4" glass
- Spacious walk-in closets

Gourmet Kitchens

- Granite countertops in choice of colors
- Dual bowl stainless steel sink
- Handcrafted cabinetry and crown molding with choice of finish
- Stainless gas range with microwave hood and dishwasher
- Garbage disposal
- Expansive kitchen island (per plan)
- Pre-plumbed for ice maker

Superior Construction

- ENERGY STAR certified home
- 10 year structural warranty
- 2 year functional major mechanical warranty (HVAC, plumbing, electrical, etc.)
- 1 year builder workmanship materials warranty
- Third party inspections
- Certified engineered post-tension foundation
- Smoke/carbon monoxide detectors with battery backup
- 2"x 4" high performance wall systems
- 50 gallon gas water heater
- 200 amp electrical service
- Pre-plumb for water softener

Health, Comfort and Energy Savings

- Advanced framing
- ANSI/ASHRAE 62.2 mechanical fresh-air management system
- ENERGY STAR® appliances
- Flow-Smart Showerheads
- Low to zero VOC materials, paints, stains and adhesives
- Low-E Windows
- Minimum 14 SEER HVAC
- Minimum MERV 8 HVAC filtration
- Sealed Insulated Ducts
- Spray Foam Insulation
- Water-efficient faucets

M.Connected Home™ Automation Suite*

- Advanced thermostat
- Lighting controls
- Smart Door Lock
- Smart garage door
- Video Doorbell
- Weather-sensing irrigation
- Amazon Echo Device

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