



**NEW HOME CONSULTANT**  
**Steve Redd**  
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 (918) 832-0999 Model Home

**Community:** Battle Creek Park  
**Model:** 4025 S 148th Place E, Tulsa, OK 74134



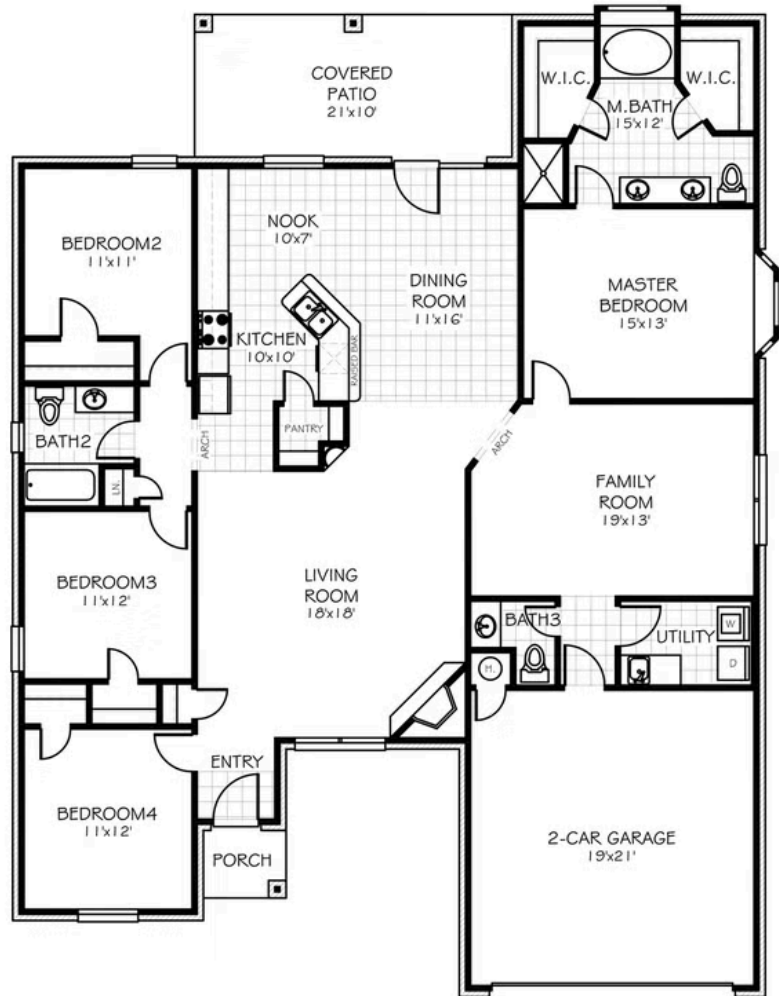
**4022 S 149th E Avenue**  
**Tulsa, OK 74134**

**SOLD**

Price and availability are subject to change without prior notice. Accurate as of Jan 09, 2026.

**From the Wellington Collection**

**Floor Plan:** Chelsea  
**Square Feet:** 2,194 (m.o.l.)  
**Bedrooms:** 3  
**Bathrooms:** 4.0  
**Garage:** 2 Car





# Included Features

**Address:** 4022 S 149th E Avenue **Price:** \$None

**Collection:** Wellington Collection **Floor Plan:** Chelsea

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## Safety

Oriented Strand Board (OSB) exterior walls - safety  
Tornado Straps that secure perimeter walls to rafters - safety  
Sheetrock screwed to studs/walls (except Barrel Ceilings) - safety

Installed smoke & carbon monoxide detectors - safety  
Anchor bolts that secure perimeter walls to foundation - safety

## Bathroom

Elongated toilets in bathrooms - bathroom  
3 cm granite vanity tops with ceramic undermount bowls - bathroom  
Garden tub and separate shower with glass doors and acrylic insert in Master Bath - bathroom

Fiberglass shower/tub combo in Hall bathroom - bathroom  
Bathroom hardware in Brushed Nickel or Oil Rubbed Bronze - bathroom

## Energy-efficiency

Eave roof ventilation - energy-efficiency  
Radiant Barrier Roof Decking - energy-efficiency  
R-8 Perimeter foam insulation at slab - energy-efficiency  
R-19 Batt insulation in sloped ceiling - energy-efficiency  
Polycell caulking around windows, doors and joints - energy-efficiency  
R-44 Blown-in insulation in attic and RR-15 in exterior walls - energy-efficiency  
  
Up to 96% efficient gas tankless water heater (homes permitted after 4/15/19) - energy-efficiency

Premeter slab insulation - energy-efficiency  
House wrap with moisture barrier - energy-efficiency  
Insulated and mastic sealed A/C ducts - energy-efficiency  
Gas heating 96% high efficiency furnace - energy-efficiency  
Low-e Thermalpane tilt-in vinyl windows with screen - energy-efficiency  
HERS Index Energy Efficiency Rating (varies per plan & home permit date) - energy-efficiency

## Construction / Plumbing / Electrical / Mechanical

Copper electrical wiring - construction-plumbing-electrical-mechanical  
Category 5 structured wiring - construction-plumbing-electrical-mechanical  
Exterior 2 x 4 stud-grade lumber walls - construction-plumbing-electrical-mechanical  
16 SEER electrical central air conditioning - construction-plumbing-electrical-mechanical  
Stone trim on front of home per plan (upgraded stucco accent wall available) - construction-plumbing-electrical-mechanical

Copper electrical wiring - construction-plumbing-electrical-mechanical  
Uponor AquaPEX tubing for water lines - construction-plumbing-electrical-mechanical  
Electric dryer connection in utility room - construction-plumbing-electrical-mechanical  
Protective ground fault interrupter circuits - construction-plumbing-electrical-mechanical  
Exterior to interior CAT 5e outlet in front coat closet (RG6 Quad-shield cable wiring) (Homes permitted after November 1, 2024) - construction-plumbing-electrical-mechanical

## Exterior Finishes

Landscaping package - exterior-finishes  
Concrete patio (varies per plan) - exterior-finishes  
Three exterior waterproof electrical outlets - exterior-finishes  
Brick mailbox with cast stone address block (may vary due to location of property) - exterior-finishes  
Two-car garage with insulated, wind-resistant steel panels, and garage door opener with two remote control openers - exterior-finishes

Semi-gloss exterior paint - exterior-finishes  
Two exterior frost proof water spigots - exterior-finishes  
Guttering over AC pad and entry (varies per plan) - exterior-finishes  
Brick exterior with brick ledge and siding on back with stone trim on front (varies per plan) - exterior-finishes

## Warranties

Termite company's warranty - warranties  
RWC New Home limited 10-year warranty - warranties  
Manufacturer's limited appliance warranty - warranties  
Manufacturer's limited heating & cooling units warranty - warranties

Builder's limited one-year warranty - warranties  
Brick company's limited 100-year warranty - warranties  
Manufacturer's limited lifetime shingle warranty - warranties

## Inspections / Engineering

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

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## Interior Finishes

Full Blinds  
Paint grade crown molding  
Insulated entry door (panel style may vary)  
Box rated for ceiling fan in all other bedrooms  
Gas log fireplace or modern style electric fireplace  
Pull-down attic access in garage (in single story plan)  
Custom light fixture package (includes wiring & installation)

Paint grade baseboards  
Orange peel texture walls  
Ceiling fans in living room and master bedroom  
Bullnose corners in common areas (varies per plan)  
Wall-to-wall plush cut berber carpet with 1/2" 6lb pad  
Raised 10' ceiling in living areas (in single story plan)  
Ceramic tile floor in entry, kitchen, dining room, bathrooms and utility room

## Kitchen

Gas stub in kitchen  
Water line for refrigerator icemaker  
USB outlet in kitchen (house permitted after 5/1/2017)  
Stainless steel gas freestanding range, over the range microwave and dishwasher (homes permitted after 4/15/19)

1-hole kitchen faucet  
Pendant lights over bar (varies per plan)  
3 cm granite or quartz kitchen countertops with travertine backsplash

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