Toll Brothers
AMERICA'S LUXURY HOME BUILDER®

NEWBROOK | TOWNS COLLECTION

Lightner Modern Farmhouse

HOME SITE 267 | 88 DELWOOD WAY | ST. AUGUSTINE, FL 32092

Designer Appointed Features | EXTERIOR SELECTIONS

Designer Appointed Features are home details and finishes curated by the talented design professionals responsible for the distinctive looks found in our model homes.
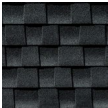

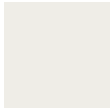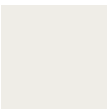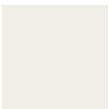| 1	BODY/SIDING/ BOARD & BATTEN SW 6232 Misty	3	FRONT DOOR SW 7615 Sea Serpent	5	ROOF SHINGLES Charcoal	7	CORBELS/ BRACKETS SW 7005 Pure White
2	TRIM/SOFFITS SW 7005 Pure White	4	GARAGE DOOR SW 7005 Pure White	6	PAVERS Titanium	8	WINDOWS White

NEWBROOK | TOWNS COLLECTION | LIGHTNER MODERN FARMHOUSE
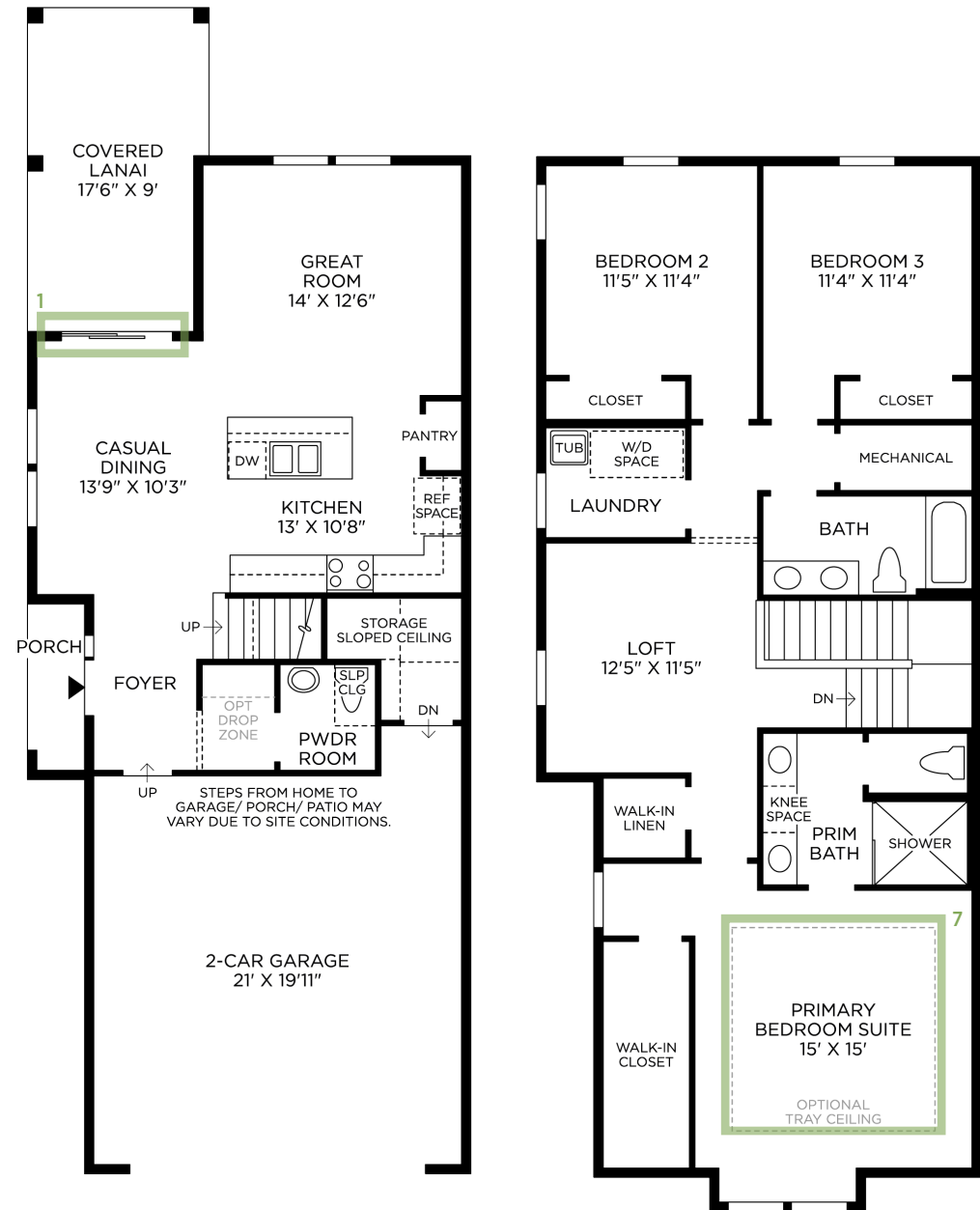HOME SITE 267 | 88 DELWOOD WAY | ST. AUGUSTINE, FL 32092

Designer Appointed Features | STRUCTURAL OPTIONS

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1 36" COOKTOP, HOOD, WALL OVEN
PC132702 (not shown)

2 CABINET LAYOUT
PC132702 (not shown)

3 OPEN RAIL, STAIRS
PC178 (not shown)

4 OPEN RAIL, SECOND FLOOR LOFT
PC178 (not shown)

5 SINGLE SLIDING DOOR 6X8 CASUAL DINING
PC026536

6 OAK STAIRS
PC197 (not shown)

7 TRAY CEILING IN PRIMARY BEDROOM
PC036487

First floor plan labels:
- COVERED LANAI 17'6" X 9'
- GREAT ROOM 14' X 12'6"
- CASUAL DINING 13'9" X 10'3"
- KITCHEN 13' X 10'8"
- DW
- PANTRY
- REF SPACE
- UP
- STORAGE SLOPED CEILING
- PORCH
- FOYER
- OPT DROP ZONE
- SLP CLG
- DN
- PWDR ROOM
- UP
- STEPS FROM HOME TO GARAGE/ PORCH/ PATIO MAY VARY DUE TO SITE CONDITIONS.
- 2-CAR GARAGE 21' X 19'11"

Second floor plan labels:
- BEDROOM 2 11'5" X 11'4"
- BEDROOM 3 11'4" X 11'4"
- CLOSET
- CLOSET
- MECHANICAL
- TUB
- W/D SPACE
- LAUNDRY
- BATH
- LOFT 12'5" X 11'5"
- DN
- KNEE SPACE
- PRIM BATH
- SHOWER
- WALK-IN LINEN
- WALK-IN CLOSET
- PRIMARY BEDROOM SUITE 15' X 15'
- OPTIONAL TRAY CEILING

Designer Appointed Features | INTERIOR SELECTIONS

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1 INTERIOR CARPENTRY

5 ¼ Baseboard & 3 ¼ Door Casings
White

2 INTERIOR DOORS

Two-Panel Square
White

3 INTERIOR DOOR HANDLES

Kwikset San Clemente/Halifax
Black

4 FLOORING–CARPET

Shaw Wildwood Valley
Oatmeal

5 FLOORING–TILE

Shaw Bliss
Matte | 6x36

6 INTERIOR PAINT
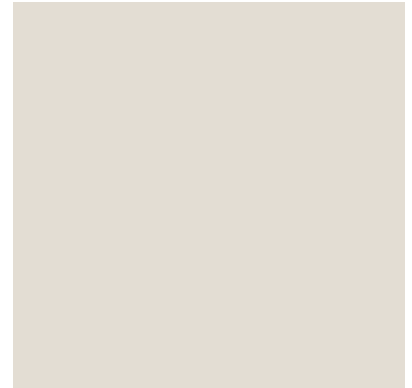
Aesthetic White
SW7035

7 DINING LIGHTING

Progress Replay
Black | 5-Light Chandelier

8 FOYER LIGHTING

Progress Replay
Black | 3-Light Pendant

9 STAIR RAILING

Coastal **Box Newel**
White Square Balusters
Oak-Stained Treads with
Painted White Risers
415 | Tidal Wood

1

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9

Designer Appointed Features | KITCHEN

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1 CABINETS

Aristokraft Brellin Purestyle

White | Laminate

2 HARDWARE

Drawer & Door Pulls

Black Pull

3 COUNTERTOP–ISLAND& PERIMETER

LG Quartz

Forte | Medium Variation

4 BACKSPLASH

Dal Revalia Remix

White | Offset

5 FLOORING–TILE

Shaw Bliss

Whitewash | 6x36

6 FAUCET

Kohler Purist Semi-Pro

Matte Black | Pull Down

7 SINK

Kohler Vault

Stainless Steel | Undermount

8 LIGHTING–ISLAND

Atwell Mini

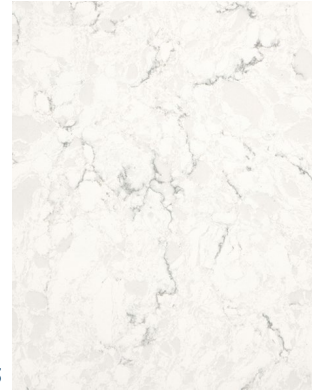Matte Black | Mini-Pendant

1   2   3   4

5   6   7   8

Designer Appointed Features | KITCHEN APPLIANCES

Designer Appointed Features are home details and finishes curated by the talented design professionals responsible for the distinctive looks found in our model homes.

1 COOKTOP

Whirlpool
Stainless Steel | 5-Burner Gas

2 VENT HOOD

Whirlpool
Stainless Steel | Under Cabinet

3 MICROWAVE
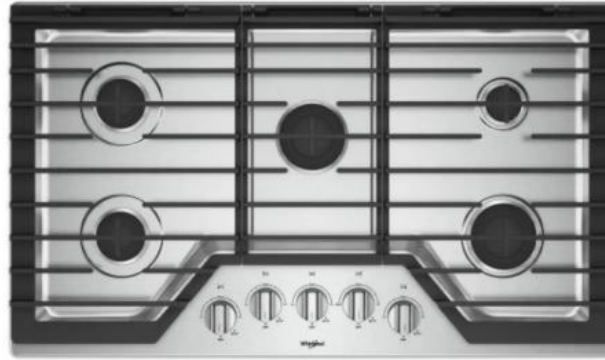
Whirlpool
Stainless Steel | Built-In

4 WALL OVEN

Whirlpool
Stainless Steel | Built-In

5 DISHWASHER

Whirlpool
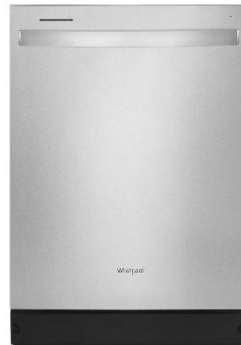Stainless Steel

1

2

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4

5

Designer Appointed Features | POWDER ROOM

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1 PEDESTAL SINK
Kohler Archer
White

2 FAUCET
Kohler Hint Pitch
Matte Black | Widespread

3 TOILET
Sterling Windham
White | Standard Height

4 FLOORING-TILE
Shaw Bliss
Matte | 6x36

5 LIGHTING
Progress Replay
Matte Black | 3-Light Vanity

6 BATH ACCESSORIES
Moen Align
Matte Black | Towel Ring & Toilet Paper Holder

1

2

3

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6

Designer Appointed Features | PRIMARY BATHROOM

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1 VANITY CABINETS
Aristokraft Brellin
White | Laminate

2 CABINET HARDWARE
Drawer & Door Knobs
Matte Black

3 COUNTERTOP
LG Quartz
Forte | Medium Variation

4 FAUCET
Hint Pitch
Matte Black | Widespread

5 SINK
Kohler Caxton
White

6 SHOWER TILE—WALLS
Dal Tile Mythology
Undulated Gloss | 4X12

7 SHOWER TILE—FLOOR
Dal Tile Penny Round
Iconic | Mosaic

8 SHOWER FIXTURES
Kohler Hint Pitch
Matte Black

9 TOILET
Sterling Windham
White | Standard Height

10 BATH ACCESSORIES
Moen Align
Matte Black | Towel Bar & Toilet Paper Holder

11 FLOORING-TILE
Shaw Bliss
Matte | 6x36

12 VANITY LIGHTING
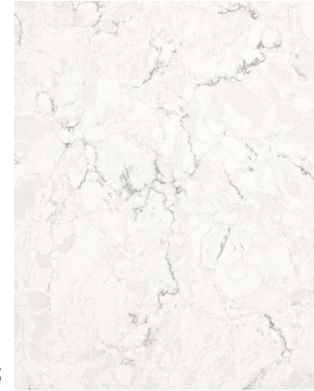Progress Replay
Matte Black | 3-Light Vanity

Designer Appointed Features | SECONDARY BATHROOM

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1 VANITY CABINETS
Aristokraft Brellin
White | Laminate

2 CABINET HARDWARE
Drawer & Door Knobs
Matte Black

3 COUNTERTOP
LG Hi-Macs
Aurora Ecru | Solid Surface

4 FAUCET
Hint Pitch
Matte Black | Widespread

5 SINK
Kohler Caxton
White

6 SHOWER TILE—WALLS
Dal Tile Mythology
Undulated Gloss | 4X12

7 TUB
Sterling Performa
White

8 SHOWER FIXTURES
Kohler Hint Pitch
Matte Black

9 TOILET
Sterling Windham
White | Standard Height
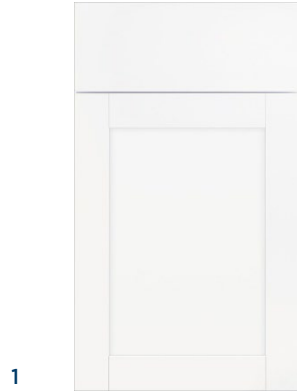
10 BATH ACCESSORIES
Moen Align
Matte Black | Towel Bar & Toilet Paper Holder

11 FLOORING-TILE
Shaw Bliss
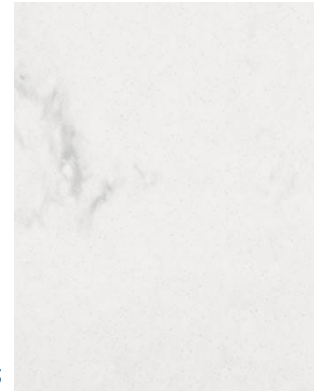Matte | 6x36

12 VANITY LIGHTING
Progress Replay
Matte Black | 3-Light Vanity

1 2 3 4

5 6 7 8

9 10 11 12