

FACTS & FEATURES

MUELLER - MARKET YARD HOMES

THE WEEKLEY WAY

- Over 35 years of homebuilding experience
- Over 70,000 happy homeowners
- All David Weekley homes are backed with a national 10-year Homebuyers Protection Plan
- Multilevel, top rated warranty program to assure complete customer satisfaction after you move into your new home
- **PERSONAL BUILDER** program with weekly updates
- 3 scheduled Homebuyer Meetings with your **Personal Builder** during the construction process of your home
- **"MYDWHOME.COM"**, a private website exclusively for David Weekley homebuyers that allows our customers to check the construction status of their new home, view photos, and contact their Sales Consultant and **Personal Builder** with the click of a button
- Exclusive **HOMEOWNER PORTFOLIO** to assist you in your homeownership experience
- Award winning Design Center with thousands of custom choices to browse through, touch and feel
- Professional interior designers available to assist you with all your selections and help make your dream home a reality
- New home orientation prior to closing to assure total customer satisfaction and understanding of how your home works
- Final Home Buyer Meeting with your Warranty Service Representative after closing on your home
- A personalized **Customer Care** visit within the first year of homeownership
- Ranked highest in Customer Satisfaction with new home builders in Austin by **JD POWER and ASSOCIATES** in 2003, 2006, 2007, 2008 & 2009
- 8 time winner of FORTUNE® Magazine's "100 Best Companies to Work For"
- **PROFESSIONAL BUILDER** magazine's "Builder of the Year"
- 1st recipient of the **"NATIONAL HOUSING QUALITY AWARD"**
- Chosen as the builder for the **TODAY SHOW** series "Today Builds a House"
- Winner of the **GREATER AUSTIN CHAMBER OF COMMERCE** annual business awards for **Commitment to Community** in 2005 & 2008 and excellence in **Customer Service** in 2005
- 3 time winner of the Austin Homebuilder Association's **GRAND MAX** Award
- Recognized as one of JD Power's Top 50 Customer Service Champions in 2012
- Over 381 design awards and counting...

DAVID WEEKLEY ENERGYSAVER PROGRAM

- Energy saving construction with each home certified under the **Environments for Living-Platinum Program**
- Guaranteed Heating and Cooling usage
- 3 Star Austin Energy Green Building
- Each home extensively tested by third party companies to ensure efficient heating and cooling

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DAVID WEEKLEY ENERGYSAVER PROGRAM (cont.)

- Individually certified HERS score for peace of mind
- Advanced Framing techniques greatly enhance energy efficiency which results in substantial energy cost savings and puts money back in your pocket
- **TECHSHIELD** radiant barrier roof decking for a cooler attic and lower AC bills
- Vinyl Low E 3 solar reflective double pane insulated windows let the light in but keeps the heat out, lowering energy usage
- High efficiency **CARRIER** 16 SEER air conditioning system with **PURON** refrigerant
- Programmable thermostats
- Zoned gas heating and cooling on all two-story homes to maximize comfort
- **APRILAIRE** ventilation control system provides fresh, filtered air in the home by replacing old, stale air
- 1" Pleated MERV-10 Filters at all A/C returns to clean air more efficiently
- Jump ducts in all bedrooms and study to equalize air pressure and maintain even temperatures throughout home
- One 40 gallon hi-efficiency, or one 50 gallon gas water heater for homes with more than 2.5 baths
- Smoke and carbon monoxide detectors at all sleeping areas hard-wired, with battery backup for additional protection
- CFL bulbs throughout 95% of the home
- **Energy Star SEAGULL 52"** reversible ceiling fans included in the family room & master bedroom
- R-38 blown insulation in accessible ceilings and R-22 batt in sloped areas
- R-22 exterior walls assembly including R-19 **Owens Corning & R-3 DOW Residential Sheathing**
- **DOW Residential Sheathing** to control moisture and provide added insulation
- **DOW SILL SEAL** on first floor exterior walls to help prevent water infiltration
- Multi-stage polysealant around base plates, doors, and windows to prevent air infiltration and lower energy costs

VALUED CONSTRUCTION

- Advanced Framing techniques for enhanced structural integrity with 2x6 Exterior Walls
- Post Tension Institute certified steel cables in foundation individually engineered for soil conditions
- Treated bottom plates on interior and exterior walls of first floor to help protect against termite or water damage
- Non-corrosive water piping for enhanced water quality
- Wind shear braces on all exterior walls
- 3/4" tongue and groove subflooring secured by glue & ring shanked nails to minimize floor squeaks
- All tub and shower walls constructed with 3 layer water barrier system
- Two layers of Hardie backer behind tub &/or shower wet areas
- Copper wiring with aluminum subfeeds
- All bedrooms, study and covered patio blocked for fans
- Insulated hot water lines



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ATTRACTIVE EXTERIORS

- Urban exteriors with prestigious appearance
- **Acme, Hanson, Boral or Claymex** premium clay fired brick
- Vinyl Low E 3 solar reflective double pane windows throughout the home
- Premium **GAF/ELK** Timberline Prestique 30 year high definition shingles
- Durable **JAMES HARDIE** masonry siding and soffit
- Whole home gutters to aid in diverting water away from your home
- 2 Hose bibs
- Two car garage with steel door, windows & opener, per plan
- Decorative low maintenance front door with glass inserts
- Borate treated wood framing to repel termites
- TAEXX Tubes in the Wall Pest Control System
- Fully sodded and landscaped front yards
- Full automatic sprinkler in all yards
- 6' Cedar privacy fencing
- Front and rear GFCI electrical outlets
- Brushed concrete driveway
- Conveniently located exterior water faucets
- Pewter & silver address plaque

STYLISH INTERIORS

- Varied raised ceilings providing added character to individual rooms
- Broad selection of decorative paints by **PITTSBURGH PAINTS**
- Choice of tile at entry, kitchen, breakfast, utility and bathrooms, per plan
- Decorator oversized trim package on first floor
- Durable carpet in a wide selection of colors with a quality 1/2" high density pad
- Traditional stairways with custom-stained and painted woodwork
- Custom **Energy Star SEAGULL 52"** ceiling fan with matching light in the family room and master bedroom
- Blocked for fans in all bedrooms
- Two panel smooth interior doors with lever & chrome hardware
- **KWIKSET** chrome hardware on all doors
- Prestigious monterey drag texture on walls and ceilings
- Rounded dry-wall corners
- Fully dry-walled, textured and painted garages
- Wiring and plumbing to accommodate an electric dryer and washing machine
- Utility Room cabinets for additional storage, per plan

GOURMET KITCHENS

- **Granite, Silestone or Corian** countertops in a variety of colors
- Custom 42" cabinets with adjustable shelves to maximize storage
- Choice of tile flooring at kitchen, breakfast and utility
- Eye-catching 12x12 ceramic tile backsplash
- **GE** stainless steel self cleaning oven with **TRUETEMP** system to help deliver even heat distribution
- **GE** stainless steel built-in Microwave Oven with **CircuWave** cooking system and external vent
- **GE Energy Star** Qualified stainless steel built-in dishwasher with **QuietPower** sound package
- Ice maker connection for easy connection to refrigerator
- Durable 10" stainless steel undermount double compartment sink
- **MOEN CAMERIST** single lever **LifeShine** stainless steel faucet with vegetable spray
- High capacity garbage disposal for easy clean up
- Spacious islands for extra work space, per plan
- Large pantries with deep shelving, per plan
- Generous use of recessed can lights in kitchen for optimal lighting
- Conveniently located electrical outlets
- Efficiently organized work space

LUXURIOUS MASTER BATH & OWNER'S RETREAT

- Oversized **ROYAL PARADISE BATH** tub
- Separate safety glass enclosed shower with chrome trim in master bath
- **MOEN POSI-TEMP** shower valves maintain water pressure and control temperature to protect against scalding
- **MOEN EVA** chrome fixtures with matching accessories
- Cultured marble vanities his/her sinks
- Oak Shaker cabinets
- Private water closet
- Elongated Gerber commodes
- Ample linen storage, per plan
- Large medicine cabinet, per plan
- Spacious and private, king-sized master suites
- Large walk-in closets, per plan

TECHNOLOGY, SAFETY AND SECURITY

- Home Management Structured wiring system including: 4 universal ports containing 2 CAT5E & 2 RG6 and 2 Data Ports with 2 CAT5E
- Wireless sensor security system with control unit, motion detector & exterior door sensors
- Combination USB Charger/Electrical Outlet
- Protective ground fault interrupter circuits in kitchen and baths for safety
- **KWIKSET** privacy deadbolts on all exterior doors and **KWIKSET** keylocks on all attic doors
- Arch-fault breakers on all interior outlets
- Tamper-resistant plates at all electrical outlets



ENVIRONMENTS FOR *Living*[®]

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