



SOUTHBROOKE

FRANKLIN

LOT 142

SELECTION PHOTOS PACKET

DATE: 11.13.23

# EXTERIORS



SHINGLES  
Weathered Wood



SIDING & WINDOW SASHES  
SW Modern Gray



SHUTTERS  
SW Felted Wool



TRIM  
SW Origami White



FRONT DOOR  
Ebony



METAL ROOF  
Burnished Slate



BRICK  
Walmac

# KITCHEN

BACKSPLASH  
Jeffery Court Derby  
4x4 in Noble  
**\*\*High Variation\*\***



COUNTERTOPS  
Cosmos Quartz - Carrara  
Venatino

CABINET FINISH  
SW Pure White



FAUCET  
Delta Trinsic in  
Champagne Bronze



Sink  
Blanco Precis Super Single  
Undermount Sink  
in White Silgranit



CABINET DOOR STYLE  
(Not Color)



CABINET HARDWARE  
Alvar Pull and Elara Knob  
in Satin Bronze



# HOOD STYLE

## DETAILS

- SQUARE RANGE HOOD
- INCLUDE CABINET CROWN
- LINEAR WOOD BAND  
STAINED TO MATCH  
HARDWOOD FLOORS
- SHAKER DETAIL TO MATCH  
SELECTED CABINET STYLE

LINEAR BAND  
Stained to match  
hardwood floors as  
closely as possible



HOOD FINISH  
SW Pure White

CABINET DOOR STYLE  
(Not Color)



HOOD TO HAVE 1 INTEGRATED PANEL

**\*\*PHOTO FOR CONCEPT ONLY\*\***  
FINAL FINISHES AND DESIGN MAY  
VARY

# KITCHEN APPLIANCES



GE 30" Gas Slide in Range



GE Dishwasher



Sharp Microwave  
Drawer

# UTILITY ROOM



CABINET FINISH  
SW Pure White



CABINET HARDWARE  
Elara Knob in  
Satin Bronze

CABINET DOOR STYLE  
(Not Color)



FLOOR TILE  
Emser Potenza Gray  
12x24

# GREAT ROOM FIREPLACE

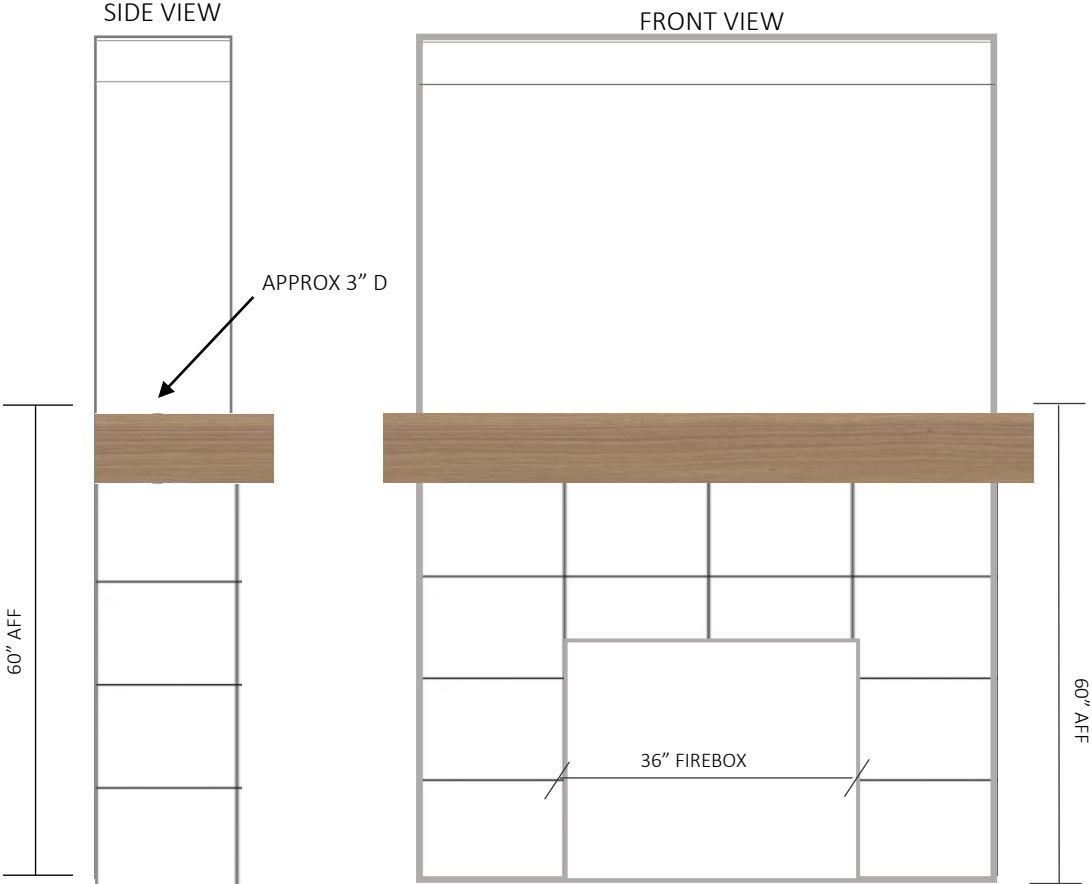


FIREPLACE CONCEPT PHOTO – FINAL INSTALLATION AND FINISHES WILL VARY FROM PHOTO



**FIREPLACE TILE**  
Emser Passion 9x9 Glossy in Bianco

INSTALL TILE IN A STRAIGHT STACK PATTERN FROM FLOOR TO BASE OF WOOD MANTLE – TILE AND MANTLE TO WRAP ALL 3 SIDES OF FIREPLACE CHASE



DRAWINGS NOT TO SCALE – MEASUREMENTS MAY VARY ON SITE

# POWDER BATH



SINK FAUCET  
Delta Trinsic in  
Champagne Bronze



SINK  
American Standard 24"  
Boulevard in  
White



MIRROR  
Uttermost Crofton  
Gold Vanity Mirror



# PRIMARY BATHROOM



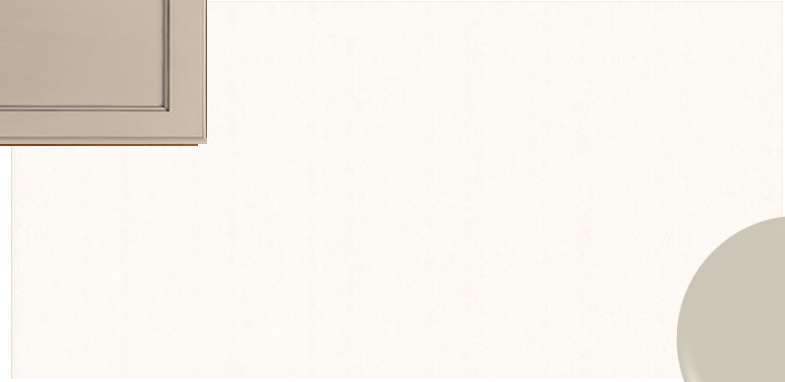
SINK FAUCET  
Delta Trinsic in  
Champagne Bronze



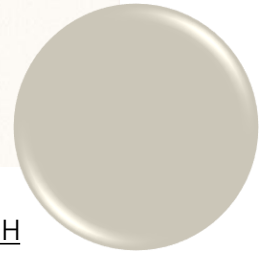
SINK  
Nantucket Rectangular  
Sink in white



CABINET DOOR STYLE (Not Color)



COUNTERTOPS  
Valiant Quartz – Double  
Diamond



CABINET FINISH  
BM Revere Pewter



FLOOR TILE  
DalTile Famed  
Matte 12x24 in  
Diamond



SHOWER WALL TILE  
DalTile Famed 12x24 Matte  
in Diamond



SHOWER FLOOR TILE  
Classic Rounds 3/4" Penny  
Round in Cotton



CABINET HARDWARE  
Alvar Pull and Elara Knob  
in Satin Bronze



SHOWER FAUCET  
Delta Trinsic in  
Champagne Bronze



# BATHROOM 2



SINK FAUCET  
Delta Trinsic in  
Champagne Bronze



SINK  
Nantucket Rectangular  
Sink in white



CABINET DOOR STYLE (Not Color)



COUNTERTOP  
One Quartz - Niagara



CABINET FINISH  
BM Revere Pewter



CABINET HARDWARE  
Elara Knob in  
Satin Bronze



TUB AND SHOWER  
FAUCET  
Delta Trinsic in  
Champagne Bronze



FLOOR TILE  
Dalfile Prime 12x24 in  
Beige



# BATHROOM 3



SINK FAUCET  
Delta Trinsic Single  
Hole faucet in  
Champagne Bronze



SINK  
Nantucket Rectangular  
Sink in white



CABINET DOOR STYLE (Not Color)



COUNTERTOPS  
One Quartz Niagara



CABINET FINISH  
SW Pure White



CABINET HARDWARE  
Elara Knob in  
Satin Bronze



TUB AND SHOWER  
FAUCET  
Delta Trinsic in  
Champagne Bronze



FLOOR TILE  
Dalfile Articulo 12x24  
in Editorial White



# INTERIOR DOORS & HARDWARE



INTERIOR DOOR STYLE  
Cambridge 2-Panel  
Square Top



EXTERIOR DOOR  
HARDWARE  
Schlage Addison in  
Matte Black finish



INTERIOR DOOR  
HARDWARE  
Schlage Broadway Lever  
in Matte Black finish

# TRIM DETAILS



## GREAT ROOM BEAMS

Add Stain Grade, White Oak Box Beams inside of Tray Ceiling. Beams to have Mitered Edges and be Stained to Match Hardwood Finish as Closely As Possible.

*Photo is to Show Beam Design Concept Only.  
Finishes and Final Installation Will Vary from  
Photo.*

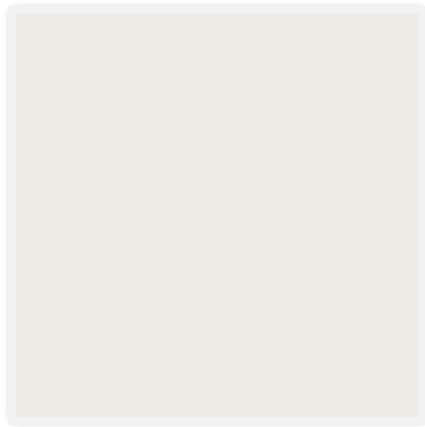


## STAIRS

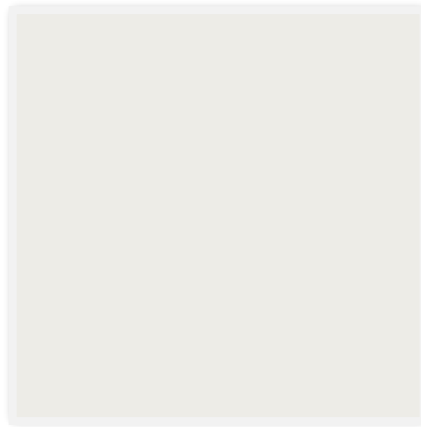
Square Iron Spindle in Black Finish with Red Oak Stained Stair Treads, Newel Posts, and Handrail (Stain to Match Hardwood Finish as Closely as Possible)



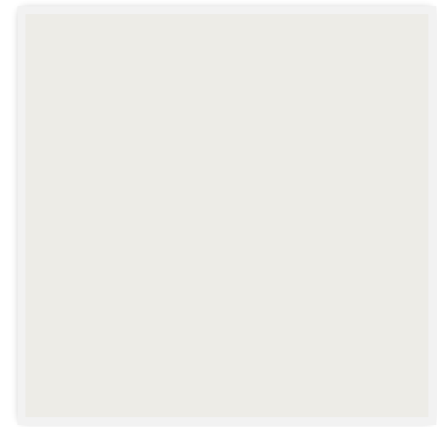
# INTERIOR PAINT



CEILING COLOR  
SW Pure White



TRIM COLOR  
SW Pure White



WALL COLOR (UNLESS NOTED)  
SW Pure White

# FLOORING



ENGINEERED HARDWOOD  
Killarney Collection  
in Parkfield finish



CARPET  
Dwellings Groundwork Plus  
in Flax Beige