



# LYON HOMES

15609 Walnut Nook Ct. – Estates at Creek Meadows

4 Bedrooms, 3-Full Baths, Media/Game Room 2,635 Heated Sq Ft.

- Steel rebar reinforced foundation (30" interior and exterior beams)
- 10-Year Major Structural Mechanical Warranty
- Energy Efficient Design including:
  - 16-SEER Lennox Signature Series air conditioner with 2-stage cooling, cabinet filter, and iComfort Thermostat
  - Rheem tankless gas water heater
  - Energy efficient double-paned vinyl windows with Low-E SC Glazing
- Whirlpool Gold stainless steel appliance package including:
  - 36" Gas Cooktop
  - 30" Wall Oven and built-in microwave
  - 24" Dishwasher with stainless steel tub
- Crown moulding throughout (excluding laundry room and closets)
- 36" direct vent gas fireplace with ceramic logs
- Security System Pre-wire including 2 keypad locations, attic siren, and contacts in entry doors and operable windows
- Granite Countertops with undermount sinks throughout, including square sink bowls in bathrooms
- Master Spa includes separate vanities, soaker tub, large shower with tile surround, seat, and 2 shower heads
- Shaker-style custom cabinetry throughout
- Covered patio featuring ceiling fan, and gas/electrical in place for outdoor kitchen(optional upgrade)
- 2-car garage featuring 18'x8' garage door, opener with 2 remotes included
- Audio/Video pre-wire and trim including conduits for TV over fireplace and on covered patio, surround sound pre-wire, and high quality CAT6 and RG6 Wiring for data/communications
- Large laundry room with lots of cabinet space. Adjacent mudroom features "locker" cabinets and space for refrigerator/freezer.
- Custom knotty alder front door with divided light flemish glass insert

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*NAHB Certified Graduate Builder*

*NAHB Certified Green Professional*

Member

