



Community: Sleepy Hollow

Model: 926 Hudson Road, Chickasha, OK 73018



912 Hudson Road Chickasha, OK 73018

SOLD

Price and availability are subject to change without prior notice. Accurate as of Feb 05, 2025.

From the Scissortail Collection

Floor Plan: Alabaster

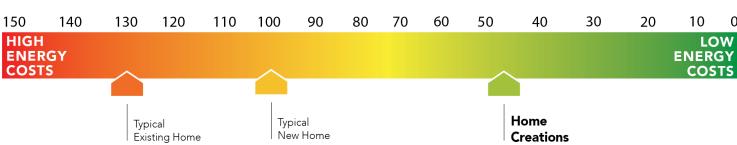
Square Feet: 1,337 (m.o.l.)

Bedrooms: 3 Bathrooms: 2.0



This floor plan with a HERS Index Rating of 48 is:

- 52% more energy efficient than a typical new home
- 82% more energy efficient than a typical existing home







Included Features

Address: 912 Hudson Road Price: \$199,990

Collection: The Scissortail Collection **Floor Plan:** Alabaster Square Feet: 1,337 (m.o.l.) Bedrooms: 3 Bathrooms: 2.0

Construction / Plumbing / Electrical / Mechanical

Copper electrical wiring

6 mil poly moisture barrier under slab Electric dryer connection in utility room Enhanced modified slab on grade foundation

15.2 SEER electrical central air conditioning Sheetrock screwed to studs/walls (except Barrel Ceilings)

*Atlas Pinnacle HP42 130 MPH class 3 impact rated shingles with Scotchgard with

lifetime limited warranty

Sheetrock screwed to studs/walls *Uponor AquaPEX tubing for water lines Heat-taped condensation lines (attic only) Protective ground fault interrupter circuits

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

*Air and moisture barrier DUPONT TYVEK HOMEWRAP with 10-year warranty Exterior to interior CAT 5e outlet in front coat closet (RG6 Quad-shield cable wiring)

(Homes permitted after November 1, 2024)

Bathroom

Undermount sinks Single Sink in Primary Bath

One piece shower enclosure in all baths

Price Pfister® Pfirst series bathroom faucet and shower trim

Ceramic tile floor

Square undermount sinks in all baths

1.6 cm granite or quartz in all baths with 4" backsplash Vanity cabinet with kneespace in primary bath (varies per plan)

Interior Finishes

Square corners Ceramic Tile in baths and utility Window Sill and Apron at all windows

Ceiling fans in living room (box rated for ceiling fans in all bedrooms)
Raised 9' ceiling in living areas and primary bedrooms (in single story plan)

Hand textured walls

3" paint grade baseboard and casing Insulated entry door (panel style may vary)

Luxury Vinyl in all kitchen, dining room, living room, entry and hallways

Wall-to-Wall plush cut loop berber carpet with 1/2" 6 lb. pad in all bedrooms and

bedroom closets

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)

Energy-efficiency

LED lights throughout Continuous eave roof ventilation R-8 Perimeter foam insulation at slab

Up to 96% efficient tankless water heater

R-15 blown-in insulation in external walls. Excludes garage Polycel caulking around windows, doors and joints (energy efficient caulking package) Low-e Thermalpane tilt-in vinyl windows with screen (U-Factors of .30 or less & SHGC

Coefficient with argon gas of .26 or less)

Radiant barrier roof decking R-44 blown-in insulation in attic

R-8 Insulated and mastic sealed A/C ducts Gas heating 96% high efficiency furnace & duct work

Energy Star certified home (homes permitted after 01/01/2024)

Sill seal foam gasket used under exterior framing, against concrete, to reduce air loss

HERS Index Energy Efficiency Rating performed twice by 3rd party licensed inspector

(every home is tested; score varies per plan & home permit date)

Garage

Garage pre-wired for garage door opener

Finished 2-car garage with wall texture, trim and paint

Pull-down attic access in garage (per plan)

Safety

Carbon Monoxide detectors

Oriented Strand Board (OSB) exterior walls

Tornado Straps that secure perimeter walls to rafters/roof

Installed smoke detectors

Anchor bolts that secure perimeter walls to foundation

Kwikset door Hardware, including Smartkey functionality at all exterior doors

Smart Home Features

Wifi-Enabled Samsung Range

Electric vehicle charging plug (220V 50Amp service; homes permitted after

Ecobee® Programmable, Wifi-Enabled, Thermostat with Heat/Cool Auto mode

Exterior Finishes

Scissortail Landscaping package 2 Woodford freeze-proof exterior water spigots Brick exterior with partial siding (varies per plan) **Brick Mailbox**

Diverter over entry and AC Pad (vary per plan) Minimum of 2 exterior waterproof electrical outlets

Warranties

Termite company's 5-year warranty RWC New Home limited 10-year warranty

Manufacturer's limited lifetime shingle warranty

Builder's limited one-year warranty Manufacturer's limited appliance warranty

Manufacturer's limited heating & cooling units warranty

Buyer's Initials ____ ____ Buyer's Initials __ Seller's or its Representative's Initials _







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Kitchen

1.6 cm quartz countertops Water line for refrigerator icemaker 1/3 horsepower sink garbage disposal w/ air switch Single bowl stainless steel 8" deep under mount kitchen sink

Price Pfister kitchen faucet Tiled backsplash up to the bottom of cabinets 30" soft-close upper kitchen wood cabinets (painted/stained)
Samsung stainless steel top control dishwasher, over the range microwave, and wifi enabled free-standing gas range

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