

Included Features

Urban Series



NORTHWOODS

of Naperville

Exterior Features

- Hardie® Plank low-maintenance exterior siding
- Beautiful mix of siding and brick
- Maintenance-free vinyl soffits with aluminum fascia and gutters
- Schlage® keyless security deadbolt on front door
- Two exterior frost-proof hose bibs
- Two weatherproof GFI exterior outlets (per plan)
- Stylish exterior lighting package
- Fully sodded lawn with decorative shrubs and plantings
- Asphalt driveways
- Rooftop living

Interior Finishes

- Dramatic 9' main floor ceilings
- Sherwin-Williams® interior paint on walls and trim
- Schlage® satin nickel interior door hardware
- Shaw® wall-to-wall carpet
- Shaw® engineered hardwood flooring in kitchen, family room, and foyer (per plan)
- Oak stair rails at staircase
- Genie 2128 Wifi capable garage opener with a chain drive and two remotes

Kitchen Design Features

- Kitchen island (per plan)
- Quartz countertops
- Cabinetry in choice of designer finishes
- 42" kitchen upper wall cabinets
- Kitchen pantry (per plan)
- GE® stainless steel kitchen appliances, including:
 - Built-in GE® dishwasher
 - Slide-in range
 - Vented microwave
- Single-bowl stainless steel sink
- 1/3-HP Moen® garbage disposal
- Moen® single-handle chrome faucet

Owners Bath Features

- Raised-height cabinetry with choice of designer finishes
- Double bowl vanity with Moen® double handle chrome faucets
- Daltile® 12" x 12" ceramic tile in Owner's Bath (per plan)
- Quartz vanity countertops
- Tile showers
- Elongated toilet bowl
- Vanity mirrors
- Broan® ceiling ventilation fan

Secondary Bath Features

- Vanity mirrors
- Sterling by Kohler® low-maintenance fiberglass showers and bathtubs
- Moen® double-handle chrome faucets
- Broan® ceiling ventilation fan
- Elongated toilet bowl
- Shaw® luxury vinyl tile flooring in secondary bathrooms (per plan)
- Attractive pedestal sink with double-handle faucet in powder room

TechConnect Package (Home Automation)

- Pre-wired infrastructure for connectivity
- Honeywell® T6 Pro Smart thermostat with geofencing
- Central wiring enclosure
- One CAT6 and RG6 combination outlet (family room location typically)
- Wireless access point rough-in for future extended Wi-Fi coverage
- Rough-in for future electric vehicle (EV) charger

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M/I Homes builds quality homes in Austin, TX; Charlotte, NC; Chicago, IL; Cincinnati, OH; Columbus, OH; Dallas/Fort Worth, TX; Detroit, MI; Houston, TX; Indianapolis, IN; Minneapolis/St. Paul, MN; Nashville, TN; Orlando, FL; Raleigh, NC; San Antonio, TX; Sarasota, FL; and Tampa, FL.



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Whole Home Building Standards

- Wall studs spaced 16" on center with double top plates
- Protective exterior home wrap for improved comfort and energy efficiency
- 42"-wide staircases
- Sealed air ductwork
- 200-amp electrical service panel

Energy-Saving Whole Home Features

- HERS® Third-party certified rating
- Double-pane, high efficiency, low-emissivity vinyl windows
- High-efficiency tankless water heater
- Carrier® 96% efficiency direct-vent natural gas furnace
- Carrier® air conditioning system
- Whole home recovery ventilator
- R-35 foam and fiberglass ceiling insulation
- R-15 fiberglass exterior wall insulation
- Foam sealant around windows and doors for draft free comfort
- Moen® energy-saving showerhead

Warranty, Protection, & Services

- Quality brand manufacturer warranties
- 1-Year Customer Care Coverage program
- 10-Year construction defects warranty
- Comprehensive 10-Year transferable structural warranty
- Financing & Mortgage services through M/I Financial, LLC
- Title services provided by M/I Title

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