

# SAPPHIRE SERIES



AT



## SILVERLAKES

954-818-6092

TroyWilson@kw.com

www.TheWilsonRealEstateGroup.com

### Standard Features

#### SILVERLAKES FEATURES:

- Florida Quality Development; (FQD) a designation by the state that requires the developer to meet and exceed all criteria in infrastructure, amenities, and a commitment to preserve the environment.
- Superb location for easy access to South Florida's business, shopping and recreation.
- Quality schools for your children
- 802 acres of lakes AND 300 acres of wetlands
- Over 35 miles of shoreline
- Beautiful entry feature and landscaping, community pool, sundeck, cabana baths
- Sandy beaches with sailboat and canoe docks
- Tot lot and picnic areas
- 100 acres of planned parks

#### SAPPHIRE SERIES FEATURES:

- Private neighborhood recreation area with playground area, swimming pool, sun deck, and cabana bath
- One of South Florida's finest builders, G.L. Homes of Florida, building quality homes since 1976
- A beautiful neighborhood surrounded by one of SilverLakes' waterways and tropical landscaping
- Beautiful entry island with landscaping
- Street lighting
- Sidewalks on both sides of the street
- Underground utilities, municipal water and sewer services
- All homes protected by Preferred Builders Warranty (PBW)

#### OUTSIDE YOUR HOME:

- BUILT TO STRINGENT NEW CODE STANDARDS
- CONCRETE BLOCK AND STEEL REINFORCED CONSTRUCTION ON BOTH ONE AND TWO-STORY HOMES.
- New code approved hurricane panels
- Rolled cement tile roof in spectacular solid or antique colors
- Professionally designed landscaping
- Concrete driveway and entry walk
- Fully sodded lawn with automatic sprinkler system
- Weather resistant metal garage door with accent panels
- Architecturally accented and insulated metal front door, with deadbolt lock
- Electric door chime
- Decorative entry light fixture
- Two hose connections
- Quarry tile riser at front door stoop

#### INSIDE YOUR HOME:

- Quality workmanship and materials
- Ceramic tile in choice of designer colors in foyer
- Marble window sills
- Expansive, dramatic vaulted ceilings in select areas

- Walk-in closets in all master suites
- Wall-to-wall carpeting in choice of designer colors
- Circuit breaker with 150 amp service
- Copper wire electrical distribution system
- All copper water supply lines
- Pre-wired for cable TV in family room and all bedrooms
- Pre-wired for ceiling fans in all bedrooms and family room
- Telephone jacks in all bedrooms, family room and kitchen
- Planter shelves in select models
- Safety tempered sliding glass doors
- Palladium windows in select models
- NEW CODE APPROVED WINDOWS
- Sprayed acoustical ceilings
- One or Two-car garage, pre-wired for automatic garage door openers

#### KITCHEN AND LAUNDRY:

- European style mica cabinetry
- White-on-white appliance package
- 22.0 cubic foot side-by-side refrigerator with ice and water on door
- Automatic dishwasher
- Built-in space saver microwave
- Range with self-cleaning oven
- Food disposal
- Full capacity washer
- Full capacity dryer
- Food disposal
- Double compartment stainless steel sink
- Decorative vinyl flooring in choice of designer colors
- Storage pantry with vinyl coated shelving in most models

#### BATHROOMS:

- Cultured marble tub in master baths in select models
- Cultured marble vanities in master baths
- Ceramic tile in wet area of master and guest baths
- Shower/tub combination in guest baths
- Single lever faucet for all sinks, tubs and showers
- Decorative light fixture above mirrors
- Recessed medicine cabinets

#### SILVERLAKES ENERGY EFFICIENCY PROGRAM OFFERING COMFORT, SECURITY AND CONVENIENCE:

- Two exterior waterproof (G.F.I.) outlets
- Smoke detectors
- 40 gallon high efficiency quick recovery electric water heater
- Energy efficient air conditioning system with heat
- R-30 ceiling insulation
- R-4.2 exterior wall insulation
- R-11 batt insulation between interior and garage wall

For more information call 305-438-2001

All features and appliances are subject to change or substitutions deemed advisable by builder, architect, or as required by law.