19612 Bolton Road  
Edmond, OK 73012

**HOME PRICED AT**

$210,146

Price and availability are subject to change without prior notice. Accurate as of Nov 30, 2020.

From the Sonoma Collection

**Floor Plan:** Bradford  
**Square Feet:** 1,416 (m.o.l.)  
**Bedrooms:** 3  
**Bathrooms:** 2.0  
**Garage:** 2 Car

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This floor plan with a HERS Index Rating of 43 is:

- 63% more energy efficient than a typical new home
- 100% more energy efficient than a typical existing home

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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

Address: 19612 Bolton Road    Price: $210,146
Collection: The Sonoma Collection   Floor Plan: Bradford
Square Feet: 1,416 (m.o.l.)   Bedrooms: 3   Bathrooms: 2.0   Garage: 2 Car

Warranties
Builder’s limited one-year warranty
Termite company’s warranty
Manufacturer’s limited appliance warranty
Manufacturer’s limited heating & cooling units warranty
Manufacturer’s limited lifetime shingle warranty
RWC New Home limited 10-year warranty

Safety
Oriented Strand Board (OSB) exterior walls
ADT Command Panel Security System
Anchor bolts that secure perimeter walls to foundation
Tornado Straps that secure perimeter walls to rafters/roof
Kwikset Smart Key locks and hardware
ToughRock® Fireguard® 45 Gypsum Board sheetrock screwed to studs/walls
(exception Barreled Ceilings)
Installed smoke detectors
Carbon Monoxide Sensor

Energy-efficiency
Radiant Barrier Roof Decking
R-15 blown-in insulation in external walls. Excludes garage
Gas heating 96% high efficiency furnace and duct work
Low-e Thermalpane tilt-in vinyl windows with screen (U-Factors of .35 or less & SHGC Coefficient with argon gas of .26 or less)
Plycem caulk around windows, doors and joints (energy efficient caulking package)
R-8 Perimeter foam insulation under slab
Eave roof ventilation
R-8 Insulated and mastic sealed A/C ducts
R-19 batt insulation in sloped ceiling
R-44 blown-in insulation in attic
HERS Index Energy Efficiency Rating (every home is tested; score varies per plan & home permit date)
97% efficient tankless water heater

Construction / Plumbing / Electric / Mechanical
Copper electrical wiring
Heat-taped condensation lines (attic only)
Category 5 structured wiring
Protective ground fault interrupter circuits
RG6 quad shield cable wiring (at least 4 cable outlets)
Air and moisture barrier DUPONT TYVEK HOMEWRAP with 10-year warranty
Moisture Barrier that lays on top of foundation (homes permitted after 02/01/2020)
Electric dryer connection in utility room
16 SEER electrical central air conditioning
Uponor AquaPEX tubing for water lines
Enhanced modified slab on grade
Interior doors (panel style may vary)
Concrete patio (vary per plan)
Minimum of 2 exterior waterproof electrical outlets
Front and side yard sod
Combo Brick Exterior and Siding on Back (Varies per Plan)
Shutters and/or dormers (vary per plan)

Exterior Finishes
Brick mailbox (may vary due to location of property)
Two Woodford Freeze-Proof Exterior Water Spigots
Concrete patio (vary per plan)
6 ft backyard fence with one gate (Connects to existing fence if applicable. Fence begins from back corner of home.)
Minimum of 2 exterior waterproof electrical outlets
Gutting over entry and AC pad (vary per plan)
Front and side yard sod
Semi-gloss exterior paint
Combo Brick Exterior and Siding on Back (Varies per Plan)

Interior Finishes
2 Electrical outlets w/dual USB ports (in the kitchen & master bedroom) (permitted after 08/01/19)
Raided 10’ ceiling in living areas and master bedrooms (in single story plan)
Head texturized walls
Light fixture package (includes wiring & installation)
Garage pre-wired for garage door opener
Ceiling fans in living room and master bedroom
2 cm granite or quartz kitchen countertops with travertine
Raided 10’ ceiling in living areas and master bedrooms (in single story plan)
Hand textured walls
Double or Single French Back Door with Built-in Blinds
Garage pre-wired for garage door opener
Celling fans in living room and master bedroom

Kitchen
1/3 horsepower sink garbage disposal
2 cm granite or quartz kitchen countertops with travertine
Ceramic tile floor (Kitchen and Dining area)
Staggered custom built flat panel wood cabinets with European hinges
Ceramic tile floor (Kitchen and Dining area)
Water line for refrigerator icemaker

Bathroom
Price Pfister® bathroom faucet (satin nickel or oil rubbed bronze)
Fiberglass shower / tub combo in master bath

Due to constant updates and revisions of our plans, your home may vary slightly from the designs features here. Please consult your New Home Consultant for details.