

# parc

AT BRADLEY FARM

## — A DIFFERENCE YOU CAN SEE —

- Gourmet Kitchen with stainless steel appliances
  - **Whirlpool**™ Gas slide-in range with chimney hood
  - **Whirlpool**™ Dishwasher
  - Built-in drawer microwave
- Quartz kitchen countertops (2cm Blanco Maple or Grey Expo)
- Stainless steel, single bowl, undermount Kitchen sink with chrome **MOEN**® Sleek pulldown faucet
- 3" x 6" Subway tile backsplash in kitchen (bricklay/2 colors)
- **Aristokraft**® Sinclair stained hardwood cabinetry with soft close doors (3 color choices - Seaboard, Burlap or Flagstone)
- 9' Ceiling on 1st & 2nd floors with 6' windows
- 7.5" Luxury vinyl plank throughout 1st floor, bathrooms & laundry
- **KICHLER**® Eileen bathroom lighting package
- 6-inch surface mount LED lights throughout (per plan)
- **MOEN**® Seena two handle centerset chrome plumbing fixtures
- **Kwikset**® Hancock interior door hardware (chrome, satin nickel or matte black); Amador exterior front door handleset (matte black)
- Open railing on first floor; Choice of modern style with horizontal or vertical black aluminum pickets or traditional style square wooden pickets
- Tray ceiling in primary bedroom
- Semi-Frameless primary shower door with wall tiled from floor to ceiling & includes niche
- Vikrell tub/ shower combo in secondary baths
- Cabinet pantry
- Silestone Blanco Maple countertops in all baths (1.6 cm)

- Double sink in secondary bath on 2nd floor
- **Sherwin Williams**® Low VOC Builder Solution wall paint
  - (4 color choices)
- Rocker switches with matching square outlets
- Ceiling fan prewire included in family room & all bedrooms
- Exterior black finish (front only) **PlyGem**® windows with screens
- Programmable Wi-Fi smart thermostats per floor
- 1 Car, drywalled & paint ready garage
- Ultra quiet, belt driven smart garage door opener with dual LED lighting, camera, keypad & 2 remotes
- Square 2 panel interior doors with craftsman trim & picture framed cased windows & doorways
- **James Hardie**™ **ColorPlus**® fiber cement siding with limited 15-year finish warranty & 30 year siding warranty
- **Rinnai**® tankless gas water heater with adjustable temperature control
- Aesthetically appealing modern farmhouse architecture with black brick accents

## BEHIND THE WALLS

- Engineered open web floor system
- **SCHULTER**™ KERDI waterproof system behind all tiled shower walls
- **LP**® **Top Notch**® 350 sub flooring with 50 year transferable limited warranty
- **Carrier**® Comfort Series Energy Efficient 14-15 Seer Electric Heat Pump
- Laundry Room ceiling jump ducts for ventilation



Availability, features, and information are subject to change without notice. Please see a sales agent for most up-to-date details. ©2025 Baker Residential. R12.3.25

