



Better Building for Sustainable Living

# Cedarbrook SPECIAL Features

|  | TERRAWISE STANDARD FEATURE | TYPICAL BUILDER STANDARD FEATURES |
|--|----------------------------|-----------------------------------|
| <b>EXTERIOR</b>  |                            |                                   |
| Concrete slab on grade   | ★                          | ★                                 |
| Wood frame construction with 2x6 insulated exterior walls                            | ★                          |                                   |
| Zip System wall & roof sheathing   | ★                          |                                   |
| Vinyl lap siding (per plan)  | ★                          | ★                                 |
| 30 year architectural shingles   | ★                          | ★                                 |
| High performance Low-E windows with Argon gas  | ★                          |                                   |
| Fiberglass exterior doors with Low-E glass   | ★                          | ★                                 |
| Decorative front door  | ★                          | ★                                 |
| Brushed nickel exterior door lockset   | ★                          | ★                                 |
| Buyers choice of exterior colors   | ★                          | ★                                 |
| Landscape package with irrigation  | ★                          | ★                                 |
| Renewable termite bond   | ★                          | ★                                 |
| <b>PLUMBING</b>  |                            |                                   |
| High efficiency Energy Star hybrid water heater                                      | ★                          |                                   |
| Large tub at owner's bath (per plan)   | ★                          | ★                                 |
| Elongated toilets  | ★                          |                                   |
| Clothes washer & dryer hookups   | ★                          | ★                                 |
| Refrigerator ice maker hookup  | ★                          | ★                                 |
| Moen plumbing fixtures   | ★                          | ★                                 |
| Two exterior hose bibs   | ★                          | ★                                 |
| <b>ELECTRICAL</b>  |                            |                                   |
| GFI outlets per code locations   | ★                          | ★                                 |
| Decora paddle style light switches   | ★                          |                                   |
| Smoke/Carbon Monoxide detectors  | ★                          | ★                                 |
| Prewired for ceiling fans at all bedrooms, living room and porches with two switches | ★                          | ★                                 |
| Ceiling lights in all bedrooms   | ★                          | ★                                 |
| LED lights throughout  | ★                          |                                   |
| <b>HVAC</b>  |                            |                                   |
| High efficiency heating & air-conditioning system                                    | ★                          |                                   |
| Programmable thermostat  | ★                          | ★                                 |
| High quality bath exhaust fans to control humidity and fresh air makeup              | ★                          |                                   |
| Vented Range Hood  | ★                          |                                   |
| <b>SECURITY</b>  |                            |                                   |
| Complete security system with all doors and operable windows                         | ★                          | ★                                 |
| Structured wiring with 6 locations (Cable or phone)                                  | ★                          | ★                                 |
| One keypad at front door   | ★                          | ★                                 |
| One motion detector (prewire only)   | ★                          | ★                                 |
| Inside siren   | ★                          | ★                                 |
| <b>INSULATION</b>  |                            |                                   |
| Walls: 5-1/2" open cell spray foam   | ★                          |                                   |
| Roof: 5-1/2" open cell spray foam  | ★                          |                                   |

|   | TERRAWISE STANDARD FEATURE | TYPICAL BUILDER STANDARD FEATURES |
|---|----------------------------|-----------------------------------|
| <b>INTERIOR WALL FINISH</b>   |                            |                                   |
| Smooth texture on walls, smooth texture on ceilings   | ★                          |                                   |
| High Quality Sherwin Williams Zero VOC interior paint   | ★                          |                                   |
| Tile walls at bathtub/shower combinations and at separate shower(s) (per plan)  | ★                          |                                   |
| <b>INTERIOR TRIM</b>  |                            |                                   |
| 8' tall doors on first floor; 6'-8" tall doors on second floor, "Carrera" style in Prairie Elev & Craftsman ELev; Flush in Modern Elev. | ★                          |                                   |
| Pocket doors and bi-pass doors (per plan)   | ★                          |                                   |
| Painted wood window sills   | ★                          | ★                                 |
| Painted wood 5-1/2" base board on first floor (1 x4 for modern trim)  | ★                          | ★                                 |
| Painted wood 3-1/2" base board on second floor  | ★                          | ★                                 |
| Half wall with painted wood cap at stair and at the landing/loft (2 story plans)  | ★                          | ★                                 |
| Brushed nickel door hardware  | ★                          | ★                                 |
| <b>CABINETS</b>   |                            |                                   |
| Quality cabinets with 42" upper wall cabinets at kitchen  | ★                          | ★                                 |
| Island cabinet at kitchen (per plan)  | ★                          | ★                                 |
| Countertops: Granite in kitchen, Piedrafina in bathrooms  | ★                          |                                   |
| <b>SPECIALTIES</b>  |                            |                                   |
| Vinyl shelving at all closets with a double shelf on one wall of bedroom #1 walk-in closet  | ★                          | ★                                 |
| Mirror at each bathroom vanity  | ★                          | ★                                 |
| Toilet paper holder and towel bars in bathrooms (per plan)  | ★                          | ★                                 |
| Opt. Glass shower enclosure and door at owner's bathroom (per plan)   | ★                          | ★                                 |
| <b>FLOORING</b>   |                            |                                   |
| Stained concrete on 1st floor   | ★                          |                                   |
| Carpet at stairs and 2nd floor over 6# pad  | ★                          | ★                                 |
| Tile at 2nd floor, bathrooms and laundry room (per plan)  | ★                          | ★                                 |
| <b>APPLIANCES</b>   |                            |                                   |
| GE smooth top electric range  | ★                          | ★                                 |
| GE over the range microwave with standard kitchen design  | ★                          | ★                                 |
| GE Energy Star tall tub dishwasher  | ★                          |                                   |
| Garbage disposal at kitchen sink  | ★                          | ★                                 |
| <b>ENERGY TESTING</b>   |                            |                                   |
| Certified third party HERS rating - specific to every home  | ★                          |                                   |
| Blower door & Duct Blaster pressurization test  | ★                          |                                   |
| Certified Energy Star 3.1   | ★                          |                                   |
| Certified Florida Green Building Coalition Home (FGBC)  | ★                          |                                   |
| HVAC system professionally designed by Certified Mechanical Engineer  | ★                          |                                   |
| <b>WARRANTIES</b>   |                            |                                   |
| Ten year structural warranty by "2-10" including their "Smart Solutions for Green Builders"   | ★                          |                                   |
| One year warranty by TerraWise Homes  | ★                          | ★                                 |



Many homebuilders and manufacturers use the term “energy-efficient” to describe limited features or appliances of a home. TerraWise takes energy efficiency past the “bare minimum,” using holistic energy saving techniques at every stage of the home. From the foundation to the roof, you’ll benefit from remarkable energy and cost savings.

**DISCOVER THE INTEGRATED ENERGY EFFICIENT BUILDING CONSTRUCTION SYSTEMS AND MATERIALS THAT COME STANDARD TO ACHIEVE YOUR ‘NEAR ZERO’ TO ‘NET ZERO’ ENERGY HOME.**

|   | TERRAWISE STANDARD FEATURE | TYPICAL BUILDER STANDARD FEATURES |
|---|----------------------------|-----------------------------------|
| <b>EXTERIOR</b>   |                            |                                   |
| Wood frame construction with 2x6 studs at insulated exterior walls                | ★                          |                                   |
| Zip System wall & roof sheathing  | ★                          |                                   |
| High performance Low-E windows with Argon gas                                     | ★                          |                                   |
| Fiberglass exterior doors with Low-E glass (per plan)                             | ★                          | ★                                 |
| <b>PLUMBING</b>   |                            |                                   |
| High efficiency Energy Star hybrid water heater                                   | ★                          |                                   |
| Optional: Dual flush toilets at all bathrooms                                     | ★                          |                                   |
| <b>ELECTRICAL</b>   |                            |                                   |
| LED light bulbs throughout  | ★                          |                                   |
| <b>HVAC</b>   |                            |                                   |
| High efficiency heating & air-conditioning system                                 | ★                          |                                   |
| Programmable thermostat   | ★                          | ★                                 |
| High quality bath exhaust fans to control humidity and fresh air makeup           | ★                          |                                   |
| <b>INSULATION</b>   |                            |                                   |
| Walls: 5-1/2” open cell spray foam  | ★                          |                                   |
| Roof: 5-1/2” open cell spray foam   | ★                          |                                   |
| <b>APPLIANCES</b>   |                            |                                   |
| GE Energy Star tall tub dishwasher  | ★                          |                                   |
| <b>ENERGY TESTING</b>   |                            |                                   |
| Certified third party HERS rating   | ★                          |                                   |
| Blower door & Duct Blaster pressurization test                                    | ★                          |                                   |
| Certified Energy Star 3.1   | ★                          |                                   |
| Certified Florida Green Building Coalition Home (FGBC)                            | ★                          |                                   |
| HVAC system professionally designed by Certified Mechanical Engineer              | ★                          |                                   |
| <b>SOLAR (Optional)</b>   |                            |                                   |
| Photo voltaic solar electric generating system with micro-inverter at each module | ★                          |                                   |
| Includes monitoring software (depending on site conditions)                       | ★                          |                                   |