

## Expansions and Options:

### 1. Expansions: \_\_\_\_\_ Sq. Ft.\*

- a. Sunrooms \_\_\_\_\_ 203
- b. Screened Porch \_\_\_\_\_ 203
- c. Basement (finished/unfinished)  
Walkout \_\_\_\_\_ 1,481  
Daylight \_\_\_\_\_ 1,481
- d. Second floor \_\_\_\_\_ 673  
Stair and loft  
Stair and loft with storage  
Stair and loft with bathroom  
Stair and loft with bathroom  
and bedroom with large  
walk-in closet
- e. Master suite bump out \_\_\_\_\_ 77
- f. Den \_\_\_\_\_ 120

### 2. Custom Home Expansions

- Interior designs  
By owner on fee basis \_\_\_\_\_ TBD
- Window Seats
- Skylights

### 3. Deck/Patio Options - site specific

- a. Brick \_\_\_\_\_ 203
- b. Pressure Treated \_\_\_\_\_ 203
- c. Cedar \_\_\_\_\_ 203

### 4. Kitchen/Bathrooms

- a. Custom counter tops
- b. Custom cabinets

### 5. Fireplace

- a. Gas with glass doors  
(hearth optional)
- b. Gas woodstove w/hearth
- c. Brick or Stone

### 6. Trim

- a. Chair rail
- b. Molding package upgrade

### 7. Casework and Built-ins

- Custom designed  
By owner on fee basis \_\_\_\_\_ TBD

### 8. Ceilings

- a. Living room with  
crown molding
- b. Bedroom with crown molding
- c. Tray

### 9. Flooring

- Tile or hardwood

### 10. Residential elevator

#### Electrical up-grades:

- 200 amperes service (100 std.)
- Additional cable TV outlet
- Additional floor receptacle
- Additional GFIC outlets
- Additional keyless fixture in garage
- Additional outlet
- Additional phone jack and wiring
- Additional single pole switch
- Additional smoke detector
- Closet light
- Dedicated circuit for  
air conditioner
- Dedicated circuit for compactor
- Dedicated circuit for freezer
- Dedicated circuit for microwave
- Exterior flood light fixture
- Generator
- Motion sensor for floodlights

#### Electrical up-grades (cont'd):

- Nutone heat/vent/light unit
- Recessed down light
- Recessed eyeball down light
- Single pole dimmer
- Surge protector for entire home
- Three-way dimmer
- Wiring for paddle fan
- Wiring for three-way switch
- Wiring for wall sconce

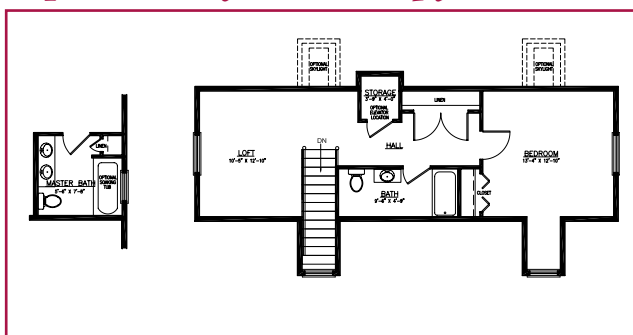
#### HVAC up-grades

- 2nd lavatory in bathroom
- Additional heat zone  
for 2nd bedroom
- Additional heat zone for sunroom
- Basement full bath
- Basement half bath
- Central air
- Central vacuum
- Gas line to other appliance
- Grab bars
- Heat in basement
- Heat in garage
- Radiant heat
- Ice maker connection
- Service sink
- Set back thermostats
- Sewer lift pump for basement bath
- Soaking tub
- Sprinkler system
- Whirlpool tub

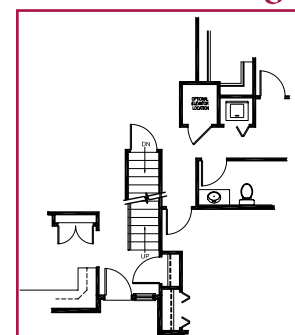
# Adler Cottage - Single



### Optional 2nd floor - 673 sq. ft.\*!



### 1st floor w/ staircase redesign



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THE COTTAGE HOMES

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THE COTTAGE HOMES

## 1,478 square feet\* of living area!

Each residence has been designed with the utmost attention to detail and the highest quality building materials. The single floor plans have a living area of 1,478 square feet.\* All homes have ample storage capacity with an attached garage. Cable TV, internet, phone and all power lines are provided in-ground throughout the community. And of course, every homeowner has priority access to full comprehensive Atlantic Heights' healthcare services.

\*All square footage estimates based on architectural drawings.

\*All square footage estimates based on architectural drawings and do not include porches or garage.

# Adler Cottage - Duplex



**1,478 square feet\* of living area!**

In addition to single homes, duplex cottages are also available with the same living area of 1,478 square feet.\* All duplexes are designed with no more than one shared common wall. Again, both residences are two-story with the option to finish now or leave as a storage area. All second floors are designed at the outset with a choice of a full bath, whether finished now or at a later date.\*\*

**Select Cottages Available with Daylight or Walkout Basements!**

Optional Amenities list:

- Finished or unfinished second floor (673 square feet.\*)
- Daylight or Walk-out basement
- Wood or gas fireplace
- Open or enclosed seasonal porch
- Emergency security system
- Kitchen cabinet finish selection
- Kitchen & bathroom fixture selection
- Choose from carpet, tile or hardwood flooring
- Second floor elevator



\*All square footage estimates based on architectural drawings. \*\*This applies to all single units as well as double.