

HOME BUYING EXPERIENCE

- Homeowner Portfolio defines David Weekley processes
- Personal Builder Program with scheduled meetings and weekly updates
- Care and Maintenance guide given after closing

YOUR LOW COST OF OWNERSHIP

David Weekley Home Warranty

- Centralized in-house warranty with a personal Warranty Service Representative
- 10-year structural warranty, 2-year warranty on portions of your home's major mechanicals, 1-year limited warranty on defects and workmanship
- Heating and air conditioning system energy usage guarantee
- Energy Saver Lighting Package with 100% LED bulbs

YOUR ENERGY EFFICIENT HOME

Nationally Recognized Programs

- *Environments For Living* Diamond Level Program
- *Building America* Program with the U.S. Department of Energy
- *Home Energy Rating System (HERS)* in partnership with RESNET

Innovative Construction Practices

- Advanced framing with 2x6 exterior walls to allow for thicker insulation, creating a quieter, more energy-efficient home
- Vinyl framed, Low E2 double pane, high performance windows that reject 76% of heat
- *Thermoply* sheathing to resist water and air penetration (may substitute w/ OSB or Blueboard)
- *Sill Seal* between slab and exterior plate acts as a gasket to minimize air and water infiltration from under exterior walls

Heating and Cooling

- Air conditioning ducts are tested to exceed 2013 *Energy Star U.S. Department of Energy standards*
- Jump ducts in secondary bedrooms as part of our advanced heating and air conditioning system that help balance hot and cold rooms
- *Lennox* 15 SEER Air Conditioning System
- *Ecobee* WiFi enabled SMART thermostat
- 80% Efficient furnaces with variable speed motors that also helps with humidity control

Air Tight

- Walls are tested for air leakage, exceed *Energy Star 3.1 standards*
- *Broan* intelligent fresh air system for a better indoor air quality

Insulation

- R-19 insulated exterior wall systems
- R-19 paperless batt insulation on sloped ceilings
- R-30 insulation in flat ceilings

INSPECTIONS AND TESTING ON EVERY HOME

- 14 Inspections in addition to those required by the city/county
- Engineered foundations per community and foundations are inspected three times: prior to pour, at pour and after cable stress
- *Burgess Construction Consultants* perform detailed, independent code inspections prior to sheetrock and prior to closing
- Infrared scan to identify hidden moisture or energy efficiency issues affecting your home
- Final plumbing inspection with sewer video to check for blockages, a 100 PSI pressure test and 39-point visual inspection to check for leaks or other water intrusion issues

LIVING IN YOUR HEALTHY GREEN HOME

- Water barrier for tubs and showers
 - Cement based *HardieBacker* in all water contact areas
 - Rubber like anti-fracture membrane used at all seams and nails
- Water resistant barrier at windowsills
- *Taexx* in-wall pest defense system
- Borate treatment on frame (up to 2' from slab) to help prevent termites and other wood boring insects
- Specially designed rot-resistant exterior door jambs
- Pleated MERV 11 media air filters, a superior air filter catching more of the pollen, mold spores, dust and pet dander that can be found in your home
- Microwave vented to outside for improved indoor air quality (where applicable)
- Formaldehyde-free fiberglass batt insulation
- *Sherwin Williams* Low VOC (Volatile Organic Compound) wall paint
- Exterior paint with mildewcides designed specifically for the Houston climate
- *Moen* temperature regulating shower valves
- *Water Sense* commodes, shower heads, and vanity faucets
- Energy efficiency gas water heater
- *Zurn PEX* water supply system

Builder Partner Warranties

- Matched *Lennox* heating and air conditioning products come with a 5-year manufacturer's warranty on all parts, 20-year manufacturer's warranty on heat exchanger
- All *Moen* faucets come with a lifetime, manufacturer's warranty
- Lifetime mechanical and finish manufacturer's warranty on all *Kwikset* products
- Whole home surge protector comes with \$75,000 connected equipment manufacturer's warranty
- *James Hardie* products come with a 30-year limited, non-prorated manufacturer's warranty on siding and 10 to 15-year manufacturer's warranty on trim, fascia, and soffit



These Features apply only to homes sold and started on or after 1/1/2022; for homes that were sold or started prior to that date, please refer to the Feature Sheet applicable at that time. David Weekley Homes. Feature Level A - Escondido 45, 50, 60. Features are subject to change without notice. Features 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 © 2022 David Weekley Homes. All Rights Reserved. Expires 12/31/2022. Revised 6/13/2022



David Weekley Homes

FACTS & FEATURES – ESCONDIDO 45'

PEACE OF MIND

EXTERIOR SPECIALTIES

Façade (per elevation)

- Custom exterior color program and Sherwin Williams custom paint program
- *Cemplank* cement-based siding and trim

Front Amenities

- Fiberglass 6-panel front door
- *Kwikset* exterior deadbolts
- *Teiber* LED doorbell
- *Wayne Dalton* garage door
- *Kichler* coach lights (per plan)
- Full home gutter system
- Custom plant and tree program (per developer)

INTERIOR SPECIALTIES

Trim, Doors & Hardware

- Raised panel smooth doors
- *Kwikset* door hardware
- Privacy locks on Owner's Retreat and all baths

Wiring and Electrical

- Structured wiring home run panel (per community)
- Combination smoke and carbon monoxide detectors
- Electrical load center with whole home surge protector
- 1/2 hot outlet at Owner's Retreat (for lamps)
- Childproof electrical outlets
- Arcfault outlets
- Blocked and wired for ceiling fan in family and all bedrooms

Lighting & Ceiling Fan

- *Kichler* light package
- *Kichler* vanity light fixtures
- *Kichler* ceiling mount fixtures

Flooring

- 100% BCF, PET Textured Shaw carpet over 3/8", 5 lb. pad
- Tiled entry, kitchen/breakfast, utility and all baths

KITCHEN

- 42" wood upper cabinets
 - crown molding
 - concealed hinges
 - multiple stains to choose from
- *Frigidaire* appliance package
- Granite countertops
- Stainless steel undermount sink
- *Moen Sleek* pull-down faucet

Additional Connections

- Gas line to kitchen and utility
- *InSinkerator* 1/3 HP disposal
- Water line to refrigerator (refrigerator not included)

BATHS

Owner's Bath

- Wood base cabinets
 - multiple stains to choose from
- Quartz countertop with undermount sink
- *Moen Genta* faucets and tub/shower fixtures
- *Moen Lindor* towel bar and paper holder
- Polished edge mirror
- Tiled tub and shower surround
- Soaker tub
- Elongated commode

Powder Bath (per plan)

- Pedestal vanity sink
- *Moen Chateau* faucet
- *Moen Genta* towel ring and paper holder
- Polished edge mirror
- Elongated commode

Secondary Bath(s)

- Wood base cabinets
 - multiple stains to choose from
- Quartz countertop with undermount sink(s)
- *Moen Genta* faucet(s) and shower fixture
- *Moen Lindor* towel bar and paper holder
- Polished edge mirror
- Tiled shower surround
- *Sterling Performa* tub
- Elongated commode



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