



# Royal Collection

## EVERYTHING'S INCLUDED® Home Features

Wi-Fi CERTIFIED Smart Home Design™ with Amazon Alexa keeps you connected to the most desirable technology brand devices, all of which are included with your new home at an outstanding value. A new residential Wi-Fi network design to help ensure whole-home connectivity, with no dead spots, that works seamlessly with thousands of wireless devices and services.

### CURB APPEAL AND QUALITY CONSTRUCTION

- Elegant architectural features and elevations with distinctive accents (per elevation)
- ei Dramatic glass front entry door**
  - Professionally designed landscaping package including St. Augustine Floratam sod
  - Full-yard irrigation system with timer and rain sensor
- ei Paved walkway, driveway, entry and rear lanai (per plan)**
  - Cement lap siding exteriors with Sherwin Williams® exterior paint (predetermined per homesite)
  - High performance lifetime limited warranty architectural shingles
  - Low-maintenance vinyl soffits
  - Appealing front exterior coach lights
- ei Relaxing screened & covered lanai**
- ei Rain gutter system on the whole home**
  - Two hose bibs
  - Exterior weatherproof electrical outlets
  - Engineered truss system with hurricane strapping
- ei Garage door opener(s) with 2 remotes & exterior keypad**
- ei Tankless water heater**

### ELEGANT INTERIOR FINISHES AND DESIGNS

- ei Wood inspired tile flooring in kitchen, cafe, foyer, laundry room and all bathrooms (per plan)**
  - Plush carpeting with 6 lb. rebond padding in all bedrooms, gathering room formal dining room, bonus room, stairwell and study (per plan)
- ei Beautiful 2" faux wood blinds on operational windows**
- ei Upgraded lighting package with chrome finish throughout the home (Model lighting is not included - See NHC for detail)**
- ei 9' ceilings on first floor (per plan)**
  - Dramatic knockdown ceilings and textured walls throughout LED down lighting by location
  - Ceiling fan included in gathering room, owner's suite, bonus room & rear lanai (per plan)
  - Secondary bedrooms pre-wired and braced for ceiling fans
  - Pre-wired (CAT-5) phone outlet located in kitchen
  - Pre-wired (RG-6) TV outlets in gathering room, bonus room, study, lanai and all bedrooms
  - Laundry sink in laundry room (per plan)
- ei Decora light switches**
- ei Frigidaire® washer and dryer**
  - Interior wooden window sills
  - Prewired security system
  - Designer door hardware
- ei USB ports in outlets (kitchen-1, owner's-2; predetermined locations)**
- ei 8ft interior doors - 1st floor**
  - 8ft sliding back door (per plan on 1 story homes only)
- ei 5 1/4 inch baseboards**

### LAVISH BATHROOMS AND BEDROOMS

- Relaxing soaking tub in owner's bath (per plan)
- ei Separate glass-enclosed owners shower (per plan)**
- ei 12x24 wall tile in all shower/baths (brick pattern)**
- ei Recessed tiled floor in all showers (first floor only)**
  - European-height vanity with recessed panel cabinets in all bathrooms
  - Full vanity-width plate-glass mirrors in all bathrooms
  - Pedestal sink in powder room (per plan)
- ei Elongated comfort height toilets with soft close lid**
  - Solid surface countertops in all bathrooms
  - Spacious closets with shelving
  - Quality Moen® faucets in all bathrooms
  - Spacious owner's suite walk-in closet with shelving and extra shelf stack (per plan)
  - Large linen closets (per plan)

### DESIGNER KITCHENS

- ei Frigidaire® Stainless Steel Appliances**
  - Space saver microwave
  - Range and oven
  - ENERGY-STAR® dishwasher
  - 26 cu. ft. side-by-side refrigerator with ice and water in the door
- ei Luxurious quartz countertops**
- ei Large single basin kitchen sink**
- ei Moen® chrome pullout faucet with built-in convenience sprayer**
- ei Beautiful 42" recessed panel cabinets staggered with crown molding**
- ei Cabinet door knobs**
- ei Convenient kitchen island and breakfast bar (per plan)**
- ei Powerful garbage disposal**
- ei LED down lighting throughout**

### ENERGY-EFFICIENT AND MONEY-SAVING BENEFITS

- Programmable digital thermostat
- Energy efficient HVAC system sized (per plan)
- Balanced system with jump ducts to improve overall airflow
- Fresh air intake for HVAC system, with superior air filter
- AC duct system tested to prevent air leaks and improve efficiency
- Added comfort with exterior wall insulation with R-13 in 2x4 inch and R-19 in 2x6 inch walls and batt/blown insulation in ceiling with R-30
- 200-amp electrical service
- High-quality plumbing with combination CPVC and PVC
- Low-E insulated, double-pane, energy-efficient vinyl windows

### ADDED PEACE OF MIND

- ei National Builder 1-Year Warranty**
- ei Dedicated Customer Service program**
- ei Smoke & CO detectors with battery backup**
- ei Convenient 24-hour emergency customer service number**
- ei Preventative termite treatment with 1-year bond**
- ei H-2 Insight National Survey ranked Lennar Jacksonville #1 in Overall Customer Satisfaction**

# LENNAR®

LennarJacksonville.com



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