

Berkley Elite 3-car

Collection: Elite Collection Floor Plan: Berkley Elite 3-car

Square Feet: 2,535 (m.o.l.) Bedrooms: 4 Bathrooms: 3.5 Garage: 3 Car



Elevation A



Elevation B







This floor plan with a HERS Index Rating of 50 is:

- 50% more energy efficient than a typical new home
- 80% more energy efficient than a typical existing home

150 140 130 120 110 100 90 80 70 60 50 40 30 20 10 HIGH LOW **ENERGY ENERGY COSTS** Home Typical New Home **Creations** Existing Home





Included Features

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Interior Finishes

Square corners Hand textured walls 3" paint grade casing 5" paint grade baseboard Ventless gas log fireplace

Ceramic tile floor in baths and utility 55" Electric Fireplace (Permits 7/1/25)

Rocker switches (homes permitted after 5/1/23)

Deako Rocker Switches (Homes permitted after 11/1/24)

10' seasonal storage in primary closet (select plans)

Insulated entry door with glass insert (panel style may vary) Possible finishes include Satin Nickel, Matte Black, or Oil Rubbed Bronze

Standard wood-look tile selections in living room, dining, kitchen, entry and hall. Raised 10' ceiling in living areas and Primary bedrooms (trays 9') (on certain single

Ceiling fans in living room and primary bedroom (Box rated and wired for ceiling fans

in all other bedrooms)

Enhanced light package including chandelier, island pendants, coach lights and vanity

lights (varies per plan)

Kitchen

*Price Pfister® kitchen faucet Decorative vented hood to outside Water line for refrigerator icemaker Kitchen hardware for cabinets and drawers

3cm granite or quartz kitchen countertops

Tiled backsplash up to the bottom of cabinets

LED Under Cabinet Lighting (on selected plans)

Pendant lights over bar or island (select plans)

1/3 horsepower sink garbage disposal w/ air switch Extended cabinet and countertop depth 2" at cooktop

Soft-close 36" upper kitchen wood cabinets (painted/stained)

Quartz Undermount Single Basin Workstation Sink (Possible finishes include Black,

White, or Gray)

Safety

Carbon Monoxide detectors

Installed smoke detectors

Oriented Strand Board (OSB) exterior walls

Anchor bolts that secure perimeter walls to foundation

Bathroom

Undermount sinks

Ceramic tile floor Framed mirrors in all baths

Price Pfister® bathroom faucet **Energy-efficiency**

LED lights throughout Radiant barrier roof decking

Continuous eave roof ventilation R-44 blown-in insulation in attic

R-8 Perimeter foam insulation at slab

R-8 Insulated and mastic sealed A/C ducts

Light over Primary bathroom showers

Steel tub with tiled walls in secondary bathroom(s) *Schluter-KERDI Shower System behind all shower walls Tiled shower and tile-surrounded garden tub in Primary bath

Up to 96% efficient tankless water heater

Gas heating 96% high efficiency furnace & duct work R-15 blown-in insulation in external walls. Excludes garage

Polycel caulking around windows, doors and joints (energy efficient caulking package) Sill seal foam gasket used under exterior framing, against concrete, to reduce air loss 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

Sheetrock screwed to studs/walls 6 mil poly moisture barrier under slab

*Uponor AquaPEX tubing for water lines

Electric dryer connection in utility room

Heat-taped condensation lines (attic only)

Enhanced modified slab on grade foundation

Protective ground fault interrupter circuits

15.2 SEER electrical central air conditioning

Exterior 2 x 4 stud-grade lumber walls (16" on center)

*Air and moisture barrier DUPONT TYVEK HOMEWRAP with 10-year warranty *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

