

Oakridge at Providence  
**FRANKLIN**



**Elevation A**

**Approx. square feet:** 2,400

**Stories:** 2

**Bedrooms:** 4 - 5

**Garage:** 2-car

**Plan Number:** L241

From its covered porch to its grand two-story entry and spacious kitchen with gourmet features and kitchen island, the Franklin plan was designed to impress. You'll also appreciate the formal dining room and expansive great room with optional fireplace. Upstairs, enjoy a loft, three generous bedrooms with walk-in closets and an elegant master suite with a private bath. Other options include a private study in lieu of the dining room, a fifth bedroom and a covered patio.

**Available elevations:**



**Elevation A**



**Elevation B**



**Elevation C**

**COMMUNITY LOCATION**

10585 Sturdevant Court  
Las Vegas, NV 89166  
702-638-4440

**HOME GALLERY**

7770 South Dean Martin Drive, Suite 308  
Las Vegas, NV 89139  
702-617-8400



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**HOME GALLERY**

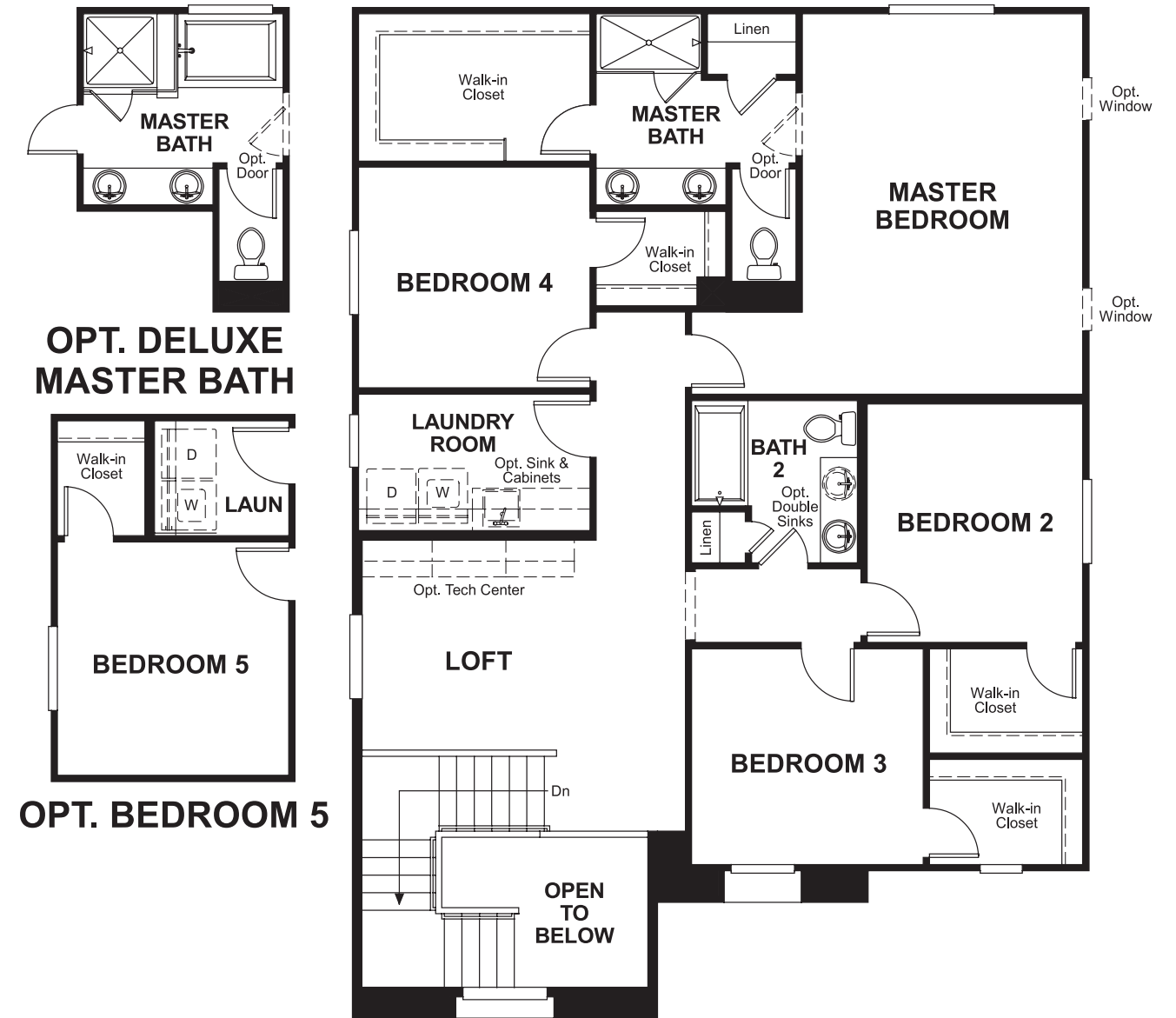
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**Floor Plan**  
Main Floor



**Floor Plan**  
Second Floor



**THIS PLAN'S PROJECTED  
HERS® INDEX = 64\***  
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](http://www.RESNET.us) for details.

**What's a HERS® Index?** HERS stands for Home Energy Rating System, a system created by RESNET® to measure home energy efficiency.<sup>^</sup>  
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.

\*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.

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