Harmony at Roberts Ranch

Included Features

BEAZER HOMES
Enjoy the Great Indoors

Home Performance Features

- As America's #1 Energy-Efficient Homebuilder*, your Beazer home delivers superior efficiency, improved air quality and ultimate comfort throughout the home. certified & Indoor airPLUS qualified, which means improved energy efficiency & air quality to give you a healthier, more comfortable home
- Energy-efficient all-electric homes
- SPAN® smart electrical panel designed to modernize your home energy system with ability to monitor & control electrical circuits from your smartphone or tablet
- Sherwin-Williams® Blue Loxon paint primer: superior long-lasting protection
- DuPont™ Tyvek® Homewrap® engineered for home comfort & durability all year long
- Whole house OSB exterior wrap
- R-4 Dow board lath foam with stucco finish
- Dual-pane windows with low-E glass to block UV light
- R-49 attic insulation to increase thermal resistance with radiant barrier sheathing
- 2x6 exterior wall framing with R-23 wall insulation
- Aero Barrier provides air-sealed technology to reduce air leakage in & out of the home
- Rheia® provides a compact air distribution system located entirely in the home's conditioned space to improve the efficiency of the system, lower energy usage & provide more comfort
- Whole house fresh air system with 75% efficient ERV with MERV 6 air filtration
- 96% high-efficiency electric heat pump Forced Air Unit (FAU) with multi-speed blower for optimal comfort & Savings
- 20 SEER top-tier energy-efficiency air-conditioning unit with quiet operation
- Air changes per hour 1.5 or less
- High-efficiency tank water heater
- WaterSense® certified plumbing fixtures including low-flow Moen® showerhead & low-flow toilets by Gerber®
- Solar Lease Program
- A distinctive variety of inspired architectural elevations
- High-quality Eagle tile concrete roof
- Sherwin-Williams® low VOC paint for improved air quality
- Therma-Tru® painted front door with Kwikset® Smart Lock ZWave technology in chrome
- Energy-saving Goodman programmable thermostat
- Multiple 3rd party quality & energy testing & inspections
- Fully drywalled and taped garage interiors
- Fire sprinkler system, carbon monoxide & smoke detectors
- Wayne Dalton™ garage door crafted for high-performance & with automatic opener & battery back-up & two remotes
- Dedicated space at garage with pre-wire powered EV-ready Leviton outlet for convenient charging for your electric vehicle. *EV charger not included

Elegant Interiors

- Single-story features 9' ceilings throughout
- Ceiling fan pre-wire at Great Room & Primary Bedroom (per plan)
- 12mm x 11¼" skirtboard at stairs for enhanced durability & lasting protection (per plan)
- Flat edge style baseboard & case molding
- DalTile 12x12 ceramic tile flooring at Primary Bath, Bath 2, Laundry Room & Mechanical Closet
- Versatile 2-panel interior door with chrome lever & hardware for a stylish finish
- Thoughtfully positioned flush mount LED lighting throughout with Decora® rocker-style light dimmer switch
- Built-in flat-screen future pipe, offering a seamless setup. Multi-media outlet pre-wired with RG6 for Cable TV/Data, industry-leading CAT6 Ethernet/Data, ensuring fast, reliable connections for all your digital needs (at select locations)
- Architectural enhancing bullnose corners on interior walls
- Stop & drop with USB wall port

Chef Inspired Kitchens

- Timberlake® recessed panel cabinetry in two elegant colors with 'Built to Fit' adjustable shelving, concealed hinges, melamine interiors & crown molding – featuring 42" upper cabinets
- Whirlpool® ENERGY STAR® stainless steel appliance package: electric range with FlexHeat™ Dual Radiant Elements & steam clean, 1.9 cu. ft. capacity steam microwave with cooking sensor, quiet dishwasher with boost & extended soak cycle
- Durable, easy-care stainless steel undermount sink with MOEN® sleek high arc pulldown faucet in chrome
- InSinkErator® heavy-duty 1/2HP garbage disposal
- Pre-plumbed for ice maker
- Quartz countertops in Simply White with 6" backsplash surrounding kitchen perimeter
- Flush mount LED lighting

Thoughtfully Designed Primary Suites

- Private primary bedroom with spacious walk-in closet
- Ceiling fan pre-wire ▪ Low-maintenance Magma Marblestone countertops in Blizzard White with dual handcrafted undermount sink & matching 4" backsplash
- Stylish Moen® WaterSense® chrome faucets with matching tub & shower fixtures
- 36" high raised bathroom cabinets with concealed hinges and melamine interiors
- Full-width vanity mirror
- Compartmentalized water closet with elongated toilet

Attractive Secondary Bathrooms

- 36" high raised bathroom cabinets with concealed hinges and melamine interiors
- Full-width vanity mirrors
- Magma Marblestone countertops in Blizzard White with matching 4" backsplash & flat polished edge
- Modern tile subway design tub & shower combo with full-length storage shelf, easy-to-clean durable finish at all full bathrooms (per plan

The Beazer Experience

- 1-year performance standards warranty
- 10-year structural warranty
- Pre-construction, pre-drywall, & New Home Celebration meeting with your Construction Manager
- Beazer Design Studio with selections available to personalize your new home

EQUAL HOUSING OPPORTUNITY
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Standard options and features lists as well as depictions of floor plans and elevations (each, a "Standard") are expressly not made part of any Purchase and Sale Agreement ("PSA"), nor do they give rise to any contractual relationship between you and Beazer Homes. Standards are intended only to provide a general overview. You may purchase an upgrade or, in its sole discretion, Beazer may substitute an alternative as provided in the PSA. The PSA's Addendum A will define what is included in your home. If you sign a Standard, it is simply your acknowledgment of receipt of the Standards applicable to this model of home. Construction specifications include moisture and mold control, radon resistant construction (where applicable), pest barriers, effective heating, ventilating and air-conditioning systems, safe combustion, and healthier building materials. Please visit www.epa.gov/indoorairplus for details. Beazer reserves the right to make changes without notice or obligation to plans, elevations and pricing. Illustrations and specifications are believed correct at time of publication, and are not intended to create any warranty or contract rights. *HERS stands for Home Energy Rating System. It's a standardized system used to measure a home's energy efficiency. A lower HERS score indicates a more energy-efficient home. HERS is like a home's MPG label. A lower HERS score means lower energy bills and a smaller environmental footprint. Our average gross HERS score in 2023 was 42. To confirm our position as the #1 energy efficient homebuilder in the US, we looked at the publicly reported average HERS scores during June 2025 for each of the top 30 homebuilders in the US (based on how many houses they sold in 2024) as determined by Builder Magazine's list https://www.builderonline.com/builder-100/builder-100-list/2025/ accessed on June 6, 2025. Beazer Homes reports our average gross HERS score i.e. without including solar power savings. We don't know for sure if the other builders report their energy efficiency scores (HERS scores) with or without including solar power savings. Any registered or unregistered trademarks appearing here are the registered or unregistered trademarks of and are owned by their respective owners. All plans, specifications, features, materials and appliances are subject to availability, change or substitution deemed advisable by Beazer Homes or as required by local building code or law. This feature sheet does not represent all standard specifications in your home. Details listed may vary depending on the plan, elevation, and options chosen. Please consult your New Home Counselor for details. ©2026 Beazer Homes. DRE License #01503061. 10/21/26.