

**FACTS & FEATURES**  
**PEACE OF MIND**  
**ENCORE at 12 OAKS**

**DAVID WEEKLEY'S ENERGYSAVER PROGRAM**

- All David Weekley Homes' come with Environments for Living certification verified by independent third party engineering consultants that specialize in efficiency and green building
- **Environments for Living Platinum** certification guarantees the energy usage for heating/cooling of your home for the first three years
- Home is air pressure tested and balanced from room to room for optimum comfort, even with the doors closed
- Fresh air ventilation is part of David Weekley Energysaver Home, to help eliminate the pollutants from inside the home and help you breathe cleaner air
- Emphasis on indoor comfort means the home is designed for lower humidity and the temperature does not vary excessively from room to room
- Lennox Elite Series 14 SEER air conditioning system have hard-cast sealed ductwork that is air pressure tested to reduce air leakage and improve efficiency
- Lennox elite series two stage gas furnace for consistent heating
- Windows with Double-pane Low E glass and Argon gas for maximum efficiency. Screens included on all operable windows
- 2x6 Exterior Walls with Advanced Framing Techniques and 46% more insulation
- R-19 Batt Insulation in Exterior Walls
- R-19 Batt Insulation on sloped ceilings with full baffles to soffit ventilation system
- R-38 Insulation in Ceilings
- Energy conserving poly-sealant around base plates, doors, windows, and all penetrations to prevent air infiltration
- All microwaves are vented to the exterior to remove odors, moisture and other pollutants
- Carbon monoxide detectors on each level of the home
- Environmentally friendly Sentricon termite treatment reduces risk of termite damage to your home and soil
- **PEX** Plumbing with a 25 year warranty
- Rinnai tankless water heater

**EXTERIOR**

- Warm, richly appointed traditional elevations with David Weekley Homes' most innovative designs
- Decorative windows (per plan)
- Traditional fiberglass mahogany front entry door with handle set and transom window above (per plan)
- Seamless gutters and downspouts (per plan)
- Beautiful elevations with cultured stone or brick with shake and fiber cement siding (per plan)
- Covered porch (per base plan)
- Stamped concrete patio

**EXTERIOR (continued)**

- 30 year architectural shingles
- Inviting concrete front porches
- Sodded yards and extensive landscaping package for front, sides and 25' from rear of home
- Front yard irrigation
- Mulch beds
- Two exterior, frost proof water faucets
- Two exterior weatherproof GFI electrical outlets
- Underground utilities with lighted streets
- Two car garage with insulated garage door and opener
- Dead bolts on all exterior doors for your safety

**INTERIOR**

- **Sherwin Williams** interior paint color selections
- Paint enhanced with contrasting white or cream trim & white ceilings for an upscale finish
- Latex semi gloss baseboards and molding throughout home for superior finish
- Smooth finished walls/ceilings
- 10' ceilings on main floor
- 2 panel smooth interior doors
- 8' interior doors
- Crown molding on entire 1st floor, except bedrooms and full baths
- Shoe moldings on all hard surfaces for a refined finish
- Engineered hardwoods with 50 year wear warranty in foyer, extended foyer, powder room, kitchen breakfast area, dining and family room
- Ceramic tile in utility room
- Ceramic tile floors in full secondary baths
- Durable carpet in a wide selection of colors on 6 lb. carpet pad in all other areas of the home
- Satin nickel **Dexter by Schlage** interior and exterior door hardware
- **Moen** chrome faucets and bath hardware
- Towel bar, towel ring and paper holder in all full baths
- Posi-temp pressure balance valve in all shower areas
- Water conserving elongated commodes
- Pedestal sink with decorative framed mirror in powder bath
- granite countertops in all full baths
- Ceiling fan pre-wire included in family room and Owner's Retreat

## FACTS & FEATURES CONT.

### INTERIOR (continued)

- Overhead lighting in all secondary bedrooms
- Low voltage package with choice of 6 outlets
- Smoke detectors with battery back-up in all bedrooms
- Coordinating designer light fixtures throughout home
- Custom built “drop zone” for additional storage in mud room (per plan)

### LUXURY KITCHEN

- Gourmet kitchen with cooktop and single wall oven
- Soft close doors and drawers
- Built in microwave
- Kitchen with abundant cabinet space and separate pantry
- Efficiently organized work space
- Conveniently located electrical outlets
- USB charging outlet
- Kitchen fully lit by recessed cans
- Staggered upper cabinets. Crown molding and hardware included
- Elegant granite counter tops with stainless steel undermount sink
- Ceramic tile back splash
- Stainless steel, under-mount sink
- **GE** Profile 36” gas cooktop
- **GE** Profile 30” single oven with convection
- **GE** Profile microwave
- **GE** Profile dishwasher
- High capacity 1/3 horsepower food disposal
- Ice maker connection for refrigerator
- **Moen** chrome kitchen faucet
- Pantry with wood shelving

### OWNER’S RETREAT & MASTER BATH

- Spacious and private Owner’s Retreat
- Spacious Master closet and linen closet with wood shelving (per plan)
- Oversized separate shower with ceramic tile wall and chrome enclosure
- Private water closet (per plan)
- Ceramic tile floor and shower walls
- Raised height vanities

### WARRANTY & CONSTRUCTION

- 10-year structural, 2-year mechanical and 1-year builder Homebuyers Protection Warranty. Transferable upon sale of your home within the first ten years.
- Scheduled meetings with your **Personal Builder** to assure Customer Satisfaction
- Complete Customer Care Program
- Quality walks during building process with Quality Assurance Teams
- Convenient 24-hour emergency Customer Care number
- 7/16” Huber Zip Wall sheathing with superior moisture and air protection
- Metal beads on outside corners of sheetrock
- Environmentally friendly Sentricon termite treatment reduces risk of termite damage to your home and soil comes with 1 year warranty and renewable maintenance bond
- Windows and doors sealed for moisture control
- **TAEXX** Tubes-in-the-wall pest defense system
- Lawn maintenance included

### PERSONALIZED SELECTIONS

- Every David Weekley Home comes with the opportunity to select from a long list of custom color choices and options allowing you to further personalize your home to your individual tastes and desires
- Personal appointments with a professional design consultant
- Flexspace options
- **Mydwhome.com** - personal buyer home page
- The David Weekley Homes **Homeowner Portfolio** - We believe the home buying process is so important, we wrote a book on it
- **Personal Builder Program**
- Five Homebuyer Meetings with your Personal Builder during the construction of your home
- Walk-through inspections before closing to assure total Customer Satisfaction

“David Weekley EnergySaver Home” is a trademark of Weekley Homes, L.P., which describes certain features and criteria designed to reduce energy consumption and the resulting environmental impact. It does not infer sponsorship, approval or affiliation with any other program or green building certification other than those specifically stated in the product features, warranty or contract. Environments for Living® is a registered service mark of Masco Home Services, Inc. All-electric homes may not currently qualify for Environments for Living certification or the heating and cooling usage guarantee. Homes in Silverbrooke and Vinings on the Chattahoochee are excluded from David Weekley’s Green Home program. See Sales Consultant for details. Prices, plans, dimensions, features, specifications, materials and availability of homes or communities are subject to change without notice or obligation. Illustrations are artist’s depictions only and may differ from completed improvements.  
Copyright © 2015 David Weekley Homes - All Rights Reserved. Raleigh, NC

David Weekley Homes. Features subject to change without notice. 12 Oaks. 12/15