



## Signature Features

### Greenspoint

#### Interior

	Value	Newport	Other Builder
• <b>Elegant 16" x 16" Ceramic Tile</b> in the entry	\$ 750	<b>FREE</b>	_____
• <b>Elegant Skip Trowel Hand-Laid Wall Texture</b> in formal living and dining & study	\$ 1,500	<b>FREE</b>	_____
• <b>Textured Walls</b> throughout home (including closets and garages)	\$ 450	<b>FREE</b>	_____
• <b>Rounded Corners</b> throughout home (excludes windows)	\$ 1,250	<b>FREE</b>	_____
• <b>Choice of Five Standard Paint Colors</b> for interior walls and ceilings	\$ 300	<b>FREE</b>	_____
• <b>Graceful Custom-Built Staircases</b> with stained oak handrails, end caps, Starter Step with volutes, and designer wrought-iron balusters (per plan)	\$ 6,000	<b>FREE</b>	_____
• <b>Colonial Wood Trim:</b> 6" baseboards & 3 1/2" door casings	\$ 975	<b>FREE</b>	_____
• <b>8-Foot Solid Core Raised 2-Panel Classic® Interior Doors</b> on first floor and 6'8" tall hollow core doors on second floor	\$ 2,500	<b>FREE</b>	_____
• <b>Satin Nickel or Antique Bronze Lever Door Handles</b> throughout home	\$ 1,000	<b>FREE</b>	_____
• <b>Elegant 2-Stage Crown Moulding</b> in foyer, formal living and dining, & family room	\$ 1,250	<b>FREE</b>	_____
• <b>Elegant Single Stage Crown Moulding</b> in kitchen, breakfast nook, study, powder bath, and master bedroom	\$ 1,000	<b>FREE</b>	_____
• <b>Exquisite Designer Lighting Fixtures</b> throughout home	\$ 2,250	<b>FREE</b>	_____
• <b>Rocker Switch-Plates</b> throughout home	\$ 450	<b>FREE</b>	_____
• <b>Elegant Cast Stone or Ceramic Tile Surround</b> for fireplace	\$ 575	<b>FREE</b>	_____
• <b>1/2" Carpet Pad</b> throughout home (5 lb.)	\$ 875	<b>FREE</b>	_____
• <b>6 Hours with a Professional Interior Designer</b> at our Design Gallery	\$ 600	<b>FREE</b>	_____
• <b>3-Car Garage</b>	\$ 8,000	<b>FREE</b>	_____

#### Kitchen and Breakfast

• <b>Elegant 16" x 16" Ceramic Tile</b> in kitchen and breakfast area	\$ 2,950	<b>FREE</b>	_____
• <b>Elegant Skip Trowel Hand-Laid Texture</b> in kitchen & breakfast area	\$ 1,500	<b>FREE</b>	_____
• <b>Designer Faux Glazing</b> on walls in kitchen and breakfast area	\$ 1,500	<b>FREE</b>	_____
• <b>Custom 42" Raised-Panel Ash Cabinets</b> with plaque moulding, vintage corners, and raised-panel ends	\$ 9,000	<b>FREE</b>	_____
• <b>Adjustable Shelves and Hidden Hinges</b> on cabinets with pull-out trays	\$ 500	<b>FREE</b>	_____
• <b>Bronze Knob Cabinet Hardware</b>	\$ 250	<b>FREE</b>	_____
• <b>Oversized Center Kitchen Island</b> (per Plan)	\$ 500	<b>FREE</b>	_____
• <b>Butler's Pantry</b> (per plan)	\$ 750	<b>FREE</b>	_____
• <b>Cooktop Vented Outside</b>	\$ 450	<b>FREE</b>	_____
• <b>Granite Countertops</b> in kitchen with stainless under-mount sink	\$ 9,000	<b>FREE</b>	_____
• <b>Decorative 12" x 12" Tile Backsplash</b>	\$ 650	<b>FREE</b>	_____
• <b>Delta® Saxony Brilliance® Stainless or Bronze Pull-Out Spray Faucet Fixture</b> and Soap Dispenser	\$ 450	<b>FREE</b>	_____

*Kitchen and Breakfast - continued*

- **KitchenAid® Stainless Steel Appliances:** \$ 6,500 **FREE** \_\_\_\_\_
  - KitchenAid® Six-Burner Professional Style Gas Cooktop
  - KitchenAid® Programmable Whisper Quiet™ Plus Dishwasher
  - KitchenAid® Built-In Microwave
  - KitchenAid® Double Convection Oven

***Master Retreat***

- **Elegant Skip Trowel Hand-Laid Texture** in master bath and toilet area \$ 750 **FREE** \_\_\_\_\_
- **Designer Faux Glazing** on walls in master bath and toilet area \$ 1,000 **FREE** \_\_\_\_\_
- **16" x 16" Ceramic Tile Flooring** in master bath and toilet area \$ 975 **FREE** \_\_\_\_\_
- **Granite Countertops** with under-mount sinks \$ 2,000 **FREE** \_\_\_\_\_
- **Delta® Victorian™ Brilliance® Stainless or Bronze Widespread Faucets** with Lever Handles, and Single Handle Shower Lever \$ 1,550 **FREE** \_\_\_\_\_
- **Beautiful Fluted Trim Mirrors** with classic colonial styling \$ 250 **FREE** \_\_\_\_\_
- **Elongated Commode** \$ 200 **FREE** \_\_\_\_\_
- **Oversized Shower** with dropped ceramic tile floor in master bath and 12" x 12" tile surround \$ 1,000 **FREE** \_\_\_\_\_
- **Satin Nickel or Bronze Bath Accessories** \$ 150 **FREE** \_\_\_\_\_

***Powder Bath***

- **Elegant Skip Trowel Hand-Laid Texture** in powder bath \$ 350 **FREE** \_\_\_\_\_
- **Designer Faux Glazing** on walls in powder bath \$ 500 **FREE** \_\_\_\_\_
- **16" x 16" Ceramic Tile Floor** in powder bath \$ 175 **FREE** \_\_\_\_\_
- **Furniture Grade Chest** with stone countertop and under-mount sink in powder bath \$ 1,500 **FREE** \_\_\_\_\_
- **Delta® Victorian™ Brilliance® Stainless or Bronze Widespread Faucet** with lever handles in powder bath \$ 400 **FREE** \_\_\_\_\_

***Secondary Bathrooms***

- **16" x 16" Ceramic Tile Floors** \$ 900 **FREE** \_\_\_\_\_
- **12" x 12" Ceramic Tile Tub and Shower Surrounds** \$ 450 **FREE** \_\_\_\_\_
- **Delta® Victorian™ Brilliance® Stainless or Bronze Widespread Faucets** with lever handles, and single handle tub/shower combination \$ 800 **FREE** \_\_\_\_\_
- **Elongated Commodes** \$ 200 **FREE** \_\_\_\_\_

***Utility/Mudd Area/Laundry***

- **16" x 16" Ceramic Tile Flooring** (per plan) \$ 475 **FREE** \_\_\_\_\_
- **Recessed Dryer Vent** at washer and dryer connection \$ 150 **FREE** \_\_\_\_\_
- **Custom 42" Cabinets Above Washer and Dryer** (paint grade) \$ 850 **FREE** \_\_\_\_\_

***Exterior Features***

- **Embossed Fiberglass™ Insulated 8' Entry Door** with glass insert \$ 585 **FREE** \_\_\_\_\_
- **Brick Front Porch** \$ 350 **FREE** \_\_\_\_\_
- **Four-Foot Aggregate Lead Walk** \$ 250 **FREE** \_\_\_\_\_
- **Cast Stone Address Block** with street name and street number \$ 75 **FREE** \_\_\_\_\_
- **200 Square Foot Concrete Back Patio** \$ 1,000 **FREE** \_\_\_\_\_
- **Full Sod** \$ 1,500 **FREE** \_\_\_\_\_
- **Classic Landscape Package** \$ 1,500 **FREE** \_\_\_\_\_



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• <b>Full Sprinkler System</b> with automatic timer	\$ 2,900	<b>FREE</b>	_____
• <b>Two Garage Door Openers</b>	\$ 750	<b>FREE</b>	_____
• <b>Full Gutters</b>	\$ 1,775	<b>FREE</b>	_____
• <b>Six-Foot Stained Cedar Fence</b>	\$ 1,000	<b>FREE</b>	_____
• <b>Anchor Bolts</b> installed in perimeter walls, secured with nut and washer	\$ 375	<b>FREE</b>	_____

### ***Energy Features***

• <b>R-38 Attic Insulation</b>	\$ 750	<b>FREE</b>	_____
• <b>Choice of Electric or Gas</b> (kitchen cooktop)	\$ 585	<b>FREE</b>	_____
• <b>Clean Air Media Filters</b>	\$ 500	<b>FREE</b>	_____
• <b>Two Ceiling Fans</b>	\$ 500	<b>FREE</b>	_____
• <b>All Bedrooms Blocked and Wired for Ceiling Fans</b>	\$ 750	<b>FREE</b>	_____
• <b>Pest Defense System</b>	\$ 1,000	<b>FREE</b>	_____
• <b>Complete Hardi-Plank® System with Continuous Soffit Ventilation</b>	\$ 750	<b>FREE</b>	_____
• <b>Instant Hot Water</b> at all faucets and showers (recirculator)	\$ 1,150	<b>FREE</b>	_____
• <b>Full Security System</b> with (2) keypads and sensors on all exterior doors and accessible windows	\$ 750	<b>FREE</b>	_____
• <b>Future Smart Wiring</b> with (5) CAT-5 phone lines, (4) RG-6 cable lines, and (3) combo phone/TV outlets	\$ 1,295	<b>FREE</b>	_____

### ***Warranties***

• <b>10-Year Limited Structural Warranty</b>	\$ 1,250	<b>FREE</b>	_____
• <b>3<sup>rd</sup> Party Home Inspection</b>	\$ 400	<b>FREE</b>	_____
• <b>2-Year Limited Warranty</b> on plumbing, electrical, and HVAC	Priceless	<b>FREE</b>	_____

**Retail Savings \$100,090**

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Initials

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Initials

Realtor Participation Welcomed: If a customer intends to purchase a home through a realtor, the realtor must be present with the homebuyer or the homebuyer must register the realtor on the first visit to any Newport Homebuilders Community.



[www.NewportLiveGreen.com](http://www.NewportLiveGreen.com)



## Greenspoint Prosper, Texas

- Master-planned design of intimate executive and luxury neighborhoods
- 1/4-Acre and larger home sites available on tree-lined creeks and pocket parks
- Wooded park with creek and lake access, pedestrian trails and separate equestrian trails
- 30 Acres of park land with views of lake, tree-lined creeks and wooded park



Site plan is an artist rendering for illustrative purposes only.  
 Lot dimensions and neighborhood layout subject to change without notice.