RICHMOND AMERICAN HOMES

FUSION AT BLOSSOM ROCK

THE NICOLA

Approx. 2,215 sq. ft. | 3 bed | 2.5 bath | 2-car garage | Plan #PB25

SITEMAP



Map not drawn to scale.

RICHMOND AMERICAN HOMESITE

MODEL

PARKING

SCAN QR CODE TO SEE AVAILABLE HOMESITES.

COMMUNITY LOCATION:

Fusion at Blossom Rock | 10066 South Canyon Trail | Apache Junction, AZ 85140 | **602.854.5072**

HOME GALLERY LOCATION:

Phoenix Home Gallery™ | 16427 N. Scottsdale Road, Suite 175 | Scottsdale, AZ 85254 | **877.444.1485**

*This information is presented for educational 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.

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

EQUAL HOUSING OPPORTUNITY

Floor plans 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. Prices, specifications and availability are subject to change without notice. Square footage is approximate and subject to change without notice. ©2025 Richmond American Homes, Richmond American Homes of Arizona, Inc. (a public report is available on the state real estate department's website), Richmond American Construction, Inc. ROC #206612. 11/03/2025 - CONFIG. 1



ELEVATION C

ABOUT THE NICOLA

There's a lot to love about the beautiful Nicola home, including two stories of dynamic living space. On the main floor, you'll find a generous great room, an open dining area and a kitchen showcasing a center island and adjacent covered patio. A powder room and a storage area complete this level. The second floor offers a loft, a laundry, a shared bath and three bedrooms—highlighted by a luxurious primary suite boasting an immense walk-in closet and a private bath with double sinks.



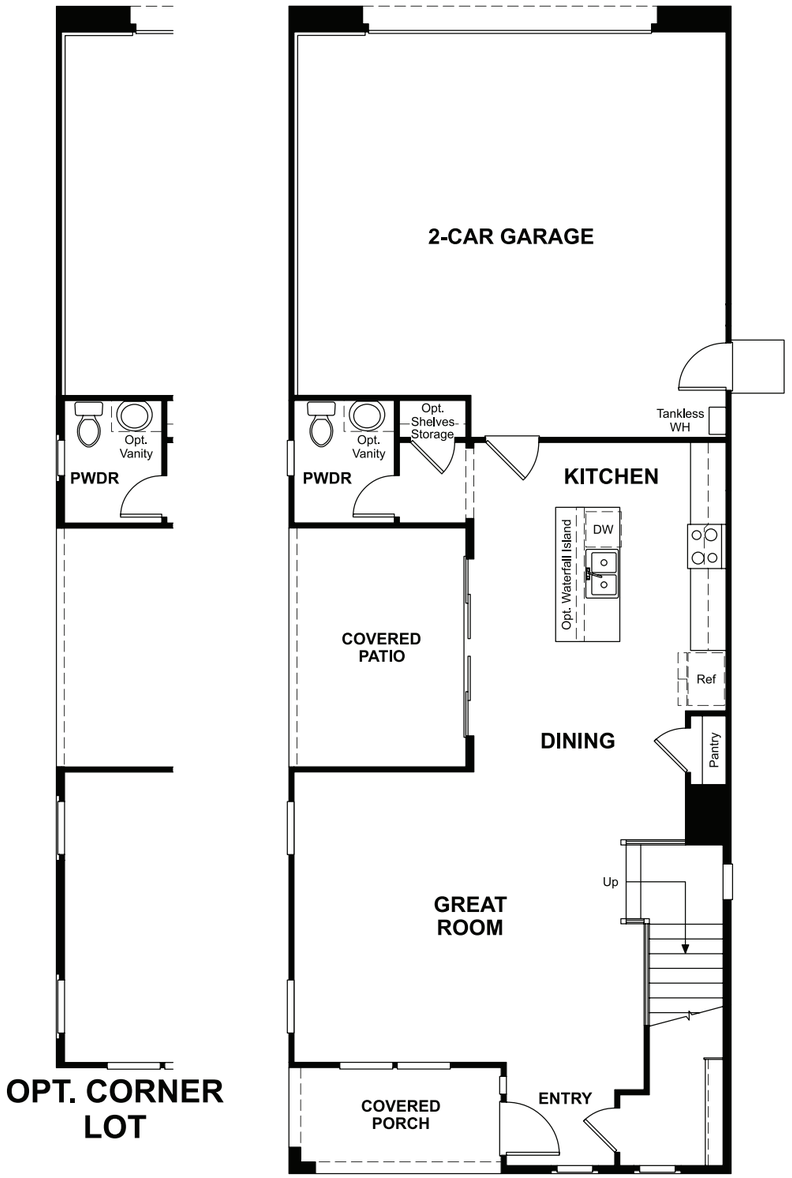
ELEVATION A



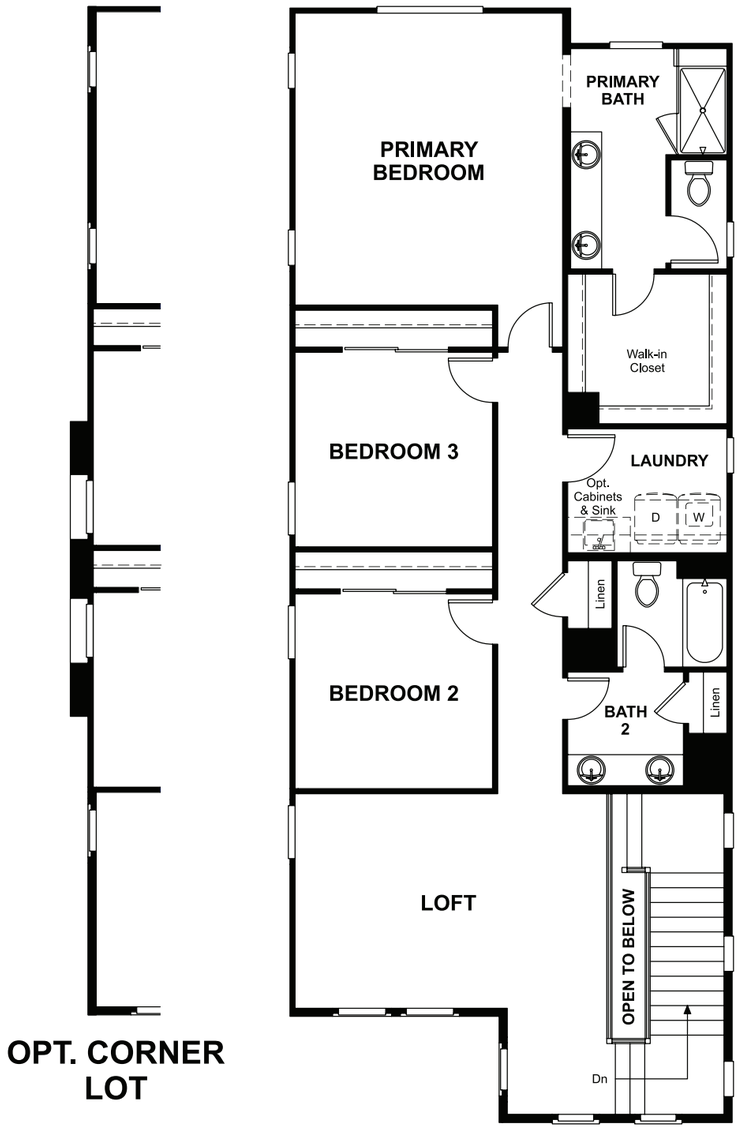
ELEVATION B

THE NICOLA | Approx. 2,215 sq. ft. | 3 bed | 2.5 bath | 2-car garage | Plan #PB25

MAIN FLOOR



SECOND FLOOR



THIS PLAN'S PROJECTED
HERS® INDEX = 45*
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 **RESNET.us** and **HERSindex.com**

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.