

The Meadows on 177

Morrison Schools .5 acre

Rural Water Noble County District #2, Aerobic Septic System

Oklahoma Gas & Electric – Electric

- Impact resistant shingles “Lower Insurance Premiums”
- 6” water line with 4 fire hydrants serving addition
- 2 x 6 stud grade lumber in all exterior walls
- Energy efficient low E vinyl Clad Windows
- R-19 wall foam insulation
- R-30 Blown insulation in Attic
- High quality energy efficient heating and air system
- Moisture barrier around home protecting plywood sheathing
- Oversize Garage with steel doors
- Covered back patio
- Double sink in master bathroom
- Large farmhouse sink in kitchen with garbage disposal
- Hard surfaced granite counter top with ceramic backsplash
- Custom cabinets with self-closing hardware
- Stainless steel Appliances Electric Range, Dishwasher and Microwave
- Ceiling fans in Master Bedroom and Living room
- Vaulted ceiling in living room
- Oversized walk in Master Closet
- Hand-textured walls and ceiling with eggshell paint wall finish
- Luxury Vinyl tile in all rooms

Warranties and Services

- 5,000 Builder Concessions to be used anyway buyer determines
- FHA / VA approved construction
- 1 year builders Warranty of materials and workmanship
- 2-year warranty on Systems
- 5-year termite warranty
- 10 structural warranty option to be purchased by buyer