

{Exclusive Features}



Willowmere
— P A R K —

RICK BURNSTEAD CONSTRUCTION LLC

ELEGANTLY FINISHED LIVING AREAS

GOURMET KITCHEN

- Painted or stained alder cabinets with soft close features and designer accent knobs at the kitchen.
- Undermount stainless steel sink with Delta stainless steel pullout faucet.
- Quality KitchenAid appliances including Architect Series gas cooktop with stylish chimney style hood vent, built in microwave oven combination and energy efficient Whisper Quiet dishwasher.
- Satin etched glass door into walk in pantry
- Solid granite or quartz countertops with full height tile backsplash.

QUALITY MILLWORK & FINISHES

- Painted wood wrapped windows throughout
- Distinctive iron details at open rail, locations per plan.
- Accent paint locations
- Desirable linear fireplace with full height tile or stone and custom mantel details per plan.
- Professional interior design selections of interior and exterior colors

BATHS

- Spacious master showers with a large freestanding soaking tub
- Designer selected tile at master suite floor, and shower.
- Thick glass master shower doors.
- Solid surface counters at all baths.
- Elegant powder rooms with shower on the main floor per plan.
- Quality Delta upgraded faucets and fixtures.
- Reliable Wirsbo PEX plumbing supply system

FLOORING

- Extensive wide planked prefinished wood flooring in the kitchen, halls, nook, and great rooms.
- Upgraded carpet throughout with 6lb. carpet pad.
- Tile floors in powder room, hall baths and master bath.

LIGHTING

- Distinctive lighting packages
- Decora light switches
- Use of compact fluorescent bulbs for energy savings

EXTERIOR FEATURES

- Special attention to patios with covered rear yard spaces for year round enjoyment
- Convenient BBQ stub at rear yard.
- 8' tall raised panel entry door with designer glass sidelights.
- Upgraded carriage door style garage doors with decorative hardware.
- Each home has a professionally designed front and rear yard with easy care irrigation system
- Low maintenance Hardiplank fiber cement siding has a 50 year warranty
- Architectural shingle roofing with a "lifetime" warranty

TECHNOLOGY & INNOVATION

TELEPHONE/HOME NETWORKING

- Structured wiring system and panel. Conduit from crawl to attic for future expansion
- RG-6 Quad cable, Category 5E phone wiring and CAT 5 E wiring for future internal home networking to outlets
- Each outlet is homerun to a central panel

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RICK BURNSTEAD
CONSTRUCTION LLC

The Burnsteads, in an effort to continuously improve our homes, reserves the right to change or modify floor plans, elevations and specifications without notice or obligation. Dimensions and square footage are approximate. Decorative architectural features are optional and should be verified per plan. Plans and elevations are artist illustrations and may not be to scale or drawn with the same construction materials that this home will be built with. See our sales representative for more information.

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STRENGTH, DURABILITY & ENERGY

MECHANICAL & ENERGY EFFICIENCY

- 95% high efficiency gas furnace with energy efficient tankless (on demand) hot water heater.
- Nest thermostat
- Sealed and tested ducting
- Designed to save homeowners money on utility bills
- Each home is engineered by a licensed Structural Engineer against wind and earthquake forces
- Fire sprinkler systems in every home protecting lives and investment.
- Energy efficient, low maintenance, premium series vinyl windows.
- Featuring the Burnstead's Living Wise Program

WARRANTY & CUSTOMER SERVICE

- All homes backed by The Rick Burnstead Construction LLC's 2-Year Limited Warranty
- Personalized customer support for Rick Burnstead Construction customers

THE NEIGHBORHOOD

COMMUNITY

- Short commute to Microsoft Campus
- Neighborhood park and trails with native growth trees
- Outstanding community! Serving your recreational, business, educational and cultural lifestyle

SCHOOLS

- Located in the Lake Washington School District:
 - Albert Einstein Elementary School
 - Redmond Middle School
 - Redmond High School

PARKS & RECREATION

- Chateau Ste. Michelle Winery
- NE Redmond Neighborhood Park
- Totem Lake Mall
- Evergreen Health Medical Center
- Willows Run Golf Club
- Sammamish River Valley Parks

B = a unique Rick Burnstead Construction LLC feature



The Burnstead's Living Wise Program
Energy | Earth | Health | Innovation
www.burnstead.com/livingwise