



# JOSEPH W MAZZUCO CONSTRUCTION INC

## Signature Homes

### Standard Features

#### Impact Fees Included

Design & Drafting Services Included  
2-10 Home Buyer Warranty Program  
200 Amp Electrical Service with 40 Breaker Panel  
Kwikset Smart Lever Front Door Handle  
Interior Lever or Knob Door Handles  
LVP Flooring  
Ceramic Tile Bathroom Floors  
Wire Shelving in Closets  
Molded Panel Solid Core Interior Doors  
All Wood Trim  
Fiberglass Front Door Allowance  
Fiberglass Side Door  
Light Fixture Package  
Door Chimes  
Electric Smoke Alarms with Battery Back Up  
Pull Down Aluminum Attic Stairs  
Sectional Steel Garage Door  
4' LED Garage Light Fixture  
Garage Door Opener with Key Pad  
50 Gal Quick Recovery Water Heater  
Decora Light Switches  
Switched Outlets for Lamps  
2 TV, 2 Phone & 1 USB Receptacle  
Fan Prewires

#### STANDARD BUILDING SPECIFICATIONS

Construction Debris Removal Included  
Certified Boracare Termite Treatment  
16" x 16" Concrete Footing, 3000 PSI with 5/8" Rebar  
Reinforced Concrete Slab  
3000 PSI with Fibermesh & Vapor Barrier  
Water Lines in Slab  
Connection to Water and Sewer Service up to 40'  
Steel Reinforced Masonry Walls  
Poured Lintel. Reinforced with Steel Rods  
Hurricane Straps  
Engineered Roof Trusses  
Copper Electrical Wiring  
Interior Studs 16" O.C.  
Wood Backing for Window Treatments  
1/2" Drywall Light Orange Peel Textured Walls  
Spanish Lace Textured Ceilings  
2 Coats Interior Latex Paint

#### LANDSCAPE FEATURES

7500 Sq Ft Bahia Sod  
Front Elevation Landscape Package  
5 Zone Irrigation

#### KITCHEN FEATURES

Quartz Countertops  
Ceramic Tile Backsplash  
All Wood Construction Cabinets w/Soft Close  
LED Ceiling Can Lights  
Ice Line  
Garbage Disposal  
Lever Kitchen Faucet  
Kitchen Appliance Allowance

#### Bathroom Features

Ceramic Tile in Shower & Tub Areas  
Ceramic Floor Tile  
All Wood Construction Cabinets w/Soft Close  
Beveled Mirror Medicine Cabinets Per Plan  
Mirrors over Vanity Areas  
Lever Bathroom Faucets  
Double Sinks in Master Bathroom  
Pressure Balancing Tub & Shower Valves  
Elongated Toilets

#### LAUNDRY ROOM FEATURES

Air Conditioned  
Washer & Dryer Hookups

#### EXTERIOR FEATURES

30 Year Dimensional Fiberglass Shingles  
2 Hose Bibbs  
Vented Aluminum Soffit & Ridge Vent  
Gutter & Down Spouts  
6" Vinyl Fascia  
16" Overhangs  
16' x 40' Concrete Driveway  
Concrete walkway from Driveway to Front Entry  
Paver Lanai and Porches  
Stucco Textured Finish  
2 Coats Exterior Latex Paint

#### ENERGY FEATURES

Central Heat and Air Conditioning:  
Heat Pump with 15 SEER Rating  
Whole House A/C Filter  
Programmable Thermostat  
R-38 Ceiling Insulation  
R-11 Insulation between House & Garage Walls  
3/4" Hi-R Insulation on Exterior Block Walls  
Low E Insulated Windows with Screens  
Low E Insulated Sliders  
Exterior Insulated Fiberglass Doors