

Ebbets Field

Edwardsville, IL

## Yes, It's All Included! Carrington Homes Features

### *Kitchen and Breakfast Area*

- ❖ Whirlpool Appliances
  - Electric Smooth-Top Self Cleaning Range
  - Energy-Efficient Built-In Dishwasher
  - Built-In Microwave/Range Hood with Exhaust Fan & Light
- ❖ Merillat Cabinetry with Sliding Trays in Base Cabinets
- ❖ Easy-Care Laminate Countertops
- ❖ 1/3 H.P. Garbage Disposal
- ❖ Double Bowl 8" Stainless Steel Sink
- ❖ Separate hot/cold Shut-Offs Under Sink
- ❖ Choice of No-Wax Vinyl Flooring in Kitchen
- ❖ Spacious Pantry Closet with Deep Shelving
- ❖ Ice Maker Connection
- ❖ Conveniently located GFI Electrical Outlets
- ❖ "Delta" Chrome Plumbing Fixtures

### *Master Suite and Bathroom Areas*

- ❖ Merillat Vanity Cabinets with Drawers
- ❖ Cultured Marble Vanity Tops
- ❖ Anti-Scald Shower Valves
- ❖ Delta Chrome Plumbing Fixtures
- ❖ Conveniently located GFI Electrical Outlets
- ❖ Full Plate Glass Mirrors
- ❖ Exhaust Fans in all Bathrooms
- ❖ Choice of No-Wax Vinyl Flooring
- ❖ Spacious Walk-In Closet
- ❖ Ventilated Vinyl Coated Wire Shelving
- ❖ 5 Blade Ceiling Fan w/Light

### *Interior Living Area*

- ❖ Luxury Foyer with Hardwood Flooring
- ❖ Raised Six Panel Colonist White Doors with Polished Brass Hardware
- ❖ 4" Base Trim
- ❖ Premium Wall to Wall Carpeting over 6 lb. Pad
- ❖ Ceiling Fan w/Light in Family Room
- ❖ Wire and Brace for Ceiling Fans in all Secondary Bedrooms
- ❖ Smoke Detectors in Each Bedroom & on all Levels
- ❖ Insulated Six Panel Steel Front Entry Door with 2 Sidelights and a Dead Bolt
- ❖ Door Bell
- ❖ Sliding Glass Patio Door in Breakfast Room

### *Energy Package*

- ❖ Double-Pane Thermal Break Insulated Windows with Screens and Easy-To-Clean Tilt-In Lower Sash
- ❖ R-30 Ceiling Insulation
- ❖ R-13 Wall Insulation
- ❖ R-13 Band Board Insulation
- ❖ Tyvek Housewrap on Exterior Walls
- ❖ Energy-Efficient York Series A/C
- ❖ Energy-Efficient York Natural Gas Central Heating System
- ❖ Rapid Recovery 50 Gallon Natural Gas Water Heater



*"Proudly Serving Our Customers"  
Before and After the Sale*

*Carrington Custom Homes, Inc.*

Edwardsville, IL  
(618) 692-9222

[www.carrington-homes.com](http://www.carrington-homes.com)

*More Features on Reverse Side*

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## ... More Included!

### *Exterior Features*

- ❖ Maintenance Free Vinyl Siding
- ❖ Enclosed Soffits and Fascia
- ❖ Decorative Brick Accents
- ❖ Vinyl Wrapped Support Posts alongside the Overhead Garage Door
- ❖ Seamless Aluminum Gutters
- ❖ Heavy Weight Architectural Shingles with 15# Felt paper
- ❖ Elegant Front Door Coach Lighting
- ❖ Weatherproof Electrical Outlets GFI
- ❖ Two "Frost Proof" Water Faucets
- ❖ Underground Utilities
- ❖ Exterior Lighting
- ❖ Sodded Front & Side Yards to Rear Corner of Home Seed and Straw remainder of Lot
- ❖ Buried Drain Tiles
- ❖ 12' x 12' Concrete Patio
- ❖ Louvered Vinyl Shutters

### *Additional Carrington Quality Features*

- ❖ Complete Customer Service "On Call" 24/7 For Emergencies
- ❖ Walk-Through Inspection before Closing
- ❖ On-Site Custom Framing
- ❖ Drain Tile and Hydrostatic Pressure Relief System on all Homes

### *Additional Carrington Quality Features (con't)*

- ❖ Full Basement
- ❖ Full-Size Two Car, Finished Interior Garage With Opener
- ❖ Steel 32 Panel Overhead Garage Door
- ❖ Concrete Driveways
- ❖ Curved Front Entry Sidewalk
- ❖ 200 Amp Electric Service
- ❖ Copper Electrical Wiring
- ❖ 5 Phone (Cat 5) and 5 Cable (RG6) Outlets
- ❖ Copper Plumbing Feed Lines and P.V.C. Returns
- ❖ 3/4" Tongue and Groove Sub-Flooring glued and nailed to minimize squeaks
- ❖ 2" x 4" Interior Walls with 1/2" Drywall (fastened with screws and border nailed to minimize nail pops)
- ❖ Metal Bead on all Sheetrock Corners
- ❖ Electric Dryer Hook-Up with Air-Vent Installed
- ❖ Installed Mailbox and Post
- ❖ Grills in all Windows
- ❖ TJI Floor Systems



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