

Standard Features



Rush Lifestyles Homes stand for RUGGED, EFFICIENT, AFFORDABLE designs that don't sacrifice quality. Prairie Oaks homes fit the PNW LIFESTYLE, offer standard features you care about, that can be personalized to fit who YOU are.

Neighborhood Amenities

- New homes in Picturesque Tacoma/Frederickson location with peekaboo views of Mt Rainer.
- HOA maintained front yards preserve curb appeal
- Well-designed streets-capes, lighting and landscape throughout common areas to ensure long term community appeal (HOA managed)
- Designer selected cladding and exterior color palettes preserve balance and consistency
- 10 year home warranty for every new Rush home













Home Exteriors

- Fully landscaped front yards include WiFi controlled irrigation systems
- Fully fenced & Landscaped backyards (sod/bark)
- Hardie siding that stands up to PNW weather
- · Exterior trim on all window and doors
- Covered outdoor living spaces with Patio per plan
- Exposed aggregate driveway, porch and patios
- · Two frost free exterior hose bibs
- Two convenient waterproof exterior power outlets
- · Limited lifetime warranted roof shingles
- Windows with limited lifetime warranty and screens for every operable window

Home Interiors

- Modern 2-panel painted doors throughout
- Millwork expertly site finished, doors, stairs and flooring including 3" base throughout the house
- Extensive use of windows to maximize natural light
- Linear Electric Fireplace
- Durable scratch resistant plank style Laminate flooring on main floor living area. (excludes Home Office)
- Plush carpet & 6 lb pad in carpeted areas (per plan)
- High-end iron rail stairway per plan
- Closets include wire shelf systems
- 2" Faux Wood White Cordless Blinds



Standard Features Continued ...

PRAIRIE OAKS

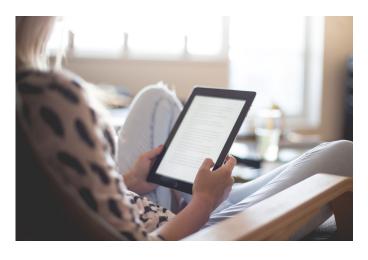
Technology & Energy Efficiency

- · Central media panel for easy home connectivity
- Dedicated WiFi access point for extended home Internet reach (via Internet provider)
- CAT6 network jacks throughout (Great Room, Den & All Bedrooms)
- Furnaces will be electric, and are located in conditioned space to further improve efficiency
- · Heat pump for energy efficient heating and cooling
- WiFi programmable thermostat
- Automated whole home ventilation system for reduced humidity and supply fresh air to the home.
- Garage is prewired for Electric Vehicle charger









Kitchens

- High-end Bellmont cabinetry with modern recessed front panels, upper crown moldings & designer pulls, soft close doors & drawers, solid dovetail construction, hidden hinges and beautiful finishes
- Tall 40" upper cabinets offer extra storage, optional under cabinet LED lighting available
- 3cm Quartz counter with Full Height Subway title backsplash
- Large stainless steel under-mount sink with convenient pull-out faucet
- Samsung Stainless Steel appliance package:
 30" gas five-burner range with microhood microwave, dishwasher
- Oversized 3cm Quartz island w/eating bar (per plan)

Owners Suite & Bathrooms

- Bellmont cabinetry soft close doors & drawers, solid dovetail construction and hidden hinges
- Tile counter & backsplash in all baths
- Modern Chrome fixtures and faucets
- Large Owners suite Fiberglass shower stall with seat, to keep cleaning easy. Large slide in tub (per plan)

