



## *Included Premium Features*



Artesia<sup>®</sup>



## Included Premium Features

### YOUR ARTESIA LIFESTYLE

- A perfect blend of the suburban, urban and resort lifestyle creating a community that has become the showcase for Florida living at its very best
- Premier location at the epicenter of South Florida
- Convenient to world-class shopping, entertainment, transportation & business
- Prestigious entry tower with arched porticos and staffed gatehouses on Panther Parkway and Flamingo Rd.
- Superior architectural design featuring Santa Barbara, Mediterranean and Palm Beach influences representing the very latest thinking in urban/suburban planning
- Pedestrian-friendly design featuring picturesque streets with broad paver sidewalks throughout
- Romantic Grand Canal with picturesque boardwalks that link residences to the Villa Artesia Clubhouse and Recreational Plaza

### YOUR VILLA ARTESIA CLUBHOUSE

- Professionally staffed
- Dramatic grand lobby
- Spa and fitness center with state-of-the-art cardiovascular and physical training equipment, tot room, massage rooms, saunas and men's and women's locker rooms
- Indoor sports court for basketball, aerobics and yoga
- Future Café for light snacks and refreshing beverages with indoor and outdoor seating
- Great room for parties, celebrations and movies
- Sports lounge with billiards and card tables
- Demonstration kitchen
- Club room/library with fireplace
- Conference room
- Arts and craft room with kiln
- Teen room

### YOUR RECREATIONAL PLAZA

- Manicured formal gardens with reflecting pools and fountains
- Majestic oval pool surrounded by shade cabanas
- Dedicated lap pool
- Magnificent lagoon pool with tiki bar
- Whirlpool spa
- Three lighted tennis courts
- Kids' play area featuring interactive waterworks and playground with shade pavillion

### YOUR ENERGY SAVING FEATURES

- Neighborhood and home design and construction for energy efficiency & sustainability
- Energy efficient impact resistant, double-pane, insulated, low-emissivity windows, sliders and glass doors for improved energy performance, comfort and savings
- High efficiency **Carrier**® central air conditioning & heating
- **Honeywell**® 7-day programmable thermostat
- Improved indoor air quality for your health through use of fresh air intake and insulated sealed duct air conditioning distribution system, carbon monoxide detectors, low volatile organic compound (VOC) carpet, low VOC paints and exterior vented microwave
- 1 year supply of MERV 8 air filters
- Energy efficient quick-recovery gas water heater
- Energy Star® rated bath exhaust fans
- Energy saving compact fluorescent light bulbs
- Insulated **Therma-Tru**® front entry door
- Automated drip irrigation system using surface water, with rain sensor providing reduced consumption and savings to you
- R-30 insulated ceiling & R-4.1 exterior walls

- **Moen**® Water saving plumbing fixtures
- **GE** stainless steel ENERGY STAR® side-by-side refrigerator with in-door ice and water
- **GE** stainless steel sound insulated automatic dishwasher
- Water saving, comfort height, elongated commodes

### YOUR HOME

- Mediterranean, Palm Beach & Santa Barbara inspired elevations with elegant architectural appointments
- Covered entries and patios
- Professionally designed landscaping and fully sodded homesite
- Elegant brick paver driveway, entry walkway and patio (per plan)
- **Sherwin Williams**® **Loxon**® exterior paint for lasting color retention and weather protection
- Stained concrete garage floor finish
- Architecturally accented, 8' high **Therma-Tru**® insulated fiberglass entry door
- Distinctive "S" shaped roof tile
- **Schlage**® satin nickel handleset
- **Schlage**® entry deadbolt lock & door viewer
- Elegant coach lighting at garage and entry
- Waterproof exterior GFI outlet and exterior hose connection for your convenience
- Entry door chime

### YOUR PEACE OF MIND

- Design & construction in accordance with rigorous wind resistive requirements of Florida Building Code
- Steel and concrete reinforced concrete block construction (per plan)
- Steel-reinforced monolithic concrete foundation with vapor barrier
- Impact resistant windows and sliding glass doors per plan with screens
- Smoke/carbon monoxide detectors at/outside each bedroom for your peace of mind
- Security system with 1 conveniently located keypad and contacts on all operable windows and doors (excludes exterior garage doors)
- Professionally engineered truss systems
- Impact resistant embossed steel garage door
- Soil treatment for termite protection

### WITHIN YOUR HOME

- Private garage with automatic opener and transmitter
- Dramatic ceiling heights, minimum of 9'0" (per plan)
- 18" **Mohawk**® ceramic tile throughout the main-floor living areas of home (per plan)
- **GE** ENERGY STAR® washer with gas dryer
- High speed structured wiring network - certified Cat-5E data lines and RG-6 quad shield coaxial cable
- Luxurious **Mohawk**® stain-resistant, environmentally friendly low VOC carpeting with high performance carpet cushion
- Knockdown textured drywall finish on ceilings
- Light orange peel finish on interior walls
- **Sherwin Williams**® high quality interior paint - low volatile organic compound (VOC) on walls and low VOC semi-gloss finish on doors and trim
- Recessed lighting in great/living room, kitchen and hallways
- Decora-style rocker switches
- Decorative 2-panel interior doors
- **Schlage**® satin nickel door hardware
- Sculpted colonial wood baseboard and casing
- Air-conditioned walk-in closets
- Solid Surface window sills

Artesia®

- Pre-wired telephone in kitchen, great/living room and bedrooms (per plan)
- Pre-wired cable television in great/living room, loft and bedrooms (per plan)
- Pre-wired ceiling fans in great/living room, loft and bedrooms
- Epoxy-coated steel ventilated closet shelving

### YOUR KITCHEN

- Granite countertops with 4" backsplash
- Recessed panel wood cabinet doors
- **GE** stainless steel ENERGY STAR® side-by-side refrigerator with in-door ice and water
- **GE** stainless steel free-standing gas range
- **GE** stainless steel exterior vented built-in microwave
- **GE** sound insulated automatic dishwasher
- Double compartment (50/50) undermount stainless steel sink with waste disposal
- **Moen**® chrome faucet with integrated pull-out sprayer

### YOUR OWNER'S SUITE AND BATHS

- Deluxe acrylic roman tub with ceramic tile surround and separate shower (per plan).
- Raised height vanities with recessed panel wood doors in master and secondary baths
- Granite countertops with undermount sinks
- Pedestal sink in powder room (per plan)
- **Mohawk**® 18"x 18" ceramic tile floors with 8"x 12" wall tile on tub/shower walls
- **Moen**® chrome faucets in all baths

- Full width mirror over vanity with decorator selected lighting
- Water saving, comfort height, elongated commodes
- Towel & bath accessories in baths
- Large walk-in closet
- Recessed tile soap niche in all baths

### YOUR MINTO

- Minto - over 60 years of innovation, financial strength and integrity
- Award winning community, lifestyle and home designs
- Minto's nationally recognized construction quality
- Minto's exclusive **MasterCare**™ customer care program
- Personalized and convenient home mortgage and title services available through our approved lender & Founders Title
- One-year **GE** Appliance warranty
- Ten-year structural warranty program

*Minto Only Uses Quality Brands*



GE imagination at work



**SHERWIN  
WILLIAMS**®

# Artesia®

