

The Verona at Valleyheart

13712 W. Valleyheart Dr., Sherman Oaks, Ca 91423

Features and Amenities - Four Models to Choose From

Italian Design Kitchen Cabinets
Stainless Steel Appliances
Stone Counter Tops
Blum Motion drawer hardware
Kitchen island with seating area
8' Doors with 9' Ceilings
Decor rocker light switches
44" Stairways
48" Hallways

42" Flat Panel TV
Remote control fireplace starters
Remote control center for lights
Whole house audio system with iPod docking system
Pre-Wired Internet
Walk-In master closet with organizer system
Cable TV Jacks in all rooms
Floating bathroom cabinets

Individual lockable storage room for each unit
Private balconies
Modern floating fireplace design
Wet bar
Tile Flooring kitchen and bath rooms
Dimmer switch for living area
Pre-wired for four phone lines
Formal Dinning & Den (per model)
Community BBQ centers
Garage privacy gate

ECO - Friendly Green Built

Dual pane, Dual glazed, Low-e energy efficient windows
Clean air filter system 99.98% of air borne allergens and pollutants
Energy efficient insulation

A/C air ducts upgraded to R6 insulation
Dual Zone energy efficient A/C system
ENERGY-STAR Lighting
ENERGY-STAR Mechanical Exhaust
ENERGY-STAR Appliances
High efficiency fluorescent lighting

High-Efficiency HVAC System (13 SEER 90% AFUE)
Water conserving appliances
Hot water lines insulated
Low VOC nontoxic interior paints
Radiant barrier roof
Motion sensors for bath rooms, closets and laundry

Safety

Battery backup elevator system
Intercom system
Fire protection in units and garage
Fire alarm system
Smoke Guard System
2 Hour fire rated walls at stairway and elevator

Handicap Accessible Features

Lever-handled lock sets for exterior doors
36" wide exterior doors
Low exterior door thresholds
Lever-handled interior door handles
36" wide bathroom doors
Extra wide 48" hallways
E-Z-Fold hinges for bi-fold closet doors
Raised electrical outlets
Rocker-style electrical switches
Easy-to-reach thermostat location

Thermostats with large numerals and an intuitive operation
Task lighting for specific activities, such as cooking, reading, and shaving
Knee space at a kitchen counter top for a chair
D-shaped cabinet handles
Extra maneuvering space in the kitchen and bathrooms
Knee space at the bathroom vanity for a chair
Hand-held shower head
Blocking for grab bars at toilets, tubs, and showers



For More Information Call:

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Features, green building material, amenities, safety and handicap accessible features are subject to change or modification.

