



Elk Heights

PLATINUM
LINE
Homes
A DIVISION OF STERLING MASTER HOMES

Standard Features

Interior Amenities

- Spindle Railing (wrought iron or wood) w/stained wood handrail (per plan)
- Extensive hardwood or tile Flooring (determined by plan)
- Crown Molding w/rope accent lighting in dining room
- Interior Step lights w/photo cell
- Phone & Cable jacks in all bedrooms
- Phone jack at kitchen & study
- Cable Jack at kitchen, study, family/great room, & bonus room
- White painted millwork & paneled doors
- Crown molding in select room(s)
- Chair rail in select formal areas w/accent paint below
- Oil Rubbed Bronze or Brushed Nickel Door Hardware, Cabinets Knobs, Lighting Fixtures, & Faucets
- Gas Fireplaces w/tile surround (mantle on main floor fireplaces)
- Wood wrapped windows on main floor
- Rounded sheetrock corners throughout home
- Rocker electrical switches
- Tile counter, edge & backsplash in main bath & powder rm
- Utility Sink in Laundry Room
- Motion triggered Toe Kick light at Master Vanity
- Master walk-in closet w/upgraded shelving system & organizer
- Tile in Master Bath at Floor, tub, shower, countertop & backsplash
- Utility/Laundry Room Cabinets

Gourmet Kitchens

- Custom Designed 5 piece Alder Cabinets
- Slab granite counters w/ full tile backsplash
- Recessed Can Lighting
- Refrigerator nook plumbed for ice maker
- Stainless Steel Appliances ~ dishwasher, microwave, oven, & range or cook-top

Cont...

- Automatic light at pantry door (per plan)
- Range location stubbed for gas and wired for electric
- Badger 5 1/2 HP garbage disposal
- Under counter Moen stainless sink

Exterior Features

- Exposed Aggregate Driveway, porch, oversized rear patio, & sidewalks
- Front landscaping w/sprinkler system (stubbed to rear for future install)
- Hose bibs on front (hot & cold) & rear of home (cold)
- Hardi-Plank siding
- Painted front door & garage door(s)
- Stone accent on front elevation
- Garage Door Opener w/2 remotes on double door
- Insulated Garage Doors w/windows
- Textured & painted garage interior
- Garage Side Access Door w/porch light (per plan)
- All exterior decks & covered patios per plan
- Covered porch soffit w/pine
- Freezer plug in garage
- Screens on all opening windows
- Waterproof electrical outlet in front & rear of home
- Florescent lighting in garage
- Landscaping Circuit in garage

Superior Construction & Service

- Access to Sterling Master Homes Design Center & personal Design Consultant
- Home Buyers 2-10 Warranty
- Pre-wired for air conditioner - coil installed
- 2x6 Construction / Walls 16" on Center
- R-38 Ceiling, R-30 Floor, & R-21 wall insulation
- 30 year laminated composite shingle (black)
- Gas Furnace & 50 Gallon Hot Water Tank
- Energy Efficient Vinyl Windows w/Grids

Buyer's Agent: Sharon Torgerson 253.906.1757

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Prices, plans, & specifications are subject to change without notice. Last updated 11/27/2007

