



Community: Castleberry **Model:** 2524 NW 193rd Terrace, Edmond, OK 73012



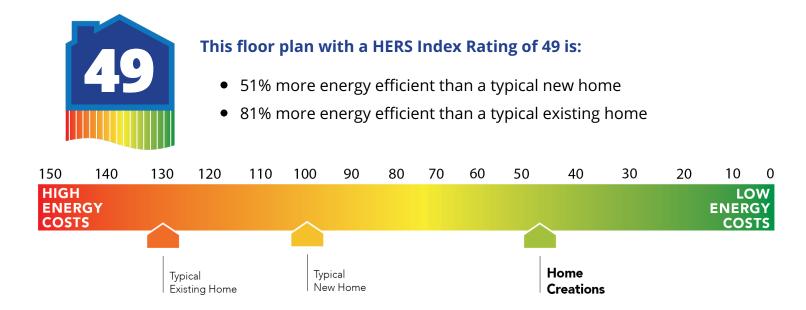
19717 Brookville Drive Edmond, OK 73012



Price and availability are subject to change without prior notice. Accurate as of Mar 14, 2025.

From the Elite Collection

Floor Plan: Newport Elite Square Feet: 2,030 (m.o.l.) Bedrooms: 4 Bathrooms: 2.5 Garage: 2 Car



The availability and/or features of this plan are subject to change without prior notice. Price of this plan will vary at different communities. Please contact our New Home Consultant for details and available homes with this plan.





Manufacturer's lifetime limited shingle warranty

Included Features

Address: 19717 Brookville Drive Price: \$None

Collection: The Elite Collection **Floor Plan:** Newport Elite

Square Feet: 2,030 (m.o.l.) Bedrooms: 4 Bathrooms: 2.5 Garage: 2 Car

Construction / Plumbing / Electrical / Mechanical Copper electrical wiring Sheetrock screwed to studs/walls 6 mil poly moisture barrier under slab *Uponor AquaPEX tubing for water lines Electric dryer connection in utility room Enhanced modified slab on grade foundation Heat-taped condensation lines (attic only) Protective ground fault interrupter circuits *Atlas Pinnacle HP42 130 MPH class 3 impact rated shingles with Scotchgard with 15.2 SEER electrical central air conditioning *Air and moisture barrier DUPONT TYVEK HOMEWRAP with 10-year warranty lifetime limited 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 Ceramic tile floor Framed mirrors in all baths Price Pfister® bathroom faucet Light over Primary bathroom showers Steel tub with tiled walls in secondary bathroom(s) *Schluter-KERDI Shower System behind all shower walls Tiled shower and tile-surrounded garden tub in Primary bath 2 cm granite or quartz bathroom countertops with 4" backsplash Inspections / Engineering All foundation & frame designs reviewed and stamped by 3rd party state-certified HERS Index energy efficiency rating inspection performed twice by 3rd party licensed engineer. inspector (every home is tested; score varies per plan & home permit date) **Energy-efficiency** LED lights throughout Radiant barrier roof decking Continuous eave roof ventilation R-44 blown-in insulation in attic R-8 Perimeter foam insulation at slab R-8 Insulated and mastic sealed A/C ducts Up to 96% efficient tankless water heater Gas heating 96% high efficiency furnace & duct work Energy Star certified home (homes permitted after 01/01/2024) 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 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) Coefficient with argon gas of .26 or less) Garage Finished 2-car garage with wall texture, trim and paint Pull-down attic access in garage (per plan) Wifi Enabled Garage Door Opener with 2 remotes (2-car garages only) Safety Installed smoke detectors Carbon Monoxide detectors Oriented Strand Board (OSB) exterior walls Anchor bolts that secure perimeter walls to foundation Tornado Straps that secure perimeter walls to rafters/roof **Smart Home Features** Video Doorbell with Free Storage and Playback Data Feature Ecobee® Programmable, Wifi-Enabled, Thermostat with Heat/Cool Auto mode 2 Electrical outlet w/dual USB ports in kitchen (permits after 03/01/2024) Kwikset door hardware, including Smartkey functionality at all exterior doors 2 Electrical outlet w/dual USB ports in primary bedroom (permits after 03/01/2024) Electric vehicle charging plug (220V 50Amp service; homes permitted after 01/01/2024) Deako Smart Package (2 smart switches, 2 smart dimmer switches, and 1 simple motion sensor switch) (Homes permitted 11/1/24) **Exterior Finishes** Full sod Covered patio 8/12 roof pitches Enhanced exterior accents Elite landscape package with stone border Brick mailbox with cast stone address block 2 Woodford freeze-proof exterior water spigots Minimum of 3 exterior waterproof electrical outlets Guttering over entry and AC pad (vary per plan) Brick exterior with partial siding (varies per plan) Warranties Termite company's 5-year warranty Builder's limited one-year warranty RWC New Home limited 10-year warranty Manufacturer's limited appliance warranty

Manufacturer's limited heating & cooling units warranty





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Interior Finishes

Square corners 3" paint grade casing Ventless gas log fireplace Rocker switches (homes permitted after 5/1/23) 10' seasonal storage in primary closet (select plans) Possible finishes include Satin Nickel, Matte Black, or Oil Rubbed Bronze Raised 10' ceiling in living areas and Primary bedrooms (trays 9') (on certain single story plans) Enhanced light package including chandelier, island pendants, coach lights and vanity lights (varies per plan)

Kitchen

*Price Pfister® kitchen faucet Water line for refrigerator icemaker 3cm granite or quartz kitchen countertops LED Under Cabinet Lighting (on selected plans) 1/3 horsepower sink garbage disposal w/ air switch Extended cabinet and countertop depth 2" at cooktop *Samsung stainless steel dishwasher, built-in microwave, drop-in gas cooktop, Wifi enabled electric oven with 36" 5-Burner Gas Cooktop Hand textured walls 5" paint grade baseboard Ceramic tile floor in baths and utility Deako Rocker Switches (Homes permitted after 11/1/24) Insulated entry door with glass insert (panel style may vary) Standard wood-look tile selections in living room, dining, kitchen, entry and hall. Ceiling fans in living room and primary bedroom (Box rated and wired for ceiling fans in all other bedrooms)

Decorative vented hood to outside Kitchen hardware for cabinets and drawers Tiled backsplash up to the bottom of cabinets Pendant lights over bar or island (select plans) Single basin undermount farm sink (stainless steel) Soft-close 36" upper kitchen wood cabinets (painted/stained)

