

**THE DURANGO**  
PLAN DRR-3530  
1870 LIVABLE SQUARE FEET  
GREAT ROOM, 3 BEDROOM, FLEX SPACE,  
2 BATHS, 2 BAY GARAGE

**GARRETT-WALKER**  
**HOMES**

LOCAL • EXPERIENCED • QUALITY



**FRONT ELEVATION: C**



**FRONT ELEVATION: D**

OPTIONAL STONE VENEER SHOWN



**FRONT ELEVATION: E**



**FRONT ELEVATION: F**

OPTIONAL 3RD GARAGE BAY SHOWN

**PRELIMINARY**  
**SUBJECT TO CHANGE**

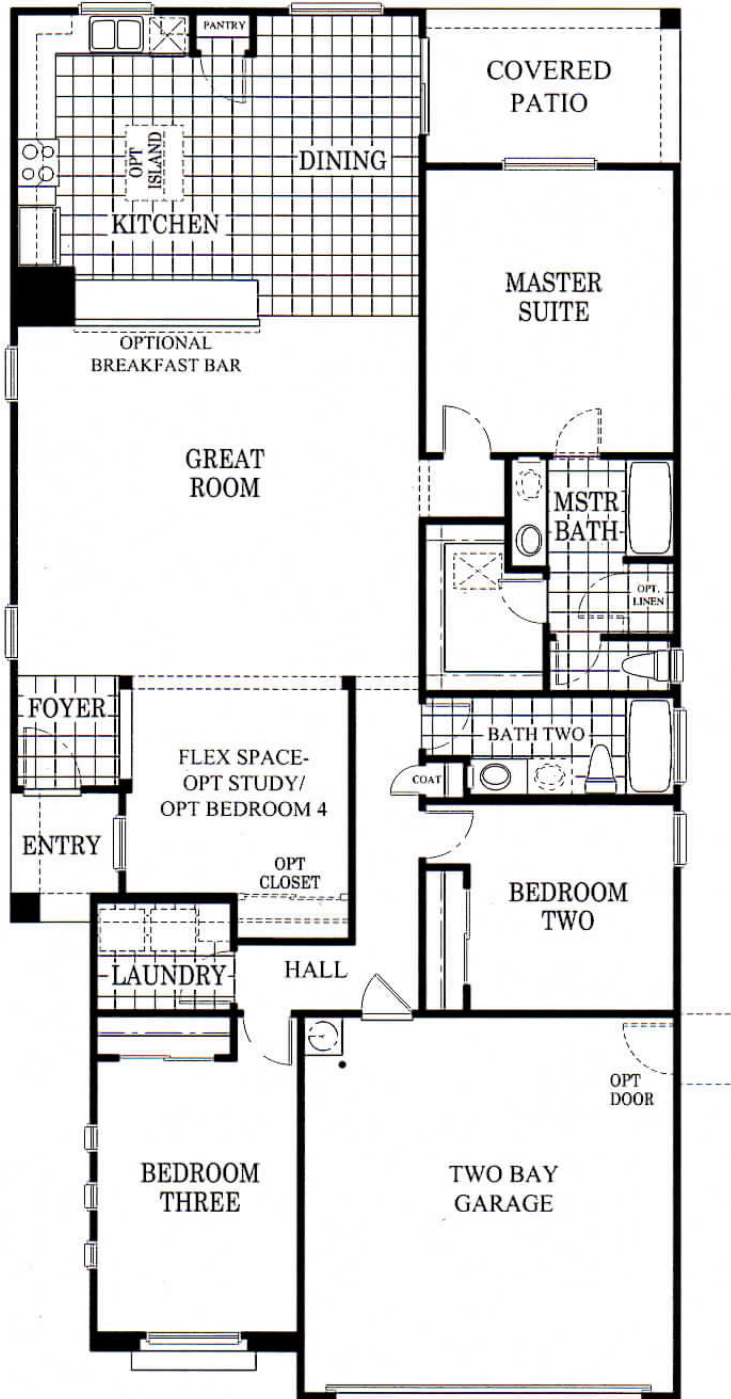
Home, features and community information are subject to change without notice or obligation.  
All Square footages are approximate. See Sales Representative for additional details

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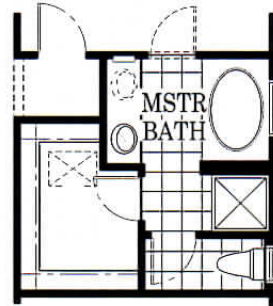
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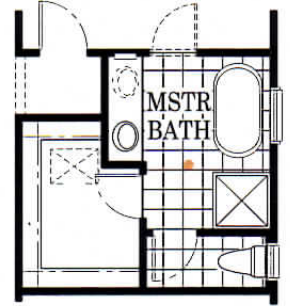
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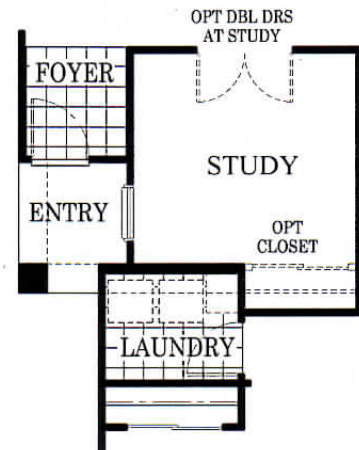
FLOOR PLAN



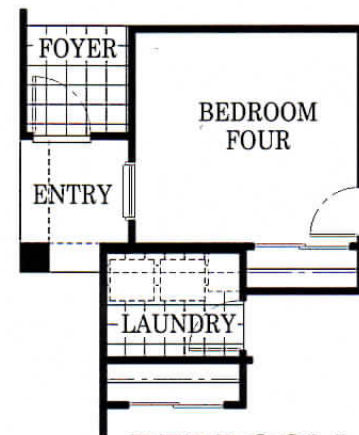
OPTIONAL SHOWER  
 AT MASTER BATH



OPTIONAL  
 FREESTANDING TUB  
 AT MASTER BATH



STUDY OPTION



BEDROOM  
 FOUR OPTION

**PRELIMINARY**  
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# GARRETT-WALKER HOMES

## Included Features for DEL RIO RANCH -3500 SERIES- AVONDALE

### CONSTRUCTION WITH INTEGRITY

- **2-10 Home Warranty**
- Creatively Designed Floor Plans and Elevations
- **Engineered Post-Tension Slab Foundation**
- **Covered Patio**
- Twelve Exterior Color Schemes (3 per elevation)
- Flat or 'S' Concrete Roof Tile
- Stone Veneer on 'C' & 'F' Elevations
- Low Maintenance Stucco Exterior & Fascia
- Concrete Block Privacy Fencing per Lot
- Copper Wiring (110 Volt Circuits)
- AQUA PEX Plumbing
- **13" Ceramic Tile at Kitchen, Baths & Laundry**
- Front Yard Landscaping
- Front and Rear Yard Hose Bibs
- Garage Door Opener Pre-Wire
- Smoke Detectors for Safety
- Durable Wall to Wall Carpeting in Livable Areas
- 2 Phone and 2 TV Outlets
- GFCI Outlets at Bath, Kitchen, Garage and Front and Rear of Home

### INTEGRATED ENERGY SAVINGS

- **Low 'E', Dual Pane Vinyl Windows**
  - Insulated Exterior Doors
  - High Efficiency, 14 SEER HVAC
  - Electronic Thermostat
  - 50 Gallon Electric Water Heater
  - Ceiling Fan Outlets at Master and Family
  - Exterior Walls Rated at R-19 Composite\*
  - Ceilings Rated at R-38 Over Livable Areas\*
- \*The higher the 'R' Value, the greater the insulating power.

### INSPIRED KITCHENS

- Laminate Countertops
- Durable Oak Recessed Panel Cabinetry
- 'Black on Black' Appliance Package
  - Electric Range
  - Touch Control Dishwasher
- Garbage Disposal
- Ice Maker Pre-Plumb
- Ceramic Tile Floors
- Spacious Pantry per Plan

### ELEGANT BATHS

- Laminate Vanity Tops with Porcelain Sinks
- Durable Oak Recessed Panel Cabinetry
- Elegant Chrome Fixtures and Lighting
- Easy Care Tubs and Surrounds
- Mirrored and Recessed Medicine Cabinet

### SPACIOUS INTERIORS

- **9' Flat Ceilings** (1st Floors Only)
- Hand Applied Drywall Texture
- Rounded Drywall Corners
- Six Panel Colonist Doors
- Flat Paint at All Livable Areas
- Washable Eggshell Paint at Kitchen and Baths
- 'KWIKSET' Chrome Door Hardware
- Chrome Lighting Package

### AVAILABLE OPTIONS

- *Fire Sprinkler System*
- *Garage Coach Lights*
- *Upgraded Flooring and Cabinetry*
- *Upgraded Lighting Package*
- *Upgraded Appliance Package*
- *Kitchen Islands (per Plan)*
- *Recessed Lighting*
- *Additional Wall/Ceiling Insulation*
- *Upgraded HVAC System*
- *Insulated Garage Door*
- *Garage Service Door*
- *Exterior Stone (A & C Elevation only)*

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[www.garrettwalkerhomes.com](http://www.garrettwalkerhomes.com)



See your Builder Representative for additional options and features. Features and options may change without notice. Home, features and community information are subject to change without notice or obligation. All Square footages are approximate. See Sales Representative for additional details.

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