

## FACTS & FEATURES

# WOLF RANCH

### THE WEEKLEY WAY

- More than four decades of home building experience
- Over 90,000 happy Homeowners
- Every home is backed by an industry-leading, multi-level warranty program to assure complete Customer Satisfaction after you move into your new home
- Personal Builder<sup>SM</sup> program with weekly updates
- Three scheduled Homebuyer Meetings with your Personal Builder during the construction process of your home
- MyDWHome.com, a website exclusively for David Weekley Homebuyers that allows our Customers to check the construction status of their new home, view photos and contact their Sales Consultant and Personal Builder with the click of a button
- Exclusive Homeowner Portfolio to assist you in your homeowning experience
- Professional Design Consultant to assist you with all your selections and help make your dream home a reality
- New home orientation prior to closing to assure total Customer Satisfaction and understanding of how your home works
- Final Homebuyer Meeting with your Warranty Service Representative after closing on your home
- Named Builder of the Year by the Home Builders Association of Greater Austin in 2019
- Ranked highest in Customer Satisfaction four times with new home builders in Austin by J.D. Power and Associates
- Named to *FORTUNE* Magazine's "100 Best Companies to Work For®" list 13 times
- Two-time winner of *Professional Builder* magazine's "Builder of the Year"
- Ranked Largest Private Home Builder in America by *BUILDER* magazine
- Awarded 2012 Customer Service Champion from J.D. Power and Associates
- More than 785 design awards and counting...

### DAVID WEEKLEY ENERGYSAVER PROGRAM

- Energy saving construction consistent with the Environments for Living Diamond program and recommendations.
- All homes receive **Energy Star** certification
- Each home extensively tested by third party companies to ensure efficient heating and cooling
- Individually certified HERS score for peace of mind
- Advanced Framing techniques greatly enhance energy efficiency which results in substantial energy cost savings and puts money back in your pocket
- **TECHSHIELD** radiant barrier roof decking for a cooler attic and lower AC bills
- Vinyl Low E 3 solar reflective double pane insulated windows let the light in but keeps the heat out, lowering energy usage
- High efficiency **CARRIER** 16 SEER air conditioning system with **PURON** refrigerant
- Programmable thermostat
- Zoned heating and cooling on all two-story homes to maximize comfort
- **APRILAIRE** ventilation control system provides fresh, filtered air in the home by replacing old, stale air
- **APRILAIRE** 4" pleated MERV-11 filtration at each A/C unit to clean air more efficiently
- Jump ducts in all bedrooms and study to equalize air pressure and maintain even temperatures throughout home
- 50-Gallon Rapid Recovery Gas Water Heater
- Smoke and carbon monoxide detectors hard-wired, with battery backup, per plan
- LED bulbs throughout 95% of the home, where applicable
- **Energy Star SEAGULL** 52" reversible ceiling fans included in the family room, study and Owner's Retreat
- R-38 blown insulation in accessible ceilings and R-22 batt in sloped areas
- R-19 exterior walls assembly with exterior masonry
- **DOW SILL SEAL** on first floor exterior walls to help prevent water infiltration
- Multi-stage polysealant around base plates, doors, and windows to prevent air infiltration and lower energy costs

### VALUED CONSTRUCTION

- Advanced Framing techniques for enhanced structural integrity with 2x6 Exterior Walls
- Post Tension foundation engineered for site specific soil conditions
- Treated bottom plates on interior and exterior walls of first floor to help protect against termite or water damage
- Non-corrosive water piping for enhanced water quality
- Engineered wind shear braces on all exterior walls
- 3/4" tongue and groove subflooring secured by glue & ring shanked nails to minimize floor squeaks
- Hardi-Backer with waterproofing membrane behind tub &/or shower areas
- Insulated hot water lines

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### ATTRACTIVE EXTERIORS

- Award winning exteriors
- Four sides masonry on 1st floor, 100% masonry or stucco on front of home, per plan
- Premium clay fired brick
- Durable CEMPLANK siding
- Durable JAMES HARDIE soffit
- Wide selection of exterior trim colors
- Premium GAF/ELK Timberline Lifetime Natural Shadow Weathered Wood colored shingles
- Front gutters to aid in diverting water away from your home
- Covered rear porch, per plan
- 2 conveniently located hose bibs
- 2-car garage with steel paneled door, per plan
- Pre-wired for garage door opener
- Decorative low maintenance (Level 1) front door
- Metal 1 lite back door
- KWIKSET antique nickel hardware on all exterior doors
- Cedar Built Shutters, per plan
- Fully sodded and landscaped yards with sprinkler
- Borate treated wood framing to repel termites
- Taexx Tubes-in-the-Wall Pest Control System
- 6' Cedar privacy fencing, stained with metal posts
- Front and rear GFCI electrical outlets
- Brushed concrete driveway
- Address plaque, per plan

### STYLISH INTERIORS

- Flexible designs allow you to customize your home
- Spacious 10' ceilings on first floor, per plan
- Decorative interior wall and trim colors by PITTSBURGH PAINTS
- Choice of tile at entry, kitchen, breakfast, utility and bathrooms, per plan
- Decorator trim package on first floor
- Durable carpet in a wide selection of colors with a quality 1/2" high density pad
- Blocked for fans in all bedrooms
- Two panel interior doors
- KWIKSET antique nickel hardware on all interior doors
- Prestigious monterey drag texture on walls and ceilings
- Rounded dry-wall corners
- Fully dry-walled, textured and painted garages
- Utility Room shelves

### GOURMET KITCHENS

- Granite or Silestone countertops in a variety of colors
- 42" cabinets with adjustable shelves to maximize storage
- Timberlake Flat Panel style cabinets in Maple or Oak
- Choice of tile flooring at kitchen and breakfast
- Eye-catching ceramic tile backsplash (Level 1)
- Whirlpool Stainless Steel self-cleaning gas range
- Whirlpool Stainless Steel over-the-range Microwave Oven
- Whirlpool Energy Star Qualified Stainless Steel built-in dishwasher
- Ice maker connection for easy connection to refrigerator
- Durable 10" stainless steel undermount double compartment sink
- MOEN CHATEAU single lever chrome stainless steel faucet with vegetable spray
- High capacity garbage disposal for easy clean up
- Spacious islands for extra work space, per plan
- Large pantries with deep shelving, per plan
- Conveniently located electrical outlets
- Recessed can lights in kitchen and pendant lights at island
- Efficiently organized work space

### LUXURIOUS MASTER BATH & OWNER'S RETREAT

- Oversized ROYAL PARADISE BATH tub, most plans
- Stand alone glass-enclosed shower with chrome fixtures
- MOEN POSI-TEMP shower valves maintain water pressure and control temperature to protect against scalding
- MOEN GIBSON chrome fixtures with matching accessories
- White cultured marble vanity with integrated sink bowl(s), per plan
- Private water closet
- Elongated high efficiency commodes in all baths
- Ample linen storage, per plan
- Spacious and private, king-sized master suites
- Large walk-in closets

### TECHNOLOGY, SAFETY AND SECURITY

- Integrated structured wiring package to include OnQ panel with 3 CAT6E and 3 RG6
- HomePro Technologies Home Automation System with camera & motion detector
- Arc-fault breakers on all interior outlets
- Protective ground fault interrupter circuits, per plan
- KWIKSET privacy deadbolts on all exterior doors and KWIKSET keylocks on all attic doors
- Tamper-resistant plates at all electrical outlets

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