

THE OCEANA COLLECTION

Interior Selections Guide

A curated palette of finishes, fixtures, and materials
selected for lasting coastal luxury.

Modern Coastal Design Theme



CABINETRY

Flat Slab Natural Oak — LSB-8803

Location: All kitchen cabinets

Flat panel frameless design in warm natural oak. Matte finish highlights natural wood grain.



BUTLER'S PANTRY

Avocado Green Shaker Cabinet

Location: Butler's pantry only

Deep avocado green shaker — the signature contrast moment of the kitchen.



COUNTERTOPS

Calacatta Quartz — Color 7117

Location: Waterfall island (kitchen only) · quartz in all baths

Bold white with dramatic grey veining. Waterfall edge on island only — wraps down both sides.



ISLAND DETAIL

Fluted Solid Oak Scallop Slat Panel

Location: Kitchen island face panel

Unfinished natural oak fluted slat panel wraps the island face. Dimensional texture against flat slab cabinets.

KITCHEN BACKSPLASH — SELECT ONE



BACKSPLASH

Star & Cross White Matte

Location: Kitchen — Option 1



DESIGNER PICK

BACKSPLASH

Terramay 3D White Matte 12×36

Location: Kitchen — Option 2

KITCHEN FIXTURES



KITCHEN FAUCET
FORIOUS Matte Black Pull-Down
Location: Kitchen sink



KITCHEN SINK
Black Undermount Workstation Sink 30"
Location: Kitchen — gunmetal black
NANO-PVD · 16 gauge stainless

CABINET HARDWARE



DOOR PULL
Asidrama Matte Black Bar Pull — 5"
Location: All cabinet doors · kitchen + all baths



DRAWER PULL
Asidrama Matte Black Round Knob
Location: All cabinet drawers · kitchen + all baths

APPLIANCES



APPLIANCE PACKAGE
ZLINE 4-Piece Stainless Appliance Package
Location: Kitchen — Model 4KP-RARH36-MWDWV
36" Dual Fuel Range · Range Hood · Microwave Drawer · 3-Rack Dishwasher. All stainless steel.

KITCHEN LIGHTING



ISLAND LIGHTING
Conical Pendant — Black + Brushed Gold
Location: Kitchen island — 2 per unit



DINING LIGHTING
Teal Bubble Cluster Chandelier — Gold
Location: Dining room — 1 per unit

✓ ✓ SHOWER WALL TILE — LOCKED



✓ LOCKED SELECTION

SHOWER WALL TILE — ALL BATHS

Harmony White Polished Porcelain — 24×48

Location: All shower walls — floor to ceiling · All bathrooms

White base with subtle grey veining · polished finish catches light from gold fixtures · rectified edge = near-zero grout lines · slab-like appearance floor to ceiling.

✓ ✓ SHOWER FLOOR TILE — LOCKED



✓ LOCKED SELECTION

SHOWER FLOOR TILE — ALL BATHS

Harmony White Hexagon Mosaic

Location: All shower floors · matches shower wall tile exactly

Same Harmony White colorway as wall tile — creates a seamless one-material shower. Hex format provides grip. Perfect pairing from the same Floor & Decor collection.

✓ ✓ BATHROOM FLOOR TILE — LOCKED



✓ LOCKED SELECTION

BATHROOM FLOOR — ALL BATHS

Luxe Sand Matte Porcelain 24"×48"

Location: All bathroom floors

Warm sand/cream matte creates intentional warm/cool contrast with the cool Harmony White shower walls. Spa-like combination. Large format with minimal grout lines.

MASTER BATH — TUB + FIXTURES



VANITY CABINETS

Floating Vanity — LSB-8805 Oak Melamine

Location: All bathroom floating vanities

Wall-mounted floating vanity in natural oak melamine. Warm wood tone floats beautifully against the cool Harmony White tile.



FREESTANDING TUB

Vanity Art Lorient 59" Soaking Tub

Location: Master bath only



TUB FILLER

AVITAS Freestanding Filler — Brushed Gold

Location: Master bath — floor mount



TUB/SHOWER

AlenArtWater Antique Brass System

Location: Master bath



SHOWER SYSTEM

Thermostatic Shower — Brushed Gold

Location: All showers — 4 total



VANITY FAUCET

FORIOUS Widespread — Matte Black

Location: All bathrooms



VANITY SCONCE

Coinmit Linear — Brushed Gold

Location: Master bath only



VANITY MIRROR

Koonmi Thin Black Frame

Location: All baths



TOILET

DEERVALLEY Prism 1-Piece

Location: All bathrooms — 6 total



FLOORING — 2ND + 3RD FLOORS

Light Natural Oak LVP

Location: 2nd + 3rd floors (Ground floor = polished concrete)
100% waterproof luxury vinyl plank · wide plank format · coastal humidity resistant.



EXTERIOR DECK

Bellevue Matte Porcelain

Location: Ground floor exterior patio/deck



SHOWER FLOOR MOSAIC

Luxe Sand Square Matte Mosaic

Location: Backup mosaic option

INTERIOR PAINT



WALL COLOR

SW Alabaster SW7008 — Flat

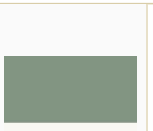
Location: All interior walls



CEILING + TRIM

SW Extra White SW7006

Location: Ceilings flat · Doors + trim eggshell



DESIGNER PICK

ACCENT WALL — DEN

SW 9130 Evergreen Fog — Sherwin-Williams

Location: Den accent wall only
Muted sage green with grey undertones — sophisticated coastal color that photographs beautifully. Pairs perfectly with natural oak cabinetry and matte black fixtures.

COMPLETE PAINT SPECIFICATION

All walls	SW 7008 Alabaster — Flat	All ceilings	SW Extra White — Flat
Doors + trim	SW Extra White — Eggshell	Den accent wall	SW 9130 Evergreen Fog

LIGHTING + FANS



VANITY SCONCE

Coinmit Linear — Matte Black

Location: Secondary baths only



CEILING FAN

Hunter Presto 52" Matte Black

Location: All bedrooms — 4/unit

DISCLOSURES All product images are representative. Final products may vary. Selections subject to availability. Prices subject to change. All dimensions approximate. Images and renderings are artistic representations.