

## Community Features

### Interior Features - Luxury comes standard

- Soaring 9' ceilings on the main floor & 8' ceilings upstairs
- Stylish yet sturdy LVP flooring through-out main floor (carpet in den and main floor bedrooms)
- Cozy gas log fireplace with a classic shelf mantel
- Smart WiFi-enabled thermostat - comfort & convenience
- Cat 6 network jacks throughout for seamless connectivity

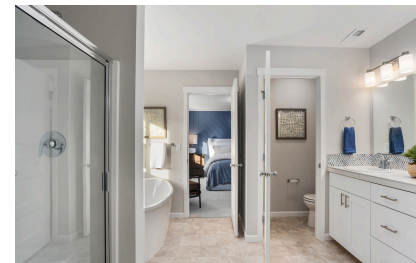


### Kitchen

- Custom Shaker-style cabinetry with crown molding, full-extension guides, and soft-close doors & drawers
- 3 cm quartz or granite counters w. full height designer tile backsplash
- Deep undermount SS sink with sleek pull-out faucet
- Spacious kitchen islands with seating and pendant lighting (per plan) – perfect for entertaining
- Premium stainless steel Whirlpool appliance package

### Primary Bathrooms

- Luxurious 5-piece primary bath w/ free-standing soaking tub - per plan
- Elegant 3 cm quartz or granite counters w/ undermount sinks
- Luxury Vinyl Plank coordinated with chosen color scheme



### Secondary Bathrooms

- 3 cm quartz or granite counters w/ undermount sinks in all baths
- Stylish powder bathroom cabinetry in plans that allow
- Durable LVP flooring in main and powder bathrooms





# The Landing at Spanaway Lake

## Exterior

- Craftsman-style front door w/ keyless entry for security
- Professionally landscaped front & back yards
- Exposed aggregate driveways, patios, and walkways
- Architectural-grade 30-year composition roofing
- Distinctive exterior finishes with lap, board & batten, and masonry stone accents at garage fronts
- Oversized 8' insulated garage door with opener
- Large covered concrete patios (per plan)



## Energy Efficiency

- Advanced AeroBarrier building envelope sealing system for superior air quality and HVAC performance
- ERV system for continuous fresh air ventilation
- 2x6 ext wall construction for enhanced insulation/comfort
- High-efficiency electric forced-air furnace with heat pump providing both heating & cooling
- Energy-smart electric hybrid hot water tank
- Cascade Low-E energy-efficient vinyl windows w/ screens
- Automated lighting systems for reduced energy use and cost savings
- 240V-50AMP car charger outlet in garage for EV
- Energy-saving, high-efficiency LED lighting in every room

*For more Information*

VonKarl Inman / Ryan Sand  
253.525-1149

SoundbuiltHomes.com