

# David Weekley Homes

## FACTS & FEATURES PEACE OF MIND - ELEVATE AT WOLF RANCH

### THE PERSONALIZED TOUCH

- Homeowner Portfolio - we believe the homeowning process is so important, we wrote a book on it
- Personal Builder Program - Up to 4 homebuyer meetings with your Personal Builder during the construction process of your home
- Buyer/Home Introduction before closing with your Personal Builder to assure total Customer Satisfaction
- Final Home Buyer Meeting with your Warranty Service Representative after closing your home
- Every David Weekley Home comes with the opportunity to select a professionally designed interior finish package as well as upgrades and options, allowing you to further personalize your home to fit your lifestyle

### KITCHEN

- Spacious kitchen designs with large islands or breakfast bars and pantries with deep shelving
- LED Flush Mount fixtures for superior lighting
- Cabinetry finished with spacious 42" uppers and choice of stain colors on Birch with a variety of wood species from David Weekley Homes curated Inspirations packages
- G.E. Profile Stainless Steel kitchen appliances including electric range, dishwasher and microwave
- Quartz throughout from David Weekley Homes curated Inspirations packages
- 18-gauge stainless steel kitchen sink with Moen chrome pull-out faucet - per package
- ½ HP garbage disposal
- Icemaker connection for future refrigerator

### INTERIOR

- LifeDesign architecture featuring special attention to Sight Lines, Room Placement, Traffic Patterns, Windows and Light, and Massing and Proportion
- 10' ceilings on main level, 9' ceilings on secondary, 9' third floor ceilings (per plan)
- Private studies in select designs
- Choice of three professionally selected decorator paint colors - per package
- Plush carpet in choice of colors with hypoallergenic pad - per package
- LVP at main level (per plan)
- Two panel interior doors highlighted with Kwikset door hardware - per package
- Privacy lock on all baths and Owner's Retreat
- Elegant pedestal sink and decorative mirror in powder room (per plan)
- Moen faucets in all bathrooms - per package
- Posi-temp pressure balance valve in all showers
- Quartz countertops in all bathrooms - per package
- Water-conserving elongated toilets
- Load center with high voltage surge protection and lifetime breakers
- Combination carbon monoxide/smoke detectors with battery backup (quantity per plan)
- Tamper and weather-resistant receptacles providing added protection from electrical shocks and effects associated with wet locations
- Solid-Painted-Shelving
- A/C Prewire
- Prewired for Cat 6 / RG6

### OWNER'S RETREAT/ EN SUITE BATH

- Spacious and private Owner's Retreat
- Spacious walk-in closet
- Storage for linens (per plan)
- Comfort height vanity cabinet. Cabinetry finished with choice of stain colors on Birch with a variety of wood species, stains, and glazes available - per packages
- Moen faucets - per packages
- Clear, safety glass - enclosed shower with chrome trim and ceramic tile surround
- Posi-temp pressure balance valve in shower
- Private water closet for toilet

## EXTERIOR

- Warm, richly appointed exteriors
- Divided light windows on front elevations
- GAF Timberline architectural shingles with manufacturer's lifetime limited coverage
- James Hardie easy-maintenance, cement siding and trim with 30-yr limited warranty
- Professionally-selected exterior paint palettes with body, trim, and accent combinations
- Custom painted 8' front entry Therma-Tru door with Kwikset brushed nickel handleset and kickplate - per package
- Standard landscaping with shrubs, decorative rock, and drip irrigation for plantings
- Enclosed yard with metal fencing and gate

## WARRANTY/VALUED CONSTRUCTION TECHNIQUES

- 10-year transferable Home Builder's Limited Warranty
- 2-year warranty on portions of major mechanicals
- 1-year limited warranty on defects and workmanship
- Nailed, glued and screwed (tongue and groove) subflooring
- Sump pump

## WEEKLEY ENERGY SAVER

- R-21 batt unfaced insulation in exterior 2 x 6 walls
- R-38 fiberglass batt in ceilings
- R-19 fiberglass batt insulation in crawl space
- Full OSB wrapped exteriors
- Engineered floor system
- Balanced home ventilation system
- DuroRock or Denshield for superior moisture resistance and durability in all shower and tub areas
- Safe, non-corrosive liquid foam air infiltration package
- Ductwork and plenum sealed with hard cat mastic
- Jump ducts throughout to provide a path for return air
- Flashing at sills to provide a water-resistant barrier at windows
- Energy-conserving sill seal around base plates to reduce air infiltration
- Energy Star qualified double-paned white vinyl thermal windows throughout
- Minimum 96% Efficient sealed combustion gas furnace
- Energy-efficient, Energy Star-qualified, Sealed Combustion-Power Vented tankless water heater
- Honeywell programmable wifi thermostat
- Low VOC paints
- Independent third-party performance verification inspections
- Active Radon Mitigation System