



# Silver Leaf

## Standard Features

### • INTERIOR FEATURES

- Ceramic tile in entry, kitchen, dining, utility, master bath and secondary bath
- Carpet flooring
- Flat panel interior doors
- Satin nickel doorknobs and light fixtures (excludes bathrooms)
- 3 - CAT 5 phone connections
- Block and wire for ceiling fans in all bedrooms and living room
- Raised 9' ceilings throughout and vaulted ceilings (per plan)
- Arched openings (per plan)
- Monterrey drag texture throughout living area of home
- Rounded corners (except at windows)
- Security system 1st floor and prewired for motion detector
- Craftsman style door casing

### • BATHROOM FEATURES

- Large soaking garden tub/shower with tile surround in master bath
- Private enclosed toilet rooms with exhaust in master bath
- Furniture style vanities in master
- Moen plumbing fixtures
- White porcelain pedestal sink in powder bath (per plan)
- Elongated commodes in master and powder bath

### • KITCHEN FEATURES

- Peninsula or island (per plan)
- Moen faucet with sprayer
- 1/3-hp garbage disposal
- Appliance package: electric range, dishwasher, and microwave
- Granite countertops with undermount sink

and tile backsplash

### • EXTERIOR FEATURES

- Combination stone and brick exteriors with fiber cement siding (per plan)
- 7' insulated fiberglass entry doors with brushed nickel handset
- Composition 30 year shingles dimensional
- Two hose bibs and exterior GFI outlets
- Rain gutters
- Fully landscaped and maintained common areas, trash and sewer included
- Garage door opener

### • ENERGY FEATURES

- Radiant barrier reflective insulation
- R-30 blown insulation in flat ceilings
- R-15 insulation in exterior walls
- 14 SEER high efficiency heating and air conditioning
- Polycell foam sealant around switches, plugs, and other air infiltration areas
- Insulated double pane windows with "Low-E" glass and screens
- Ridge style attic ventilation

### • OTHER FEATURES

- Engineered post tension cable slabs with 3,000 PSI concrete
- Engineered floor/roof truss systems with open stud wall design
- Full slab stucco underpinning
- Wolmanized/pressure treated yellow pin exterior sole plates
- 1- or 2-car garage (per plan), sheetrocked and taped
- Gas HVAC and water heater
- Insulated walls in wet areas



**MILESTONE**  
COMMUNITY BUILDERS

Silver Leaf | 2602 Del Curto Road | Austin, Texas 78704 | 512.410.7683

\*Features subject to change without notice. See a MileStone Representative for details. 8/26/11

