

MONTECITO *Estates*

community features



Beautifully landscaped, Montecito offers a community park, Jr. Olympic-sized swimming pool, Jacuzzi hot tub, well-appointed clubhouse and extensive trails designed for walking, jogging and biking! Shopping, major thoroughfares and schools — Tony Hillerman, Tierra Antigua and Volcano Vista — are all nearby.

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America's Builder





community features

4700/5700 series feature changes

Build Green New Mexico—Silver Level. Build Green NM is a voluntary statewide program for certifying green technologies, products and practices in homebuilding. Only those homes certified within the BGNM program will receive a “certified” designation. Although some D.R. Horton homes are constructed using BGNM criteria, D.R. Horton makes no representations as to actual energy cost savings or specific energy performance. For more information, visit www.buildgreennm.com

R-10 perimeter foundation insulation

Energy efficient tankless water heater

90% energy efficient central forced air gas heating system with pilotless ignition

R-44 fiberglass blown insulation in attic ceilings (per plan)

Master Bath includes 5’ garden tub with separate shower and white cultured marble surrounds

Water conserving 1.28 gallon per flush, elongated commode fixtures (white)

foundation & flatwork

Engineered monolithic foundation with 3,000 PSI concrete

Concrete porch and patio (per plan)

framing/cornice

Bora-Care termite pre-treatment applied to exterior frame walls and wet area walls

Taexx in wall pest defense system installed

2x6 – 24” o.c. exterior bearing walls utilizing advanced framing technique for higher energy efficiency

9’ and 10’ ceiling heights on first floor (per plan elevation) with 8’ ceilings on second story

exterior stucco, cultured stone & address plaque

Decorative cultured stone accents included on specific elevations (per plan). Stone color predetermined according to exterior color scheme

Decorative wall mounted address numbers (or plaque) included

plumbing

Non-corrosive Pex pipe house water and service lines

Anti-siphon exterior hose bib at front and rear of home (per plan)

Recessed icemaker valve at refrigerator location

Foam insulated hot water lines

1/3 HP garbage disposal

HVAC system

Energy efficient 13 SEER refrigerated air conditioning system(s) per plan. Condenser(s) location may vary.

R-8 insulated hard duct HVAC supply system with 4’ sound suppressing flex line at registers. R-6 insulated flex duct return air system.

Programmable thermostat(s) per plan with battery backup

Exhaust fans installed in baths and utility rooms (per plan)

windows

Energy efficient metal reinforced vinyl frame windows with double paned non-divided Low E glass (almond-toned frame)

Screens included on all operable windows

electrical

Copper wiring to all 110 volt outlets and aluminum wiring to all sub-panels and 220V outlets

Blocked and pre-wired for optional ceiling fan with light in the Master Bedroom and Family Room (or Living Room, per plan)

Decora switches with standard outlets and cover plates

220V outlet for clothes dryer

Kitchen, bath, garage and all-weather exterior 110 outlets are on G.F.I. circuit(s)

All weather 110V G.F.I. outlets at front and rear of home

Telephone pre-wire in Kitchen and Master Bedroom (CAT 5 drops)

Cable TV pre-wire in Family Room (main living area) and Master Bedroom (RG6 coax prewires per plan)

Hardwired smoke detectors with batter backup installed per code

Security system pre-wiring

Solar ready conduit with all-weather cap

insulation

R-21 fiberglass blown-in insulation in all exterior walls (per plan)

Minimum of R-30 fiberglass blown insulation in second story subfloors above unconditioned areas

Foam seal air infiltration sealer at all exterior penetrations, doors, windows, and outlets

Weather stripping around exterior doors

drywall and texture

Rounded drywall corners (excluding windows and cased doors)

Interior walls to receive light to medium splatter drag wall texture

Interior ceilings to receive medium brocade ceiling texture

Garage walls and ceilings are rocked and taped (rough finish – no paint)

doors

Raised panel fiberglass insulated front door

Raised panel hardboard interior doors

Energy efficient metal reinforced vinyl framed sliding glass door with double panel Low E glass

Raised panel insulated sectional garage door (no glass. Exterior to receive paint. Interior side unfinished.

continued on back

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door hardware

Ball type brushed chrome look front door hardware knob with coordinated hinges and door stops (per plan)

interior trim

Pantry/Linen closets receive 3/4" particle board shelves, 16" deep as standard

D.R. Horton Closet Plus rod and shelf system (per plan) featuring 3/4" particle board shelving, 16" deep with wood rod as standard

Utility Room receives one 3/4" particle board shelf above washer and dryer

paint & stain finish

Interior paint scheme to be Beautiful Beige. Including walls, ceilings, doors and trim throughout in an eggshell finish.

Low VOC (volatile organic compound) interior paint used throughout

cabinets

Included "Birch Plus" cabinet package features Birch face frames, drop panel doors and drawer fronts (per plan) with concealed hinges

Kitchen islands are standard (per plan)

counter tops & sinks

Bath vanity tops to be white cultured marble with dual integral sink (per plan) and backsplash in Master Bath and single integral sink and backsplash in Hall Bath

bathroom fixtures & accessories

Hall Bath includes standard 5' tub with Vikrell shower wall panels

Powder Bath to receive pedestal sink with 24"x36" oval mirror

All baths receive Moen "Chateau" acrylic dual handle chrome sink faucet(s) with single lever pressure balancing tub/shower valve

lighting

Recessed can lights in Kitchen (per plan)

All bedrooms receive surface mount overhead light fixtures

Switched light fixture in Utility Room, and any walk-in closets or pantry

One exterior light fixture included at front porch and patio door

Two switched coach lamps at garage front

flooring

Carpeted areas (per plan), to receive quality "Robin's Nest" carpet by Shaw installed over 7/16" 6.0 lbs. rebond pad

Hard surface areas (per plan), to receive straight lay ceramic tile (minimum 12") with coordinated grout color

appliances

GE 30" free-standing gas range (white) – Model #JGBS23DEMWW

GE non-vented range hood with cooktop light (white) – Model #JN327HWW

GE Energy Star qualified, multi-cycle dishwasher (white) – Model #GSD2101RWW

walls & fences & gates

Rear yard and side yard walls to be tan cinder block (six courses exposed) as measured from the high side of the wall. Wall terminates near rear of home.

Side yard returns to be approximately 4' tall made of tubular steel pickets with one 3' gate on the garage side

gutters & downspouts

Partial gutters and/or downspouts (ivory color) to be installed on side or rear of home (per plan)

landscape & irrigation

Front yard landscape package is included and is preplanned and approved by the HOA (if applicable)



MONTECITO ESTATES

From the low \$200's • (505) 503-7130
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