

Laurence Cafritz Builders
Standard Features
6008 Highland Drive, Chevy Chase, MD 20815

Custom Designed By Award Winning Studio Z Architects
Crafted By Award Winning Laurence Cafritz Builders

Community and Lot Features

- Distinctive New 6 BR, 6 Full Baths and 2 Half Baths on 14,495 SF premium corner lot on quiet street in peaceful iconic neighborhood of Kenwood
- Sweeping corner lot design boasting loads of natural light and large level back yard
- Perfect rear southern exposure
- Charming streets lined with cherry blossom trees
- A short stroll to shops and restaurants, Georgetown Bagelry, Whole Foods Market, Starbucks, Crescent Trail, neighborhood playground, Bethesda Row and more.
- Superb location with easy access to DC and Downtown Bethesda.

Exquisite Standard Features

- 8052 finished SF on four spacious levels
- Elevator shaft closets designed into plan for future optional elevator.
- 10' ceilings on main level
- 9' ceilings on second floor
- Tall basement ceilings
- Natural stained oak strip flooring (all hand finished on site) on first level foyer, music/living room, study/library, powder room, dining room, great room, kitchen, breakfast room, and second and third floors
- Wall to wall carpet throughout basement
- Box tray ceiling in foyer, dining room and master bedroom with interior crown mouldings
- Multiple box coffer ceiling in great room with interior crown mouldings
- Custom built-ins in great room and study
- Three-piece perimeter crown mouldings in music/living room, den/study, dining room, butler's pantry and powder room
- Chair rail in dining room with panel mouldings
- Cased openings with wide jambs on main level

- One-piece oversized beaded cove moulding in kitchen, breakfast room, second floor hall, master bedroom and master bathroom
- Oversized baseboard mouldings
- Gas fireplace in great room with stone hearth and surrounds, custom mantel, and flanked by painted custom built-ins.
- 8' French doors in study opening up to front covered flagstone porch with painted beadboard ceiling and columns and ceiling fan.
- 8' sliding French doors from great room and breakfast room to open rear flagstone terrace.
- 8' French doors on main level opening to handsome rear covered screen porch with flagstone terrace, painted beadboard ceiling, columns, and raised stone wood-burning fireplace and chimney.
- Screen porch is prewired for future outdoor ceiling mounted heaters.
- Separate open gas grilling terrace.
- Informal mud room entry on main level from three-car garage, front and rear.
- Mud room with custom built-in cubbies, informal coat closet, utility vanity and sink with stone top, Command center desk with stone top and file drawers, and porcelain tile flooring
- Formal and informal staircases from main level to second floor.
- Oak stairs throughout with painted risers
- Oversized interior painted wood railings and newels (hand assembled and finished on site) with painted wood balusters
- Traditional two-panel smooth, extra thick, solid interior doors with oil-rubbed bronze hinges, or finish TBD.
- Solid brass Emtek door hardware in oil-rubbed bronze finish
- Second floor includes 9' ceilings, large master bedroom suite with box tray ceiling

with interior crown, morning bar with beverage center, spacious oversized walk-in master closets with custom closet systems, with three additional bedrooms, each with own private bathroom, and spacious second floor laundry room.

- Family lounge on second floor.
- Finished third floor with loft, BR, and full bathroom.
- Finished basement with separate rear areaway entrance with double French doors for natural light and easy access to back yard, tall ceilings, spacious family room, recreation / game room, exercise room and finished bedroom with full bathroom.
- Optional wine cellar room available. Ducts have been run for future wine chiller. This optional wine closet has been insulated with closed cell foam and vapor barrier at ceilings and walls for future refrigeration.
- Large unfinished storage and mechanical room.
- Handsome wet bar in rec room with glass front beverage center, ice machine, stone top, marble tiled backsplash, porcelain tile floor and LED accent under cabinet and in cabinet lighting at glass doors.
- Decorative lighting fixtures throughout
- Generous high-efficacy LED recessed lighting package.
- Undercabinet LED ambient lighting in kitchen and butler's pantry
- In-cabinet LED ambient lighting on kitchen and butler pantry at glass front cabinets, finished interiors.
- Finished security system, WIFI ready.
- Cable television / communication ports (coaxial RG6) and telephone / data ports (category-6 for FIOS fiber optic capacity) in great room, kitchen, study, command center, MBR, secondary BR's, loft, gym and recreation room.
- TV outlets in kitchen and MBA.
- Fire sprinkler system, smoke and carbon monoxide detectors on all levels for your safety

Elegant Bathrooms

- Formal Powder Room
Elegant furniture piece vanity w/ stone top, and under mount Kohler bowl
Brushed gold faucet by Brizo
Elongated toilet by Toto
Decorative gold framed mirror

- Informal Powder Room
Recessed panel vanity and natural stone vanity tops with undermount
Mirabelle bowl
Polished chrome faucet by Delta
Elongated toilet by Toto
Polished edge framed vanity mirror
- Master Bath
12" x 24" imported natural marble
Radiant floor heat system
Oversized MBA marble shower with seat, fixed shower head and separate hand-held body spray on mounting bar in polished chrome finish by Brizo, and frameless glass shower door with operable glass louver above.
Optional steam unit available for master shower.
Adult height furniture style lacquer painted vanities with natural stone vanity tops and under mount bowls by Mirabelle with polished chrome faucets by Brizo
Decorative framed mirrors with elegant wall sconces
Oversized free-standing soaking tub with polished chrome tub filler and handheld body spray by Signature
Private Toilet Room with elongated toilet by Toto
MBA linen closet
- All Private En-Suite Secondary Bathrooms
12 x 24 porcelain tile floors and wall tile in shower
Americast bathtubs
Recessed panel vanities and natural marble vanity tops with undermount
Mirabelle bowls
Polished chrome faucets by Delta
Elongated toilets by Toto
Polished edge vanity mirrors

Oversized Second Floor Laundry Room

- Decorative ceramic tile floor and floor drain.
- Recessed panel wall cabinets and sink base cabinets with stone top
- Deep laundry sink with rotating faucet with pull out spray by Delta
- Washer and dryer hook-ups roughed in.

Chef's Kitchen with Butler Pantry Area

- Custom built, recessed panel, full overlay, painted lacquer finish cabinets, tall wall cabinets with crown mouldings
- Undermount heavy duty oversized stainless steel farmsink with polished chrome faucet by Brizo with heavy duty disposal.
- Undermount stainless steel secondary prep sink.
- Multi-shelf oversized walk-in pantry adjacent to kitchen
- Stone countertops with porcelain tile backsplash
- Gourmet work/eating island with overlay paneling in painted lacquer finish with overhang for seating and pendant lighting above
- Butler pantry in painted lacquer finish with glass-door wall cabinets, in cabinet lighting, tile backsplash and combination beverage / wine cabinet by U-Line with framed glass door
- Sub-Zero 48" built-in stainless steel refrigerator with filtered icemaker
- Wolf stainless steel gas professional range top with six sealed burners and griddle
- Internal vent hood with cabinet-matching hood covering.
- Wolf professional style stainless steel double wall ovens with upper convection
- Wolf professional style stainless steel built-in warming drawer
- Asko paneled dishwashers (2) (super quiet) with concealed controls
- Wolf stainless steel built-in microwave drawer
- Room for second refrigerator / freezer in garage on dedicated circuit

Distinctive Exterior

- Solid mahogany wood front door with insulated glass sidelights.
- Builder to install owner provided mail box at front door.
- Distinctive brick front foundation
- Handsome flagstone front covered porch, painted custom decorative columns and painted tongue and groove wood plank ceiling
- Smooth cementitious Hardieplank clapboard siding, painted in field.
- Carriage style painted wood oversized garage doors, glass with wood mullions, automatic door openers and outdoor entry keypad to oversized 3-car garage.

- Gable and hip roof architectural styling
- Synthetic Majestic Slate roof with snowguards all around.
- Dark bronze standing seam metal roof at front porches.
- Dark bronze half-round gutters with gutter screens and full round downspouts with underground extensions for stormwater management.
- Jeldwen Sitrine, tilt out double hung, awning and casement insulated clad windows with SDL mullions and screens.
- Multipoint locking system French doors on main level.
- Poured concrete foundation with hand-parged traditional synthetic stucco finish on left side, rear and inside window wells
- Professional landscaping package
- Ground fault protected electrical outlets on front and rear
- Frost free hose bibs at front and rear
- Asphalt or Concrete driveway to oversized three-car garage.

Hi Tech and AV Features

- Ceiling speakers in great room and screen porch, and wall mounted outdoor speakers at rear terrace, home run to basement on optional Sonos music system controlled through your smart phone
- Pre-wired for future speakers at kitchen, den, dining room, living room, master bedroom, master bathroom, gym and rec room, all home run to basement AV rack location
- Pre-wired for WIFI access points on three floors for seamless WIFI
- WIFI ready Ecobee thermostats which can be controlled from your smart phone from anywhere in the world.
- WIFI ready RING front and mudroom doorbells with camera monitoring controlled from your smart phone from anywhere in the world. Additional camera locations available.
- Combination USB / power receptacles in select locations for easy charging of your smart phones and devices
- Garage has conduit installed running to the electrical panels for future electric car outlet.

Energy Saving and Environmental Features

- Seventy-five gallon quick recovery, direct vent, gas hot water heater
- Two super high efficiency central heat pump furnaces in attic and basement with gas backup at lower unit and two 16 SEER electric outdoor AC heat pumps with multiple zone thermostat controls (Zone controls for Main level, Master Suite, 2nd floor right, second floor left and 3rd floor)
- WIFI ready programmable thermostats by Ecobee
- Energy efficient weather barrier
- R49 ceiling insulation, R23 blown cellulose exterior wall insulation, air infiltration seal package and insulated glass low-E366 windows
- Closed cell spray foam insulation at perimeter rim joists and in optional wine cellar.
- Garage exterior walls insulation.
- Blower door test for draft control and energy efficiency
- Duct blaster test for energy efficiency of air distribution system
- Radon pipe from basement to roof, with fan
- High efficacy LED recessed lighting
- Buried downspout extensions to storm water management drywell systems to protect the Chesapeake Bay.
- Free new shade tree opportunities through Montgomery County Tree Canopy Program

Design and Site Engineering

- Architectural Design, site survey, grading and storm water engineering, permit drawings, professional working drawings and permits are all included.

Customer Service Features

- One-Two-Five Year Warranty by Builder
- One-year inspection including caulk and paint touch-up

Detailed Specifications

- Detailed construction specifications are available upon request and shall govern.
- Estimated Annual Property Tax and Non-tax charges: \$62,846. Includes WSSC front foot benefit fee of approx. \$456 annually.

Numerous Customizing Options Available