



Lynndale Plus Elite

Collection: Elite Collection Floor Plan: Lynndale Plus Elite

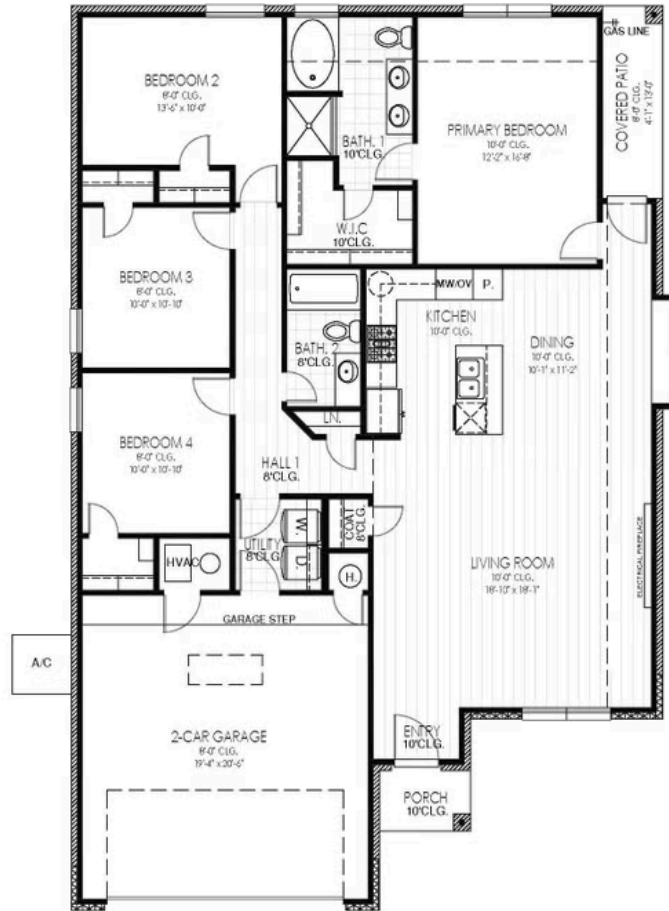
Square Feet: 1,701 (m.o.l.) Bedrooms: 4 Bathrooms: 2.0 Garage: 2 Car



☐ Elevation A

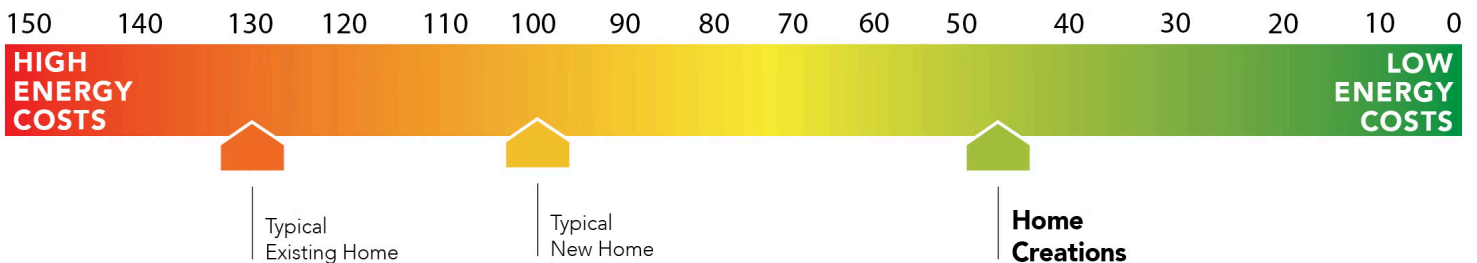


☐ Elevation B



This floor plan with a HERS Index Rating of 46 is:

- 54% more energy efficient than a typical new home
- 84% more energy efficient than a typical existing home





Included Features

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Interior Finishes

10' seasonal storage in primary closet (select plans)	Hand textured walls
3" paint grade casing	Insulated entry door with glass insert (panel style may vary)
55" Electric Fireplace (Permits 7/1/25)	Possible finishes include Satin Nickel, Matte Black, or Oil Rubbed Bronze
5" paint grade baseboard	Raised 10' ceiling in living areas and Primary bedrooms (trays 9') (on certain single story plans)
Ceiling fans in living room and primary bedroom (Box rated and wired for ceiling fans in all other bedrooms)	Rocker switches (homes permitted after 5/1/23)
Ceramic tile floor in baths and utility	Square corners
Deako Rocker Switches (Homes permitted after 11/1/24)	Standard wood-look tile selections in living room, dining, kitchen, entry and hall.
Enhanced light package including chandelier, island pendants, coach lights and vanity lights (varies per plan)	Ventless gas log fireplace (varies per plan)

Kitchen

*Price Pfister® kitchen faucet	LED Under Cabinet Lighting (on selected plans)
Decorative vented hood to outside	Pendant lights over bar or island (select plans)
Water line for refrigerator icemaker	1/3 horsepower sink garbage disposal w/ air switch
Kitchen hardware for cabinets and drawers	Extended cabinet and countertop depth 2" at cooktop
3cm granite or quartz kitchen countertops	Soft-close 36" upper kitchen wood cabinets (painted/stained)
Tiled backsplash up to the bottom of cabinets	Quartz Undermount Single Basin Workstation Sink (Possible finishes include Black, White, or Gray)

Safety

Carbon Monoxide detectors	Oriented Strand Board (OSB) exterior walls
Installed smoke detectors	Anchor bolts that secure perimeter walls to foundation

Bathroom

Undermount sinks	Light over Primary bathroom showers
Ceramic tile floor	Steel tub with tiled walls in secondary bathroom(s)
Framed mirrors in all baths	*Schluter-KERDI Shower System behind all shower walls
Price Pfister® bathroom faucet	Tiled shower and tile-surrounded garden tub in Primary bath

Energy-efficiency

LED lights throughout	Up to 96% efficient tankless water heater
Radiant barrier roof decking	Gas heating 96% high efficiency furnace & duct work
Continuous eave roof ventilation	R-15 blown-in insulation in external walls. Excludes garage
R-44 blown-in insulation in attic	Polycel caulking around windows, doors and joints (energy efficient caulking package)
R-8 Perimeter foam insulation at slab	Sill seal foam gasket used under exterior framing, against concrete, to reduce air loss
R-8 Insulated and mastic sealed A/C ducts	Low-e Thermalpane tilt-in vinyl windows with screen (U-Factors of .30 or less & SHGC Coefficient with argon gas of .26 or less)

Construction / Plumbing / Electrical / Mechanical

Copper electrical wiring	Enhanced modified slab on grade foundation
Sheetrock screwed to studs/walls	Protective ground fault interrupter circuits
6 mil poly moisture barrier under slab	15.2 SEER electrical central air conditioning
*Uponor AquaPEX tubing for water lines	Exterior 2 x 4 stud-grade lumber walls (16" on center)
Electric dryer connection in utility room	*Air and moisture barrier DUPONT TYVEK HOMEWRAP with 10-year warranty
Heat-taped condensation lines (attic only)	*Atlas Pinnacle HP42 130 MPH class 3 impact rated shingles with Scotchgard with lifetime limited warranty



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Exterior Finishes

Full sod
Covered patio
8/12 roof pitches
Enhanced exterior accents
Gas line to patio (Permits 7/1/25)

Elite landscape package with stone border
Brick mailbox with cast stone address block
2 Woodford freeze-proof exterior water spigots
Guttering over entry and AC pad (vary per plan)
Minimum of 3 exterior waterproof electrical outlets

Warranties

Termite company's 5-year warranty
Builder's limited one-year warranty
RWC New Home limited 10-year warranty

Manufacturer's limited appliance warranty
Manufacturer's lifetime limited shingle warranty
Manufacturer's limited heating & cooling units warranty

Inspections / Engineering

All foundation & frame designs reviewed and stamped by 3rd party state-certified engineer.

HERS Index energy efficiency rating inspection performed twice by 3rd party licensed inspector (every home is tested; score varies per plan & home permit date)

Smart Home Features

Ecobee® Programmable, Wifi-Enabled, Thermostat with Heat/Cool Auto mode
2 Electrical outlet w/dual USB ports in kitchen (permits after 03/01/2024)
Kwikset door hardware, including Smartkey functionality at all exterior doors

2 Electrical outlet w/dual USB ports in primary bedroom (permits after 03/01/2024)
Electric vehicle charging plug (220V 50Amp service; homes permitted after 01/01/2024)
Deako Smart Package (2 smart switches, 2 smart dimmer switches, and 1 simple motion sensor switch) (Homes permitted 11/1/24)

Garage

Pull-down attic access in garage (per plan)

Finished 2-car garage with wall texture, trim and paint