

NEW HOME CONSULTANT
Holly McGowen
405-229-7504 Cell Phone
(405) 364-9999 Model Home

Community: Sleepy Hollow
Model: 926 Hudson Road, Chickasha, OK 73018



917 Dusky Valley Lane
Chickasha, OK 73018

SOLD

Price and availability are subject to change without prior notice. Accurate as of Nov 19, 2026.

From the Scissortail Collection

Floor Plan: Spruce
Square Feet: 1,518 (m.o.l.)
Bedrooms: 3
Bathrooms: 2.0
Garage: 2 Car

The availability and/or features of this plan are subject to change without prior notice. Price of this plan will vary at different communities. Please contact our New Home Consultant for details and available homes with this plan.

Included Features

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Safety

Installed smoke detectors
Oriented Strand Board (OSB) exterior walls
Tornado Straps that secure perimeter walls to rafters/roof
Carbon Monoxide detectors
Anchor bolts that secure perimeter walls to foundation
Kwikset door Hardware, including Smartkey functionality at all exterior doors

Bathroom

Undermount sinks
Single Sink in Primary Bath
One piece shower enclosure in all baths
Price Pfister® Pfirst series bathroom faucet and shower trim
Ceramic tile floor
Square undermount sinks in all baths
1.6 cm granite or quartz in all baths with 4" backsplash
Vanity cabinet with kneespace in primary bath (varies per plan)

Energy-efficiency

LED lights throughout
Continuous eave roof ventilation
R-8 Perimeter foam insulation at slab
R-8 Insulated and mastic sealed A/C ducts
R-15 blown-in insulation in external walls. Excludes garage
Sill seal foam gasket used under exterior framing, against concrete, to reduce air loss

HERS Index Energy Efficiency Rating performed twice by 3rd party licensed inspector (every home is tested; score varies per plan & home permit date)

Radiant barrier roof decking
R-44 blown-in insulation in attic
Up to 96% efficient tankless water heater
Gas heating 96% high efficiency furnace & duct work
Polycel caulking around windows, doors and joints (energy efficient caulking package)
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
*Uponor AquaPEX tubing for water lines
Electric dryer connection in utility room
Heat-taped condensation lines (attic only)
15.2 SEER electrical central air conditioning
Sheetrock screwed to studs/walls (except Barrel Ceilings)
*Atlas Pinnacle HP42 160 MPH class 3 impact rated shingles with Scotchgard with lifetime limited warranty
Sheetrock screwed to studs/walls
6 mil poly moisture barrier under slab
Enhanced modified slab on grade foundation
Protective ground fault interrupter circuits
Exterior 2 x 4 stud-grade lumber walls (16" on center)
*Air and moisture barrier DUPONT TYVEK HOMEWRAP with 10-year warranty
Exterior to interior CAT 5e outlet in front coat closet (RG6 Quad-shield cable wiring) (Homes permitted after November 1, 2024)

Exterior Finishes

Full sod
Scissortail Landscaping package
Diverter over entry and AC Pad (vary per plan)
Brick exterior with partial siding (varies per plan)
Brick Mailbox
2 Woodford freeze-proof exterior water spigots
Minimum of 2 exterior waterproof electrical outlets

Warranties

Termite company's 5-year warranty
RWC New Home limited 10-year warranty
Manufacturer's limited lifetime shingle warranty
Builder's limited one-year warranty
Manufacturer's limited appliance 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)

Garage

Garage pre-wired for garage door opener
Finished 2-car garage with wall texture, trim and paint
Pull-down attic access in garage (per plan)

* Features subject to availability.
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Interior Finishes

Square corners
Ceramic Tile in baths and utility
Window Sill and Apron at all windows
Ceiling fans in living room (box rated for ceiling fans in all bedrooms)
Raised 9' ceiling in living areas and primary bedrooms (in single story plan)
Hand textured walls
3” paint grade baseboard and casing
Insulated entry door (panel style may vary)
Luxury Vinyl in all kitchen, dining room, living room, entry and hallways
Wall-to-Wall plush cut loop berber carpet with 1/2” 6 lb. pad in all bedrooms and bedroom closets

Kitchen

1.6 cm quartz countertops
Water line for refrigerator icemaker
1/3 horsepower sink garbage disposal w/ air switch
30" soft-close upper kitchen wood cabinets (painted/stained)
Price Pfister kitchen faucet
Tiled backsplash up to the bottom of cabinets
Single bowl stainless steel 8” deep under mount kitchen sink
Samsung stainless steel top control dishwasher, over the range microwave, and wifi enabled free-standing gas range

Smart Home Features

Wifi-Enabled Samsung Range
Electric vehicle charging plug (220V 50Amp service; homes permitted after 01/01/2024)
Ecobee® Programmable, Wifi-Enabled, Thermostat with Heat/Cool Auto mode

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