

The Hylton Group welcomes you to

# The Manors at Ridgefield Estates

## FINE APPOINTMENTS

### NOTABLE FIRST IMPRESSIONS

- Craftsman Inspired Architecture
- Charleston Inspired Architecture
- Oversized Windows and Trim
- Brick Water Table / Siding or Shake Fronts
- Double Porches (per plan)
- Double Garage Doors
- 30 Year Fiberglass Shingles
- 6 ½" Colonial Inspired Beaded Siding
- Insulated Tilt-In Windows
- Polished Brass Colonial Style Lighting Fixture
- Weatherproof Exterior GFI Outlets (per plan)
- Landscape Package and Sodded Lawns (per plan)
- Front and Rear Outside Electrical Outlets
- Concrete Driveway
- Post Light with Photo Eye Sensor
- Steel Insulated Garage Doors with Glass
- Dual Zone Gas Heat
- Digital Thermostat
- All Windows are Wood Cased

### 21<sup>st</sup> Century Kitchens

- 42" Oak Cabinetry with Crown Molding
- Laminated Counter
- Recessed Lighting
- GE Stainless Steel Kitchen Features:
  - 22 Cu. Ft. Refrigerator with Icemaker
  - Gas Cook Top
  - Quiet Design Dishwasher
  - Double Electric Oven
  - Double Bowl Stainless Steel Sink
  - Garbage Disposal

### INTERIOR APPOINTMENTS

- 4-5 Bedrooms with 4 ½ - 5 ½ Baths (per plan)
- 9 Foot Ceilings on Main Level
- Hardwood in Kitchen and Foyer Entrance
- Colonial Window Shades
- Soil Resistant Carpeting
- Classic Oversized Colonial Inspired Moldings
- Oversized Chair Moldings (per plan)
- Southern Home Inspired 2 Panel Interior Doors
- 65 Gallon Hot Water Heater
- Washer and Dryer Hookup
- Southern Home Inspired Knee Walls
- Door Chimes
- Distinct Interior Lighting Fixtures
- Dust Free Ventilated Shelving in all Closets
- Smoke Detectors with Battery Backup
- Advanced Wiring System for TV & Phone
- Insulated Fiberglass Front Door
- Two-Tone Paint

### Impressive & Distinct Baths

- Owners Bath w/ Separate Shower & Soaking tub
- Hand Set Ceramic Tile in all Baths
- 6 x 6 Ceramic Tile in Full Baths
- 6 x 6 Ceramic Tile in Powder Room
- Designer Pedestal Sink in Powder Room
- Decorative Light Fixtures
- Oak Vanities in all Full Baths
- Cultured Marble Tops on all Vanities

*The Hylton Group*  
*The Tradition Continues...*

Included features are subject to change without notice.