

MOVE IN READY



**STAFFORD**  
HOMES & LAND LLC

The artist rendering is a preliminary illustration. Actual finish and trim WILL vary, shown for reference only

**ORCHARD**  
GLENN'S

## 1692 S.E. Academy St \$344,900

3 Bed, 2 Bath, 1935 sf, 3-car garage, tray ceiling accents

This spacious new single-level home has an open floor plan with generous room, amenities and storage galore. Rich slab granite counters in kitchen with full back splashes and island. Covered front entry. Open patio in back. Carpet, vinyl and laminate wood flooring throughout with fine trim details. Tray ceiling in great room, foyer and master. You will love the large walk-in closet. Stainless steel finish appliances, great room with a cozy gas fire place. Front yard irrigation system with landscaping and more.

**Features include:** EPS energy efficiency score is 53. That is 26% better than code-built! Epoxy-coated garage floor, Glass shower enclosure in master, Gas fireplace, 95% High-efficiency furnace, Granite slab counter, Front landscaping, sprinkler system w-timer.

3 Bed 2 Bath, 1935 sf, 3-car Gar. Lot 10 / Prop Type: Detached / ML# 17566725 / Whitworth Elem / Lacreole Mid / Dallas HS / BI-MICO / DW / DISP / GAS-RNG / SSAPPL / 95+GAS-FOR-AIR / GAS-FPLC / LAM-FL / VINYL-FL / WW-CARP / COV-ENTRY  
1692 S.E. Academy St. Dallas, OR 97338 ML# 17566725



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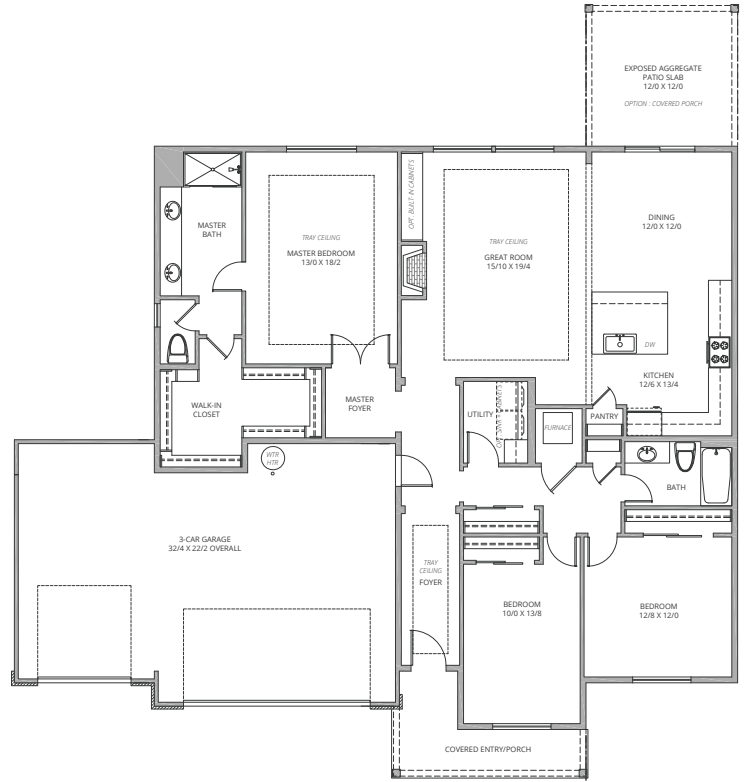


# ORCHARD GLEANN'S

## Orchard Gleanns | Lot 10 Floor plan

3 Bed, 2 Bath, 1935 sf, 3-car garage  
1692 S.E. Academy Street Dallas, OR 97338

Lot 10 - elevation / floor plan drawings



**Features include:** EPS energy efficiency scoring, Sprinkler system, Glass shower enclosure, Gas fireplace, Fenced back yard, more

**EPS™ IS AN ENERGY PERFORMANCE SCORE** that measures and rates the net energy consumptions and carbon footprint of a newly constructed home. The lower the score, the better — a low EPS identifies a home as energy efficient with a smaller carbon footprint and lower energy costs.

**THIS HOME:** Estimated average energy cost per month: Electric \$66, Natural Gas \$21 (Estimated Energy Cost calculated using \$0.11 per kWh and \$0.91 per therm)

**ENERGY-EFFICIENT FEATURES** that contribute to this home's score:

- Insulated Ceiling: R-49 Efficient Windows: U-0.3 Space Heating: 95.0 % AFUE Furnace
- Insulated Walls: R-23 Efficient Lighting: Envelope Tightness: 3.0 ACH @ 50Pa
- Insulated Floors: R-30 Water Heater: Heat Pump 3.5 EF:



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Specifications, pricing, finish and designs subject to change without notice. Features, trim, details and elevations will vary from artist rendering and marketing plan. Materials subject to market fluctuations, supplier availability and product cycles; which may require substitution of equal to or better than items solely at the discretion of the builder. REV. 08/2/2017