



EXTERIOR FEATURES

- Elegant Traditional & Craftsman Elevations
- Rocking Chair Front Porch w/ Broom Finished Concrete (per plan)
- Architecturally Controlled Exterior Color Schemes
- Private Patio or Courtyard Retreat w/ Broom Finished Concrete Patio & Pine Straw
- Low Maintenance Aluminum Fencing & Gates
- Garage Completed with Drywall, Paint and Trim
- Limited Lifetime Warranted Fiberglass Architectural Shingles
- Low Maintenance Fiber-Cement Siding, Cornice & Trim
- Low Maintenance Carriage-Style Steel Insulated Garage Door(s) w/ ½ hp Belt Drive Garage Door Opener(s) & Remotes
- Low Maintenance, Seamless Pre-Finished Painted Aluminum Gutters & Downspouts
- Professionally Landscaped & Irrigated Front & Rear Yard
- 2 Exterior Hose Bibs (per plan)
- 3 Exterior GFCI Outlets (per plan)
- Reinforced Concrete Slab-on-Grade Foundation
- Pest Control Tubes
- Termite Bait System
- Decorative Vinyl Raised Panel or Board & Batten Shutters (per elevation)

INTERIOR DESIGN FEATURES

- Smooth Finish Ceilings Throughout
- Luxury Vinyl Plank Flooring in Foyer, Great Room, Dining, Kitchen and Laundry (per plan)
- 5" Base Molding Throughout
- Designer Carpet in Various Color Selections
- Decorative Tile Floors in Owner's Bath & Secondary Bath
- Brushed Nickel Lever Interior Door Hardware
- Ventilated Shelving in all Closets
- Multi-Media in Owner's Suite, Great Room, Study, Sunroom, & Bonus Room (per plan)
- Ceiling Fan in Great Room & Owner's Suite
- Designer Lighting Package
- Smoke/Carbon Monoxide Detectors
- Attic Storage Accessed by Permanent Stairs
- (1) Step Free Access & Wide Doorways
- Rocker Light Switches

KITCHEN FEATURES

- Designer Kitchen with Island
- 36" Flat Panel Cabinets with Crown Molding
- Granite Group A Countertops
- Designer Tile Backsplash
- Double Bowl Sink w/ Pull-Out Faucet in Stainless Steel
- LED Disk Lighting
- Stainless Steel Dishwasher, 30" Self-Cleaning Gas Range w/ Sealed Burners & Microwave Oven Over the Range
- 1/3 HP Garbage Disposal
- Oversized Pantry w/ Ventilated Tight Wire Shelving

A 55 OR BETTER COMMUNITY FROM THE MID \$300s
1303 Cedarcrest Blvd | Acworth, GA 30101 | 770.516.3945 | windsonglife.com

All illustrations, specifications, pricing and details are believed correct at the time of publication. This brochure is for illustrative purposes only and not part of a legal contract. Information subject to changes, errors and omissions. Madeira is a community designed for homeowners aged 55 and older, © 2025 Windsong



3.30.25



OWNER'S SUITE & BATHS

- Vaulted or Trey Ceiling in Owner's Suite (per plan)
- Oversized Walk-in Closet(s) in Owner's Suite
- Tile Shower w/ Bench Seat (per plan), Low-Profile Curb & Shampoo Niche in Owner's Bath
- 80" Chrome Framed Shower Door in Owner's Bath
- Decorative Tile Floors in Owner's Bath & Secondary Bath
- Flat Panel Vanity Cabinets with Granite Countertops (all baths)
- 4" Spread Chrome Faucets (all baths)
- Luxury Height, Elongated Toilets (all baths)
- Raised-Height Vanities (all baths)

ENERGY SAVERS

- Fiberglass Insulation (R-38 Ceiling, R-19 Vaults, & R-13 Walls)
- 80% AFUE Gas Heating & 14 SEER AC
- Insulated Garage Doors
- Digital Programmable Thermostats
- LED Lighting
- Double Pane Vinyl Low E Glass Windows
- 50 Gallon Water Heater
- Vented Soffits & Ridge Vent

QUALITY ASSURANCE

- Homebuyer Quality Review Prior to Drywall
- Homebuyer Quality Orientation at Certificate of Occupancy
- 100% Complete Home Acceptance Prior to Closing
- 45 Day Warranty Walk-Through
- 11 Month Warranty Walk-Through
- Windsong Homeowner Handbook
- 10-Year Structural Limited Warranty by Quality Builders Warranty
- Termite Warranty - Repair & Treatment

UNIVERSAL DESIGN

- Plenty of Natural Light Throughout
- Wide Hallways & Doorways for Accessibility
- Low-Profile Curb & Bench Seat in Shower
- Blocking behind Shower Walls for Future Needs
- Lever Door Handles & Rocker Light Switches
- Smooth Rounded Corners When Possible
- Raised Height Vanities
- Step Free Access Point

A 55 OR BETTER COMMUNITY FROM THE MID \$300s
1303 Cedarcrest Blvd | Acworth, GA 30101 | 770.516.3945 | windsonglife.com

All illustrations, specifications, pricing and details are believed correct at the time of publication. This brochure is for illustrative purposes only and not part of a legal contract. Information subject to changes, errors and omissions. Madeira is a community designed for homeowners aged 55 and older, © 2025 Windsong



3.30.25

