

Walnut Village WENDY

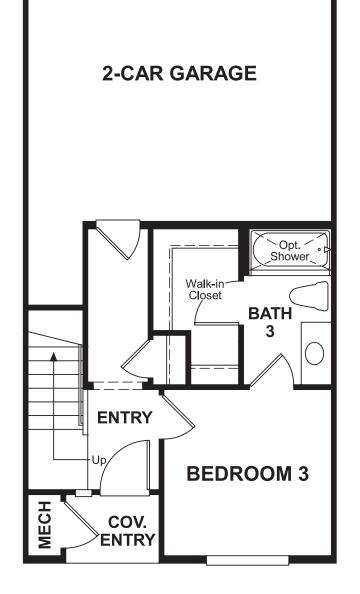
Approx. square feet: 1,800 Stories: 3

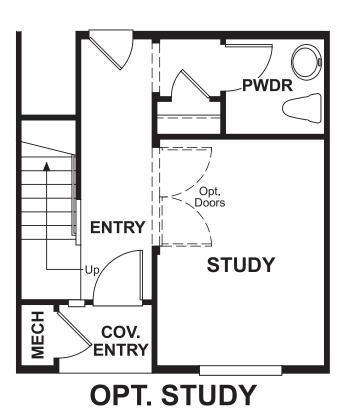
Bedrooms: 3

Garage: 2-car
Plan Number: \$689

Walnut Village WENDY







HOME GALLERY

5171 California Avenue Irvine, CA 92617 800-852-9714



Elevation Building I

Available elevations:

Approx. square feet: 1,800

Stories: 3
Bedrooms: 3
Garage: 2-car
Plan Number: \$689

The Wendy plan includes a convenient bedroom on the lower floor with a full bath and walk-in closet. Head up to the main floor to check out the relaxing balcony, lounge in the great room or entertain guests in the kitchen and adjacent dining room. The upstairs features two master suites with full bathrooms and walk-in closets. This floor plan also offers exciting personalization options, including a study and an optional great room.



Elevation Building I



COMMUNITY LOCATION

14834 West Nordhoff Street Panorama City, CA 91402 818-895-4507 HOME GALLERY 5171 California Avenue Irvine, CA 92617 800-852-9714

Floorplans and renderings are conceptual drawings and may vary from actual plans and homes as built. Options and features may not be available on all homes and are subject to change without notice. Actual homes may vary from photos and/or drawings which show upgraded landscaping and may not represent the lowest-priced homes in the community. Features may include optional upgrades and may not be available on all homes. Square footage numbers are approximate and are subject to change without notice. Prices, specifications and availability subject to change without notice. ©2017 Richmond American Homes, Richmond American Homes of Maryland, Inc. California Department of Real Estate - Real Estate Broker, Corporation License Number 01842595. 4/18/2017

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14834 West Nordhoff Street

Panorama City, CA 91402

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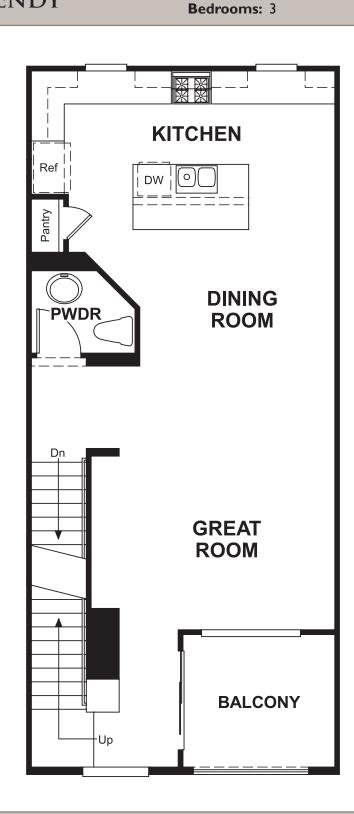
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Floor Plan Main Floor



THIS PLAN'S PROJECTED HERS® INDEX Projected Rating Based on Plans – Field Confirmation Required

How does this floor plan rate?

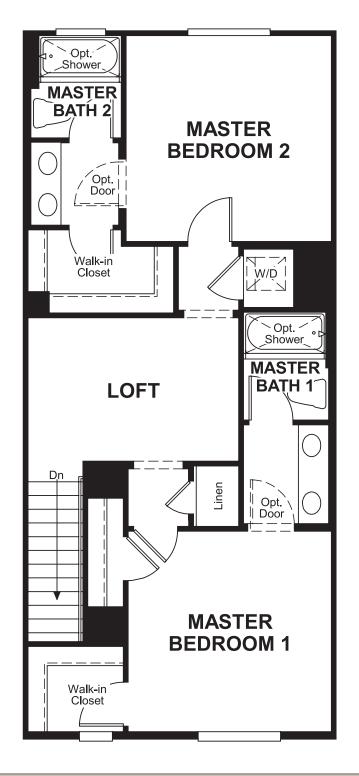
Take a look: 100 = Standard new home⁺ 130 = Typical resale home⁺⁺ The lower the number, the better! Refer to the RESNET® HERS index brochure or go to www.RESNET.us for details.

*This information is presented for education purposes only. The HERS index for a confirmed rating will be determined by a third-party HERS rater based on data gathered from on-site observations and, if required, testing of rated features for a home as featured, optioned, located, oriented and/or built.

+Standard new home is based on the RESNET® Reference Home definition with a HERS® index of 100 (based on the 2006 International Energy Conservation Code).

++Typical resale home is based on the U.S. Department of Energy definition with a HERS® index of 130.

Floor Plan Second Floor



What's a HERS® Index? HERS stands for Home Energy Rating System, a system created by RESNET® to measure home energy efficiency.^ A Projected HERS index or rating is a computer simulation performed prior to construction by a third-party HERS rater using RESNET-accredited rating software, rated feature and specification data derived from home plans, features and specifications, and other data selected or assumed by the rater. The projected HERS index is approximate and is subject to change without notice. Actual results will vary.

[^]RESNET® has developed the HERS® index to indicate the comparative efficiencies of homes. It is no guarantee that energy efficiencies will be achieved.