



ENERGY STAR



STAFFORD
HOMES & LAND LLC

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



570 S.E Cooper St \$384,900

3 Bed, 3 Bath, 2383 sf, 3-car garage, Bonus room

This spacious master on main home has a great floor plan with den/flex room, amenities and storage. Rich slab granite counters in kitchen, with full back splashes and island. Front entry and back patio are covered. Carpet, vinyl and laminate wood flooring throughout. Fine details like tray ceilings in great room, foyer and master. Walk-in closet. Stainless finish appliances, tile-faced gas fire place, fully landscaped with timer controlled sprinkler, fenced and gated. **Energy Star** certified home.

Features include: EPS energy efficiency scoring, Epoxy-coated garage floor, Glass shower enclosure in master, Gas fireplace, 96+% High-efficiency furnace, Granite slab counter, Landscaped, Sprinkler system w-timer.

3 Bed 3 Bath, 2383 sf, 3-car Garage. Lot 29 / Property Type: Detached / ML# 18165337 / Whitworth Elem / Lacreole Mid / Dallas HS / BI-MICO / DW / DISP / GAS-RNG / SSAPPL / 96+ GAS-FOR-AIR / GAS-FPLC / LAM-FL / VINYL-FL / WW-CARP / COV-ENTRY / SOLAR-READY



Sample photo from one of our completed homes. Actual finish will vary, shown for reference only



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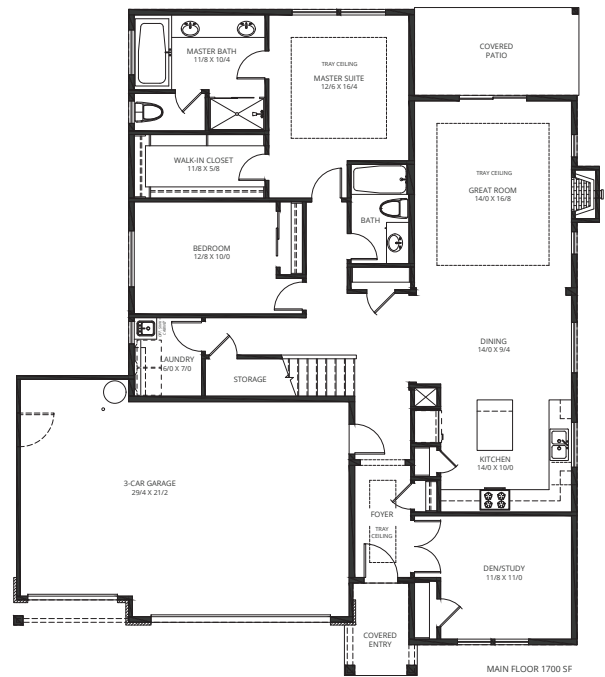
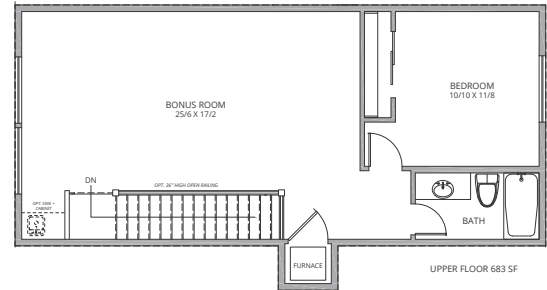
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Orchard Gleanns | Lot 29 Floor plan
 3 Bed, 3 Bath, 2383 sf, 3-car garage, Bonus room

Lot 29 - elevation / floor plan drawings



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 \$60, Natural Gas \$20 (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: 96.0 % AFUE Furnace
- Insulated Walls: R-23 Efficient Lighting: Envelope Tightness: 3.0 ACH @ 50Pa
- Insulated Floors: R-30 Water Heater: Heat Pump 3.2 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. 05/9/2018