

 UNIONMAIN
HOMES

LAVON, TX



We Can See

YOU *at*



ELEVON



ELEVON



ELEVON

Elevated in Elevation



If you're looking for a wonderful new home in a scenic location, look no further than Elevon in Lavon, TX. This unique, master-planned community gives you all the privacy you desire, combined with picturesque surroundings that allow your family to connect with nature and the beautiful lake nearby.

Nestled in the heart of Lavon, Elevon offers an unparalleled living experience with options of lot sizes that meet your needs. Elevon features a number of on-site amenities like its numerous nature trails, a stunning creek, resort-style pool, dog parks, fitness stations and more! While fostering a tight-knit community, your family will thrive in Elevon.

Moving to Lavon gives you the best of both worlds: a small-town feel, yet conveniently located just a stone's throw away from Dallas. Not to mention, the acclaimed Community Independent School District boasts a reputation for excellence.

BUILDING AN EXTENSION OF
YOU

We see your life story as the blueprint for your perfect home, so our team builds with **YOU** at the heart of each plan. Beginning with a framework that reflects your family values, constructing spaces that support your growth and dreams, and finishing with the details that make it uniquely your own. Every brick, beam and brushstroke is *yours*.

LIFE BY THE WATER

It's all about the little things in life. Your family will cherish the peaceful atmosphere of small-town Lavon, and appreciate the proximity to the lake. Lavon Lake provides a relaxing, natural lifestyle with great spots for fishing and camping, numerous parks and trails, and endless opportunities for outdoor activities.



AN ELEVATED EDUCATION

As an Elevon homeowner, you'll join a community where education is a high priority. The recognized Community Independent School District is fully committed to showcasing excellence through empowering learners, celebrating success and valuing everyone. With growing student enrollment, innovative academic programs, competitive athletics and distinguished fine arts, the district embodies a highachieving attitude across the board. Community ISD is the home of the Braves — and a Brave is humble, passionate, generous and wise.

UNIONMAIN

Sitemap



With spacious, modern floor plans, Elevon has a home for every taste and lifestyle. Our personalized homebuying process allows each family to customize their ideal space with upgrade options that meet both wants and needs.

SELECT COLLECTION

- 1,511-3,276 SqFt
- 2-5 Beds
- 2-4 Baths
- 2 Car Garages
- Home Office/Study in Select Home Designs
- Media Room/Loft in Select Home Designs



SCHOOL DISTRICT

- Dodson Elementary School (K-5)
- Community Trails Middle School (6-8)
- Community High School (9-12)

BURNET

PLAN #3301 | 1,511 SQFT



2-3 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Covered Outdoor Living, Flex Room in lieu of Bedroom 2, Center Fireplace, Kitchen Island, Optional Single Hung Windows in lieu of Fixed, Optional Rear Brick

ABOUT:

Well-designed contemporary living, indoors and out. The Burnett’s enticing covered porch and entryway open to the spacious great room and desirable covered porch beyond. The well-equipped gourmet kitchen is highlighted by a large center island with breakfast bar, a walk-in pantry, and access to the dining room, the perfect layout for both formal and casual entertaining. A stunning master bedroom is complete with spacious walk-in closet and luxurious master bath, featuring dual-sink vanity, separate tub, luxe shower, and linen closet. The large secondary bedrooms share a well-appointed full bath. Additional highlights include a centrally-located utility room.



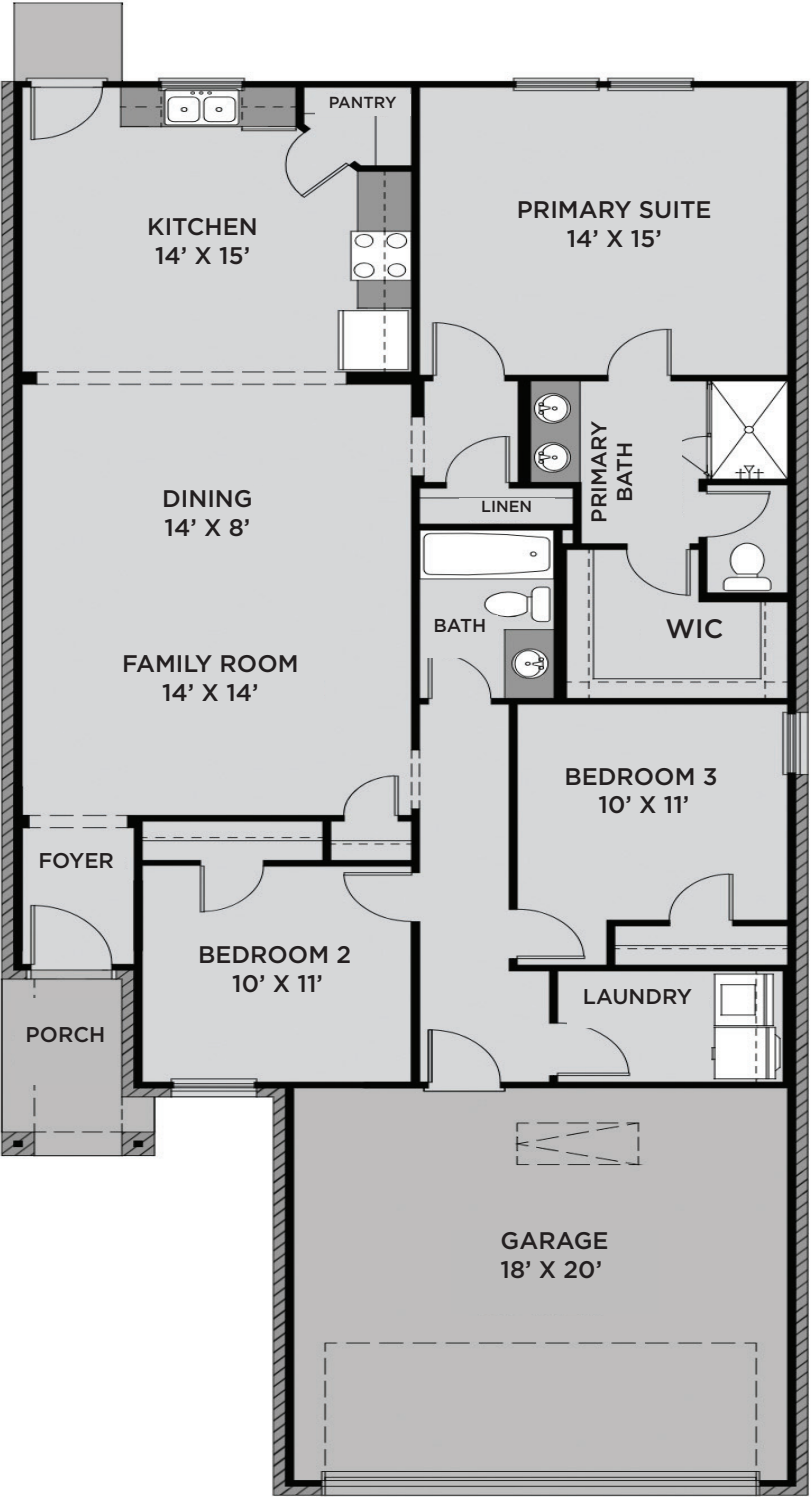
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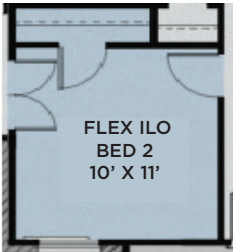
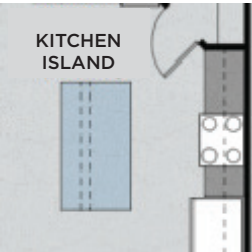
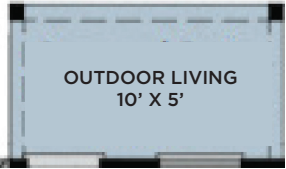
ELEVATION B



ELEVATION C



FIRST FLOOR



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BLACKBURN

PLAN #3310 | 1,581 SQFT



3 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Center Fireplace, Study in lieu of Bedroom 2, Super Shower at Primary Bathroom.

ABOUT:

The Blackburn offers a functional one-story layout with spacious living areas and modern convenience. A charming covered porch opens into a welcoming foyer, leading into a large family room with open views of the dining area and a thoughtfully designed kitchen. The kitchen includes ample counter space, a walk-in pantry, and plenty of storage. Just off the kitchen, a hallway leads to a quiet covered patio and the private owner's suite. The en suite bathroom features a double vanity, a soaking tub, a glass-enclosed shower, and a large walk-in closet. On the opposite side of the home, two guest bedrooms each include dedicated closet space and share a full bathroom. A mudroom and laundry area are accessible from both the foyer and the attached two-car garage.



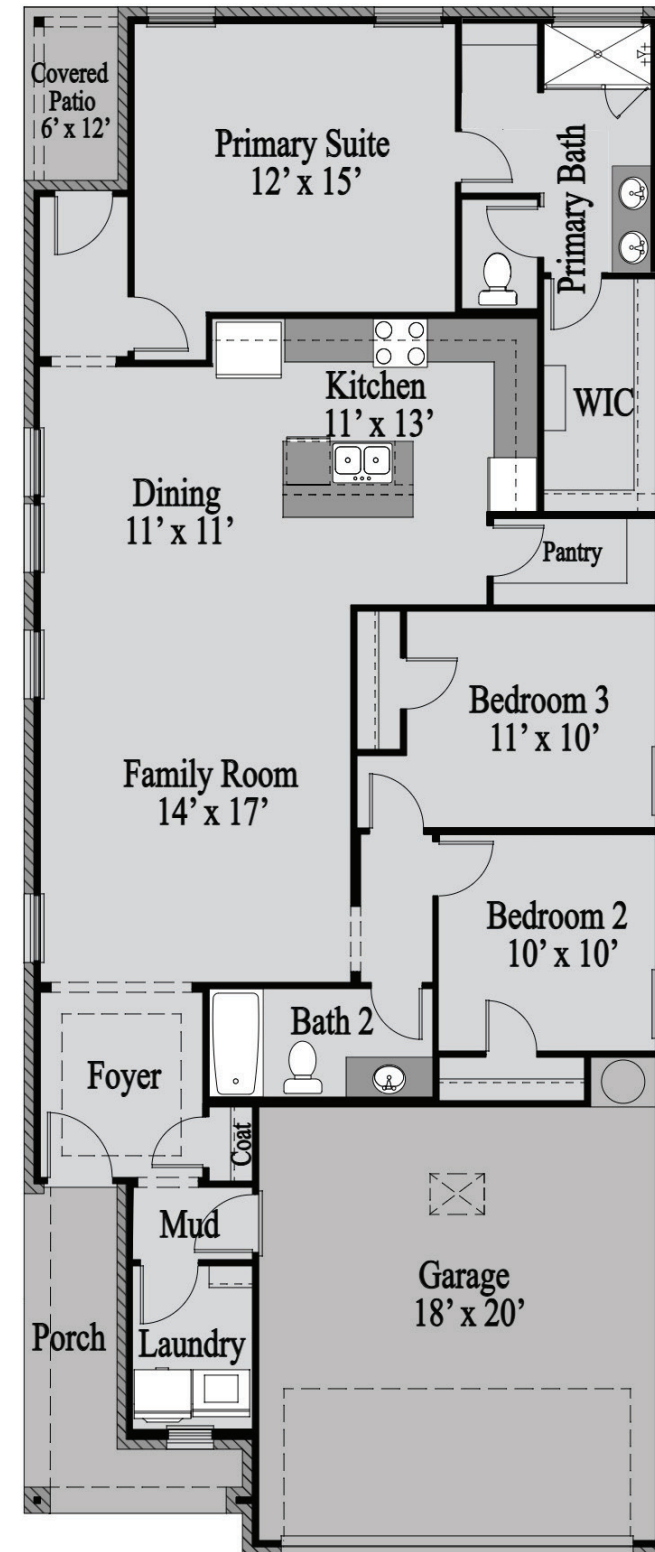
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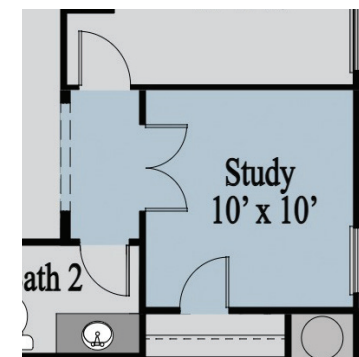
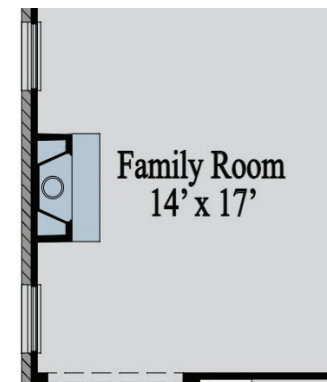
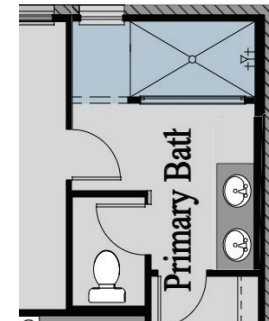
ELEVATION B



ELEVATION C



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CHISHOLM

PLAN #3321 | 1,709 SQFT



3-4 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Optional Rear Brick, Covered Outdoor Living, Center Fireplace, Flex Room in lieu of Bedroom 4, Kitchen Island, Gourmet Kitchen, Primary Bath Window, Tray Ceiling at Primary Suite

ABOUT:

Well-designed contemporary living, indoors and out. The Chisholm's enticing covered porch and entryway open to the spacious great room and desirable covered porch beyond. The well-equipped gourmet kitchen is highlighted by a large center island with breakfast bar, a walk-in pantry, and access to the dining room, the perfect layout for both formal and casual entertaining. A stunning primary bedroom is complete with spacious walk-in closet and luxurious master bath, featuring dual-sink vanity, separate tub, luxe shower, and linen closet. The large secondary bedrooms share a well-appointed full bath. Additional highlights include a centrally-located utility room.



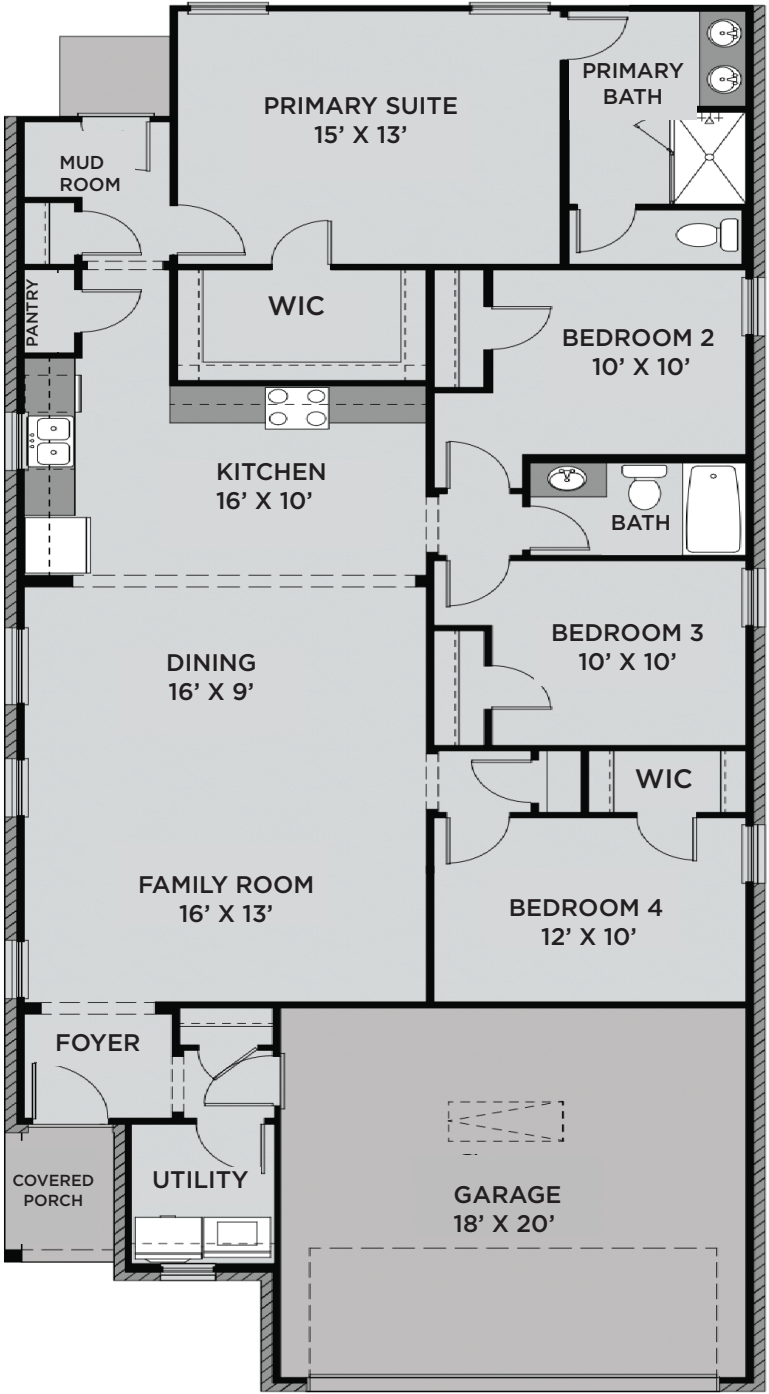
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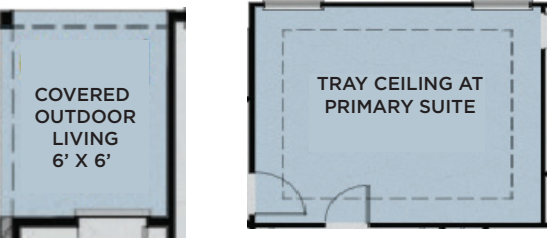
ELEVATION B



ELEVATION C



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BANDERA

PLAN #3321 | 1,657 SQFT



4 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Extended Covered Outdoor Living,
Center Fireplace.

ABOUT:

The Bandera is a spacious single-story home with a front-entry garage and a layout designed for the way families actually live — open where it counts, private where it matters. Step through the foyer into an expansive open-concept living area where the great room, dining, and kitchen all connect seamlessly. A charming window seat adds an architectural touch that makes the space feel custom from day one. Three secondary bedrooms share a dedicated wing with a full bath conveniently nearby — ideal for kids, guests, or a home office. Tucked at the rear of the home for maximum privacy, the owner’s suite serves as a true retreat, complete with a private bath and generous walk-in closet. A utility room keeps the everyday essentials out of sight, while covered patios at both the front and rear of the home extend your living space outdoors — perfect for morning coffee or evening entertaining.



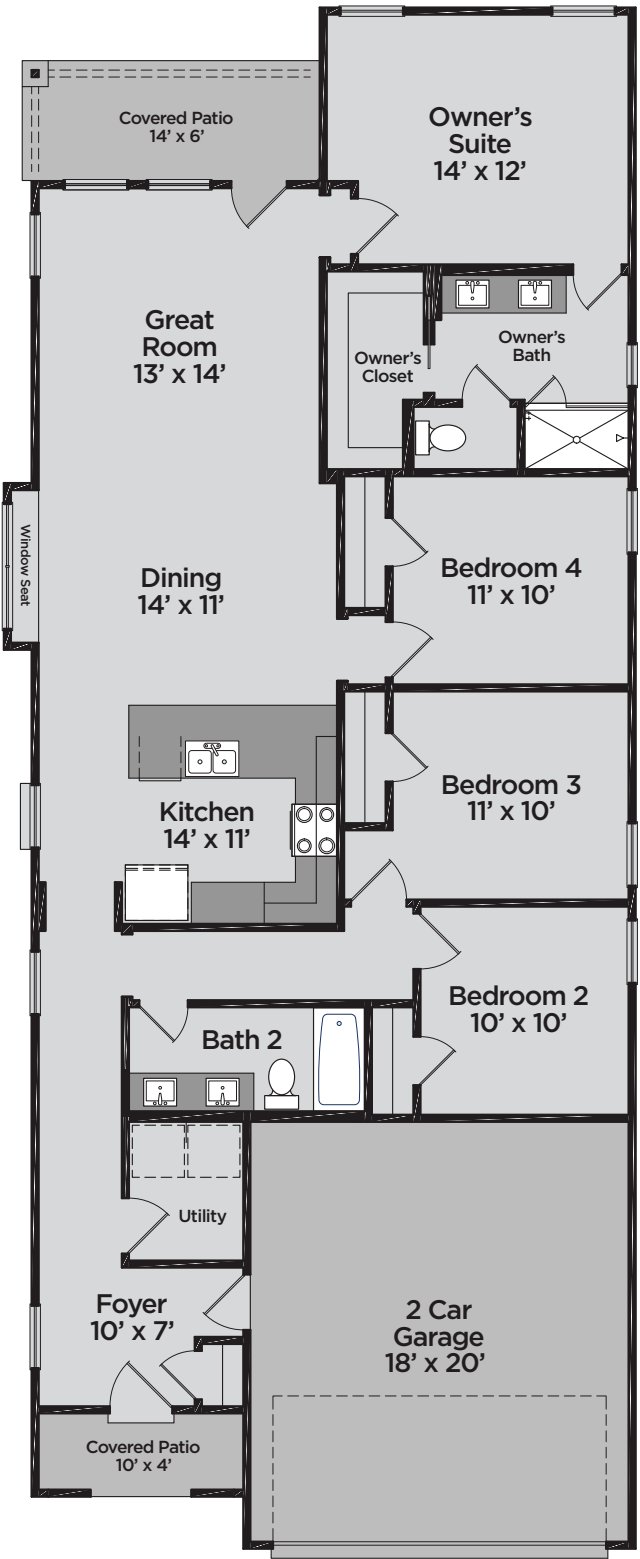
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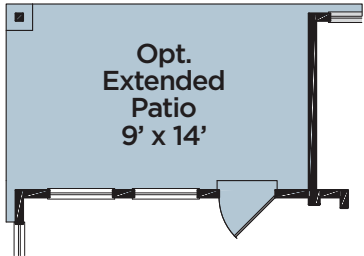
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ELEVATION C



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LAMAR

PLAN #3437 | 2,199 SQFT



4 Bed



2.5 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Center Fireplace, Gourmet Kitchen, Optional Rear Brick, Dual Sink Vanity at Secondary Bath

ABOUT:

The expert-designed Lamar floor plan greets you with an entry foyer and grand staircase. Down the hall you'll pass a convenient storage closet before walking into the open-concept living and kitchen area. This seamless space is perfect for relaxing or entertaining. The modern kitchen features plenty of counter space, cabinetry, a large pantry, and kitchen island, all of which overlook the dining and family room. The spacious primary suite is complete with its beautiful bathroom which includes a dual-sink vanity, glass shower, private toilet, and a sizeable walk-in closet. Heading to the open second floor overlooking the space below, you'll find 3 additional bedrooms each including their own walk-in closets and access to a shared full bathroom. Other highlights include a mudroom upon garage entry with an adjacent powder room and laundry room.



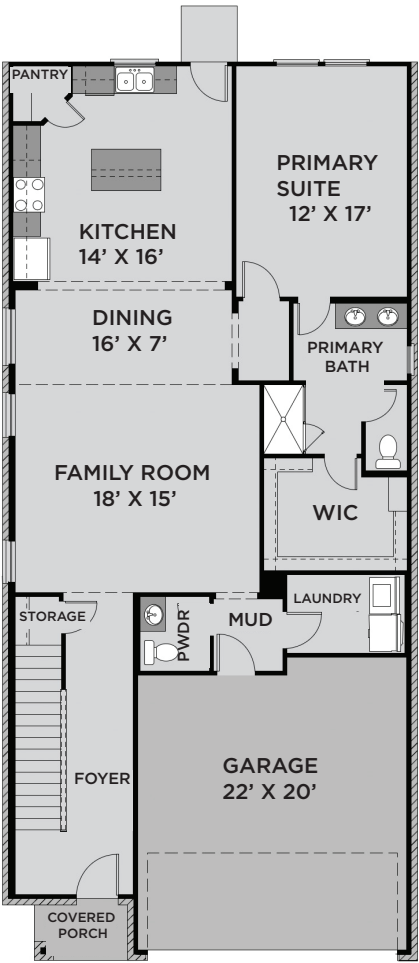
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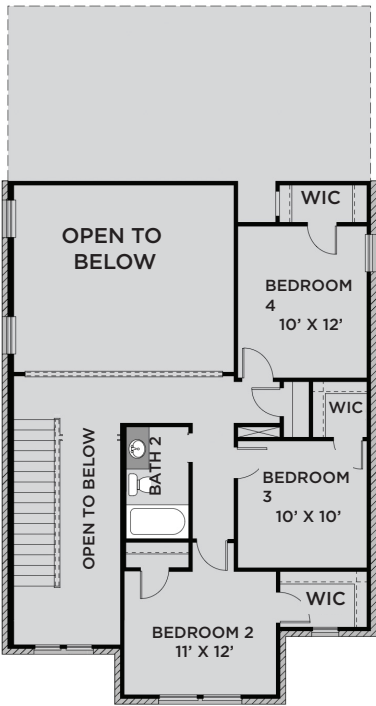
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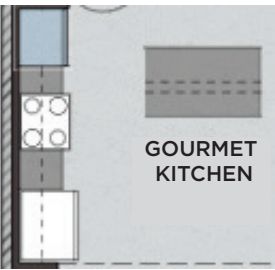
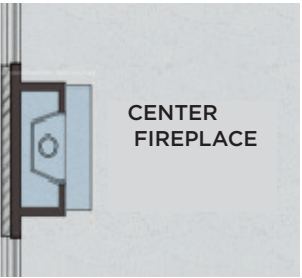
ELEVATION C



FIRST FLOOR



SECOND FLOOR



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TUCKER

PLAN #3450 | 2,543 SQFT



4-5 Bed



2.5-4 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Tray Ceiling at Foyer, Mud Bench, Center Fireplace, Additional Bedroom 5/Bath 3, Study, Formal Dining, Powder Room Sink, Powder Room Linen Closet, Primary Bath Linen Closet, Extended Laundry Room, Laundry Cabinets, Gourmet Kitchen, Additional Family Room Windows, Dual Sink Vanity at Secondary Bath, Additional Full Bath 4, Media Room

ABOUT:

The Tucker showcases a beautiful two-story floor plan, optimal for spacious living. After passing through the inviting foyer, this design offers a powder room and a separate multipurpose room for a study or extra bedroom, before opening into a large living space. The well-designed kitchen offers bar space and ample counter and storage space that includes a walk-in pantry. Enjoy family meals in the beautiful dining room, in front of the TV in the spacious living room, or on the outside covered patio. The luxe primary suite on the main floor directly connects to a lovely bathroom featuring a double vanity sink, an inviting bathtub, a sparkling glassed shower, and a walk-in closet. The second story features a loft overlooking the downstairs living before leading to two bedrooms, each with their own walk-in closets, a linen closet, and a shared full bathroom.



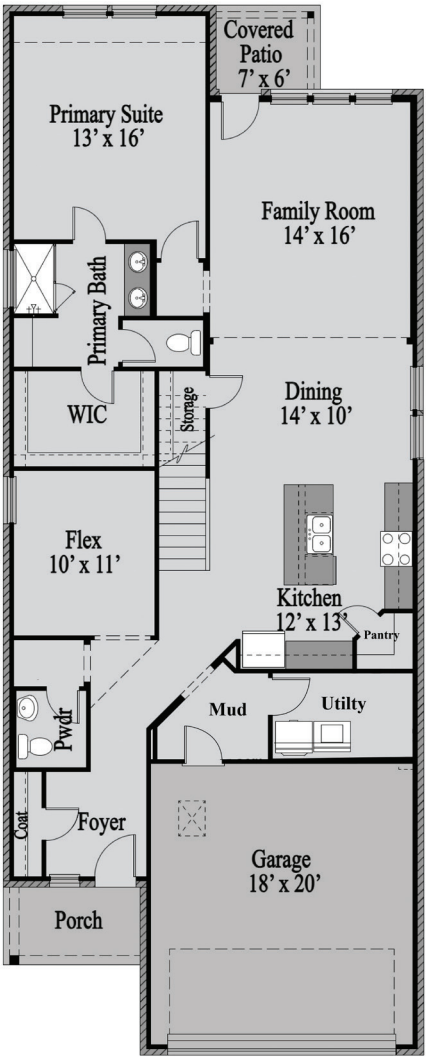
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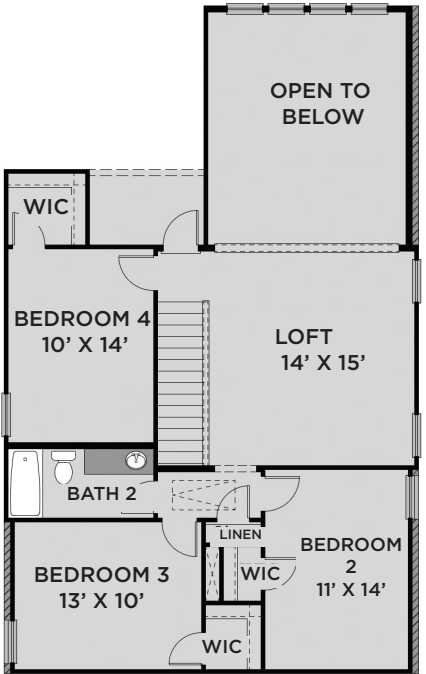
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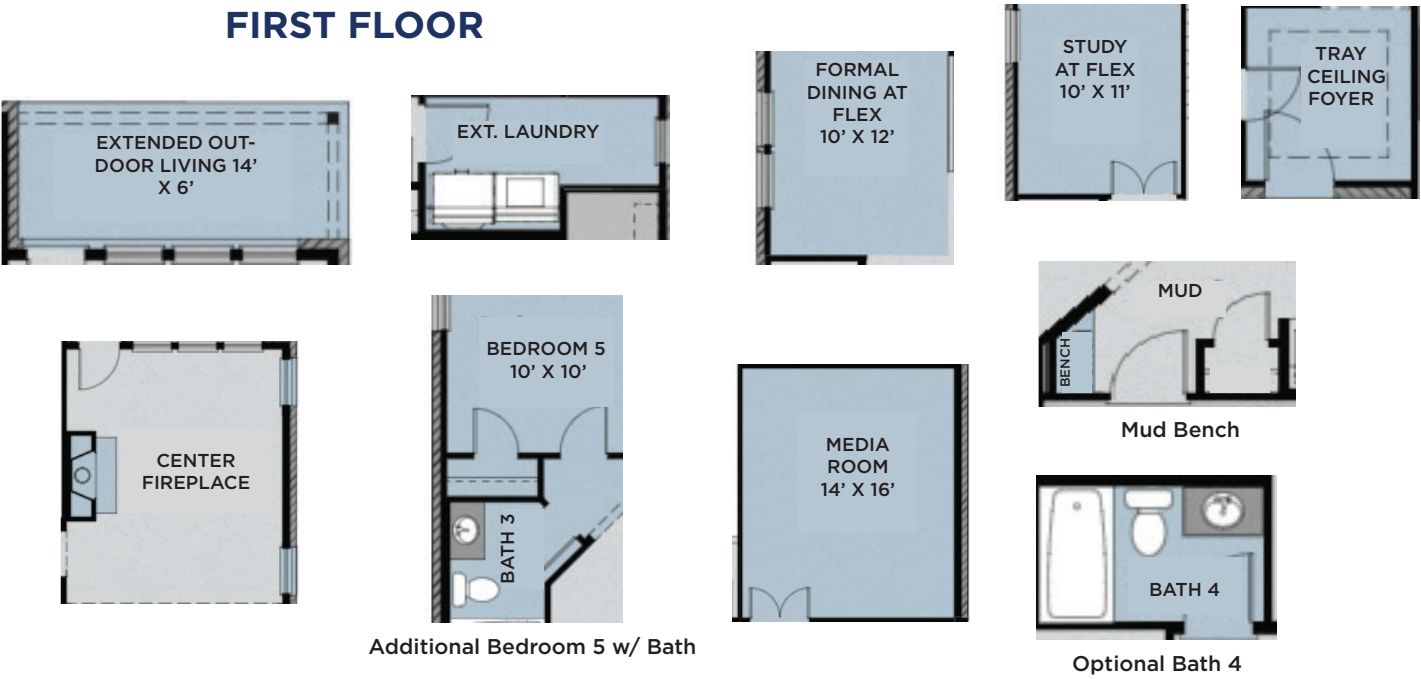
ELEVATION C



FIRST FLOOR



SECOND FLOOR



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WALTON

PLAN #3460 | 2,563 SQFT



4 Bed



2.5-3.5 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Primary Bath Linen Closet, Primary Bathtub, Center Fireplace, Mudroom Cabinets, Laundry Cabinets, Primary WIC Door to Laundry

ABOUT:

The Walton presents a spacious two-story, 4 bedroom open floor plan — perfect for hosting family and friends. The welcoming foyer has two entrances from the front door and garage, and leads to a spacious family room, passing a powder room, laundry room, and mudroom along the way. The family room flows into the elegant dining room and well-designed kitchen while also offering direct access to a serene covered patio. The kitchen provides bar space, plenty of counter and storage space, and a walk-in pantry. Behind the kitchen lies the primary suite with a beautiful bathroom featuring a dual-sink vanity, spa-like bathtub, sparkling glass shower, and walk-in closet. The second floor houses an open loft area and three more bedrooms, each with its own walk-in closet and access to a full shared bathroom showcasing dual-sink vanity, a linen closet, and a combination shower and bathtub.



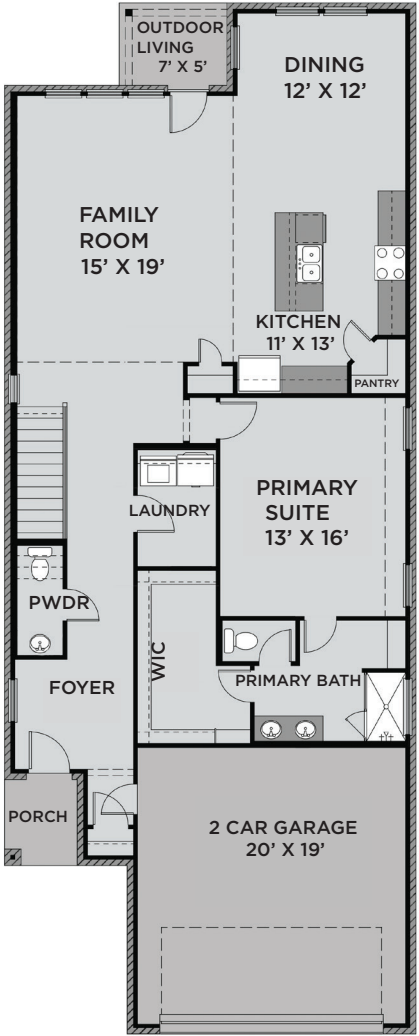
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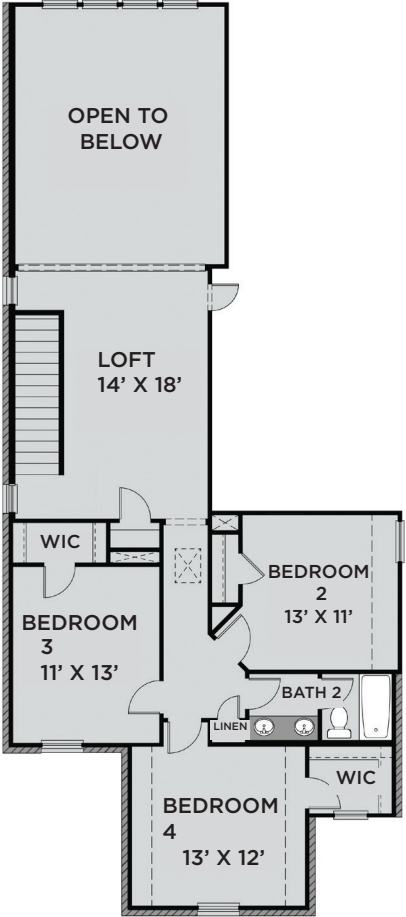
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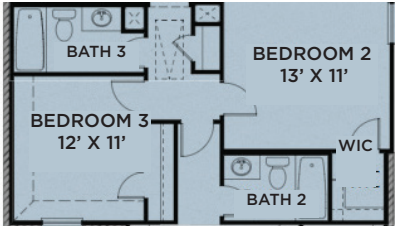
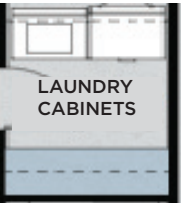
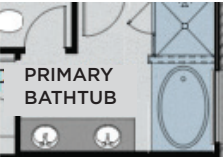
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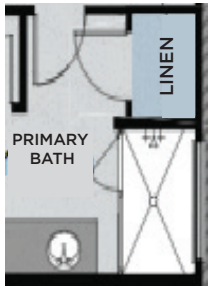
FIRST FLOOR



SECOND FLOOR



Optional Bath 3



Primary Bath Linen Closet



Primary WIC Door to Utility



CENTER FIREPLACE

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SAN JACINTO

PLAN #4107 | 1,861 SQFT



4 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Pedestrian Garage Door, Corner Fireplace, Extended Primary Suite, Super Shower, Primary Bath Barn Door, Dual Sink Vanity at Secondary Bath

ABOUT:

The San Jacinto floor plan is a spacious and well-designed home spanning 1,861 square feet. This 4-bedroom, 2-bathroom residence offers a comfortable and functional layout suitable for modern living. The open concept living and dining areas create a seamless flow, providing ample space for family gatherings and entertaining guests. The primary bedroom comes complete with an en-suite bathroom, featuring dual sinks for added convenience and a luxurious soaking tub for relaxation. With its thoughtful design and practical amenities, the San Jacinto floor plan is a perfect blend of style and comfort, creating an inviting and enjoyable living space for residents.



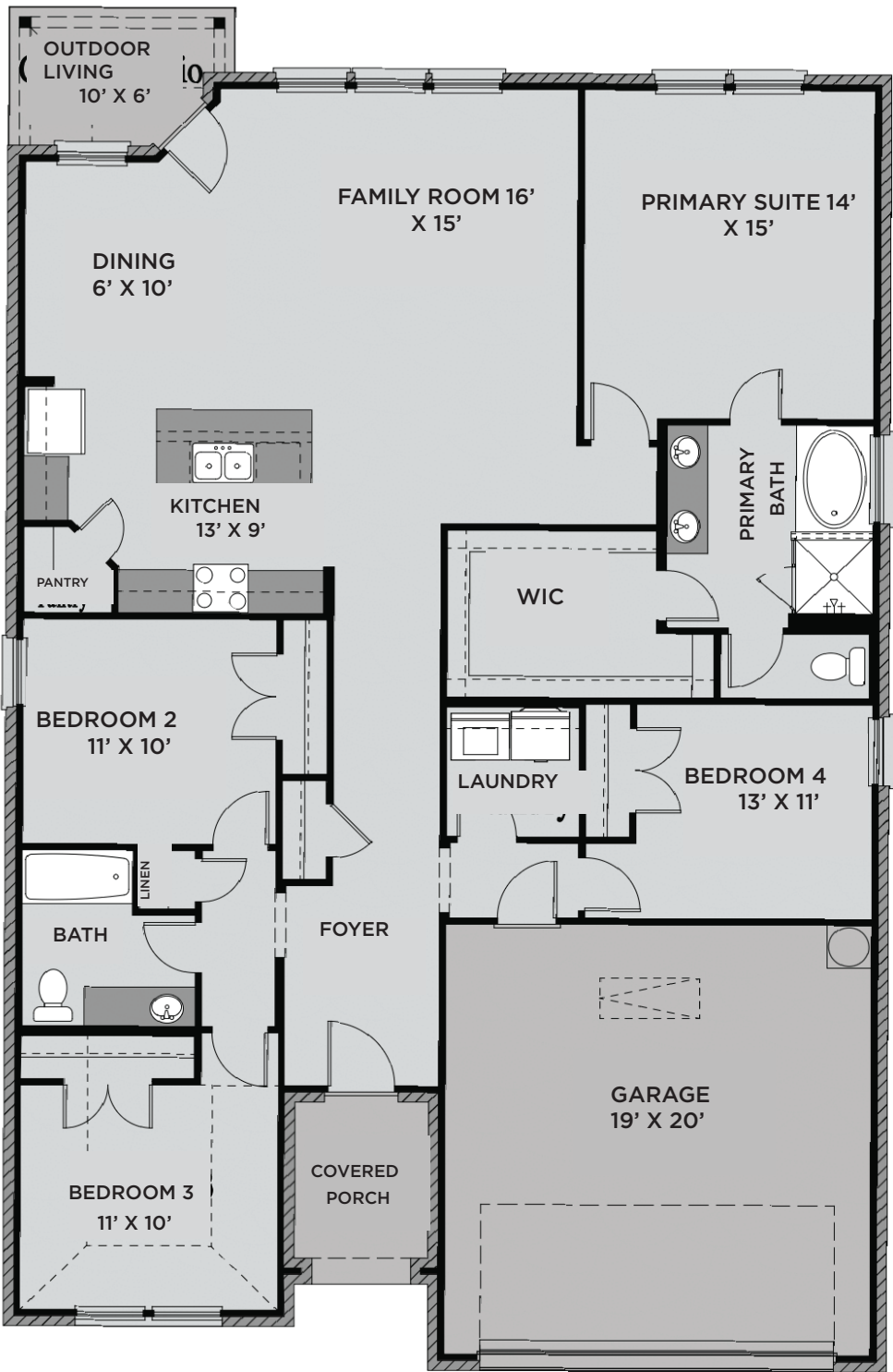
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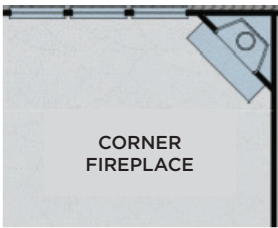
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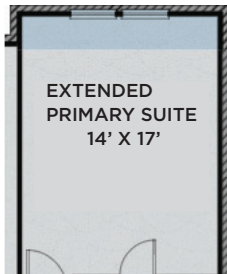
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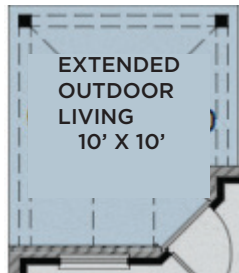
CORNER FIREPLACE



Extended Primary Suite



Super Shower



EXTENDED OUTDOOR LIVING 10' X 10'



Dual Sink Vanity at Bath 2

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BRAZOS

PLAN #4110 | 2,052 SQFT



3-4 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Extended Primary Suite, Additional Bedroom 4, Tray Ceiling at Foyer, Super Shower, Study, Center Fireplace, Gourmet Kitchen, Primary Door to Flex, Primary Bath Barn Door, Primary WIC Door to Laundry

ABOUT:

Well-designed contemporary living, indoors and out. The Brazos's enticing covered porch and entryway open to the spacious great room and desirable covered porch beyond. The well-equipped gourmet kitchen is highlighted by a large center island with breakfast bar, a walk-in pantry and access to the dining room - the perfect layout for both formal and casual entertaining. The stunning primary bedroom is complete with a spacious walk-in closet and luxurious master bath, featuring, dual-sink vanity, separate tub, luxe shower and linen closet. The large secondary bedrooms share a well-appointed full bath. Additional highlights include a desirable flex room and a centrally located laundry room.



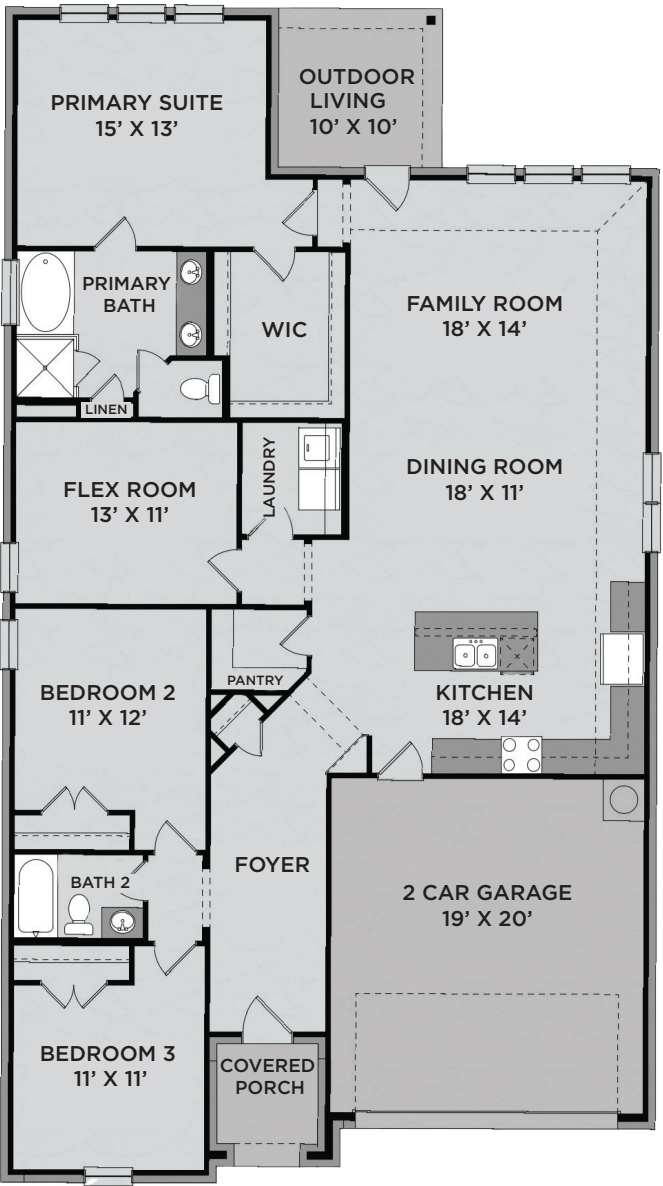
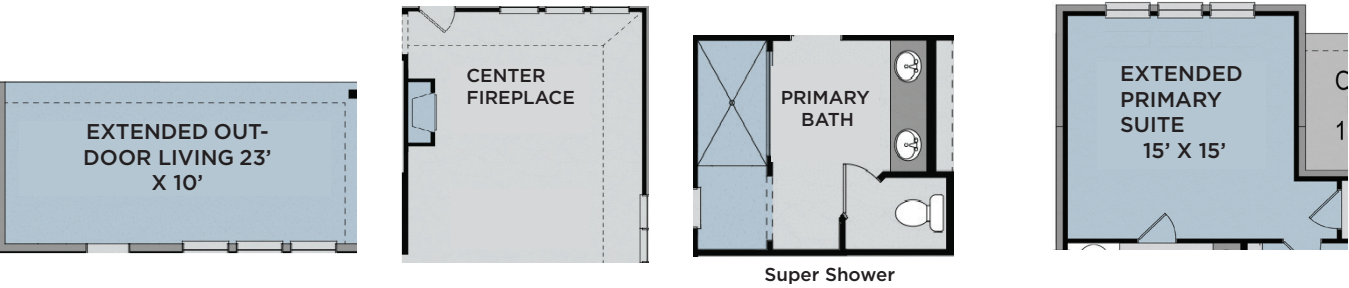
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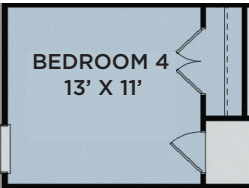
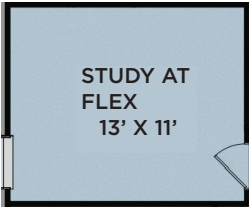
ELEVATION B



ELEVATION C



FIRST FLOOR



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COLORADO

PLAN #4120 | 2,275 SQFT



3-4 Bed



2-4 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Additional Bedroom 4/Bath 3, Super Shower, Powder Room, Corner Fireplace, Extended Outdoor Living, Mud Bench, Gourmet Kitchen, French/Barn Doors to Flex Room, Primary Bath Barn Door, Tray Ceiling at Foyer, Laundry Cabinets, Built-In Dining Cabinets

ABOUT:

The charming Colorado features a covered porch and covered patios, making it easy to enjoy outdoor living. A marvelous flex room is centrally located to the secondary bedrooms, providing a great alternative living space for multi-generation entertaining. The secondary bedrooms include private full bath and walkin closets. The Colorado also boasts a magnificent open kitchen with a large island, plenty of counter space and a spacious breakfast area. The expansive primary bedroom offers a sumptuous bath with dual vanities and an enormous walk-in closet.



ELEVATION A



ELEVATION B



ELEVATION C



FIRST FLOOR

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RIO GRANDE

PLAN #4125 | 2,372 SQFT



4 Bed



3 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

Extended Primary Suite, Extended Outdoor Living, Super Shower, Center Fireplace, Primary Bath Barn Door, Laundry Cabinets, Primary WIC Door to Laundry, Gourmet Kitchen, Mud Bench, Primary Suite's Flex Room, Tray Ceiling at Foyer

ABOUT:

The Rio Grande's stateliness begins in the foyer, with wide open views overlooking the open floor plan and its living spaces. The lavish kitchen with a large center island opens to a wall of windows in the family room, which features an optional fireplace and flows seamlessly to the dining space. Also overlooking the covered patio, sits a study or flex space to fit your needs. This 4 bedroom, 3 bath design offers one of our most expansive single story layouts. Optional upgrades include a 2.5 or 3 car garage, expanded owner's suite, and expanded outdoor living space.



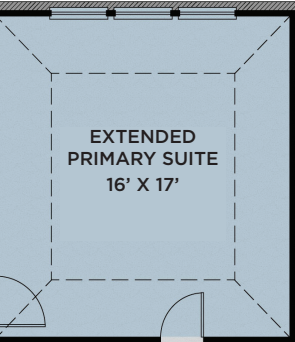
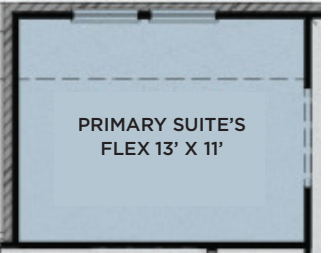
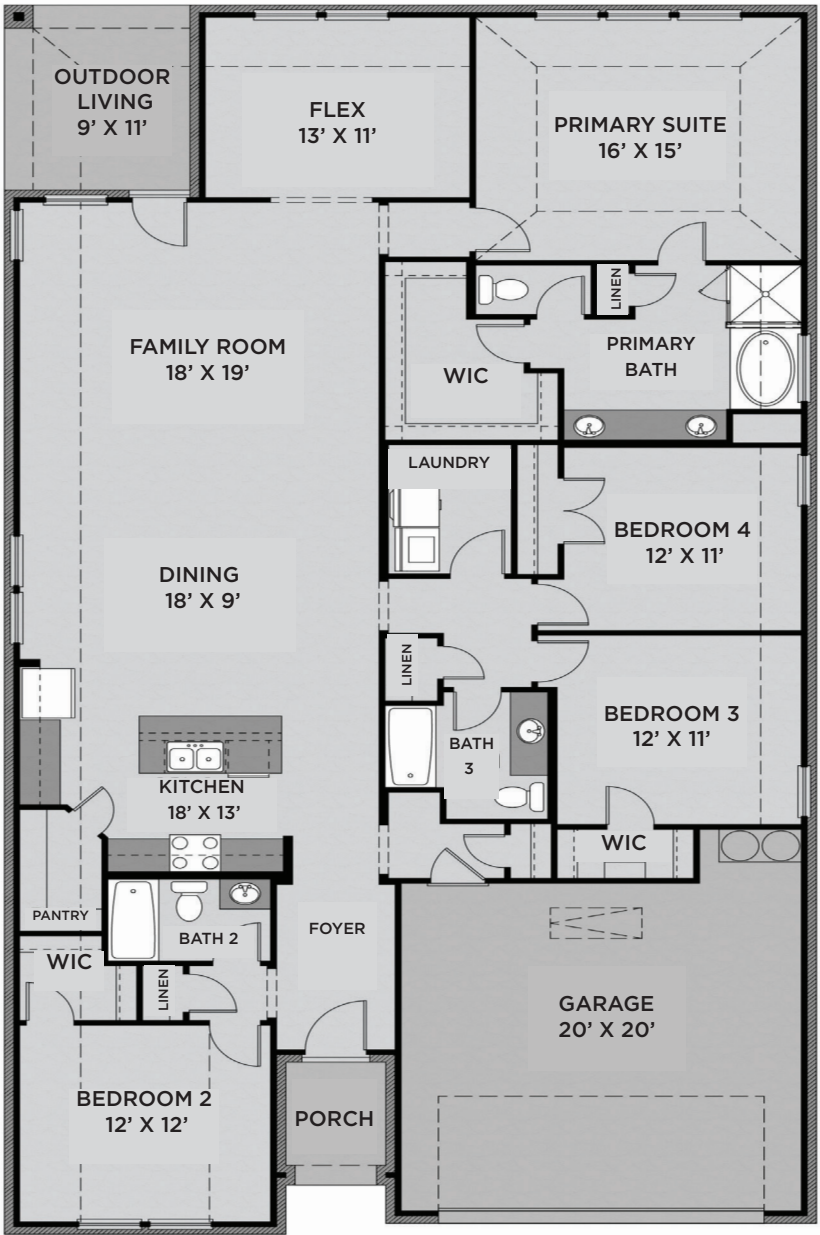
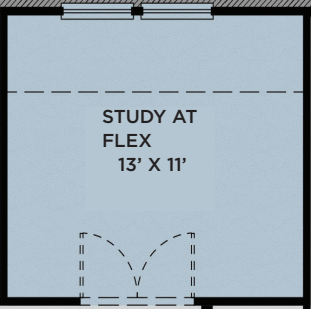
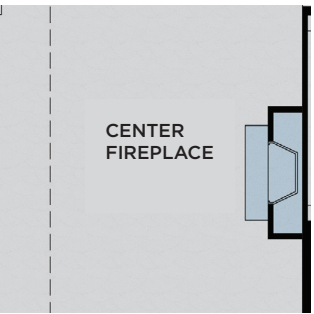
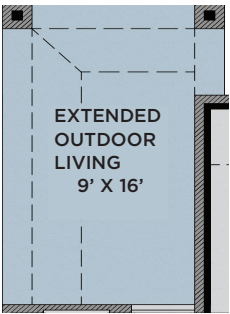
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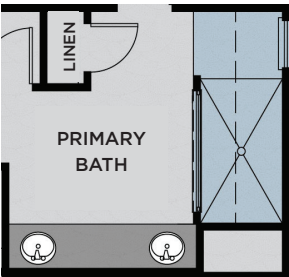
ELEVATION B



ELEVATION C



Tray Ceiling at Foyer



Super Shower

FIRST FLOOR

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SALADO

PLAN #4270 | 2,621 SQFT



4-5 Bed



2.5-4 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Additional Bedroom 5/Bath 4, Additional Bath 3, Extended Outdoor Living, Base Cabinet w/ Sink in Powder, Extended Primary Suite, Tray Ceiling at Primary Suite, Super Shower, Corner Fireplace, Pedestrian Garage Door, Dual Sink Vanity at Secondary Bath

ABOUT:

When you enter the Salado, you're greeted by a large foyer adjacent to the open, two-story high family room and connected dining room, setting the stage for effortless entertaining. Plenty of windows in this home provide natural lighting throughout the open living spaces. The family room is adjacent to the sizable kitchen, which features a large center island and walk-in pantry. A private study is conveniently located when you enter the house. The large soaker tub is an eye-catching fixture in the sumptuous primary bath, featuring his and hers vanities and an enormous walk-in closet — a perfect accompaniment to the spacious primary bedroom. The Salado also includes added bonuses like a large loft, walk-in closets in all secondary bedrooms and an additional full-size bathroom upstairs.



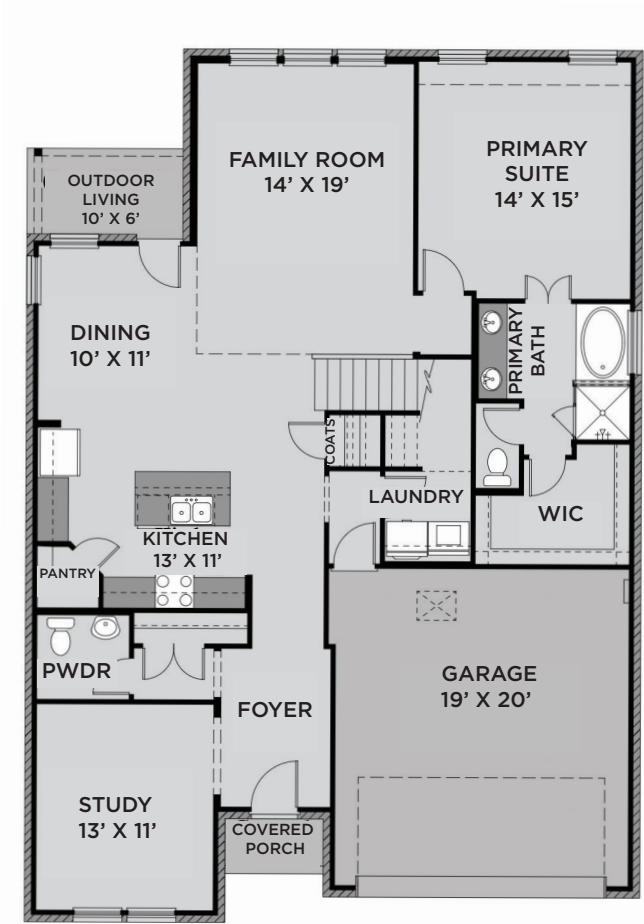
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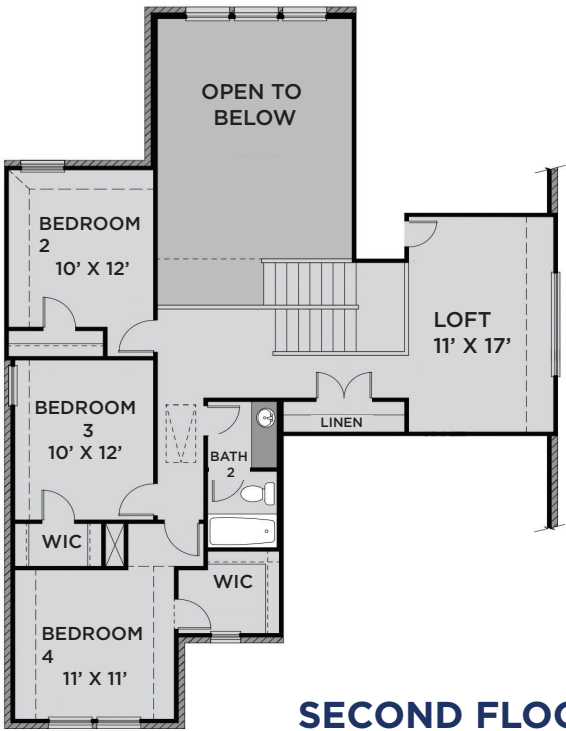
ELEVATION B



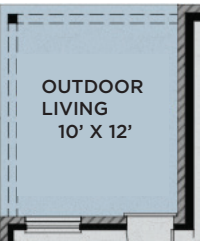
ELEVATION C



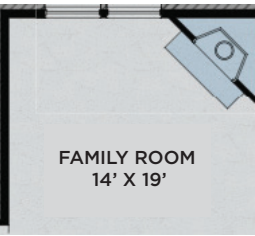
FIRST FLOOR



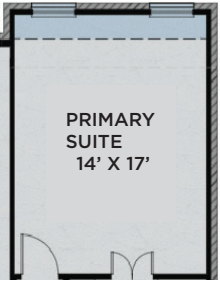
SECOND FLOOR



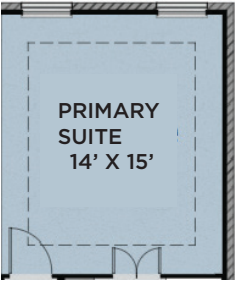
Extended Outdoor Living



Corner Fireplace



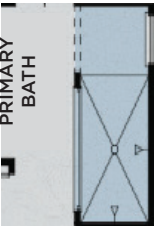
Extended Primary Suite



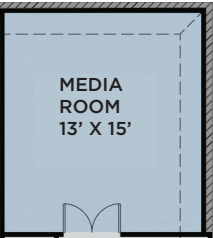
Tray Ceiling at Primary Suite



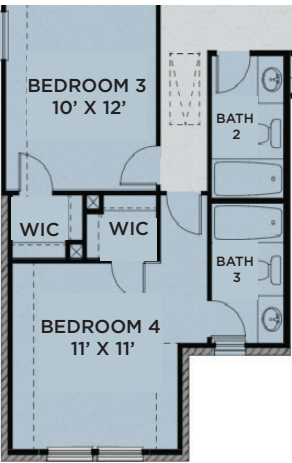
Additional Bed 5/Bath 4



Super Shower



MEDIA ROOM
13' X 15'



Optional Full Bath 3

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PLAN #4232 | 2,765 SQFT



Additional Bedroom 5/Bath 4, Additional Bath 3, Extended Outdoor Living, Base Cabinet w/ Sink in Powder, Extended Primary Suite, Tray Ceiling at Primary Suite, Super Shower, Corner Fireplace, Pedestrian Garage Door, Dual Sink Vanity at Secondary Bath

The Nueces is a beautifully designed two-story home that blends timeless elegance with contemporary comfort. The spacious layout includes four bedrooms and three-and-a-half baths, with the luxurious main-floor primary suite offering a soaking tub, double vanity, and a large walk-in closet. At the heart of the home, the open-concept kitchen, dining, and family room are perfect for entertaining. The kitchen features a center island, walk-in pantry, and upgraded finishes throughout. A dedicated media room provides the perfect retreat for movie nights, while the expansive front study offers privacy and flexibility for remote work or creative space. Additional highlights include on-trend tile plank flooring, a powder room on the main level, a covered outdoor living space, and an oversized three-car garage. Situated on a picturesque and oversized lot, the Nueces offers refined living at every turn.



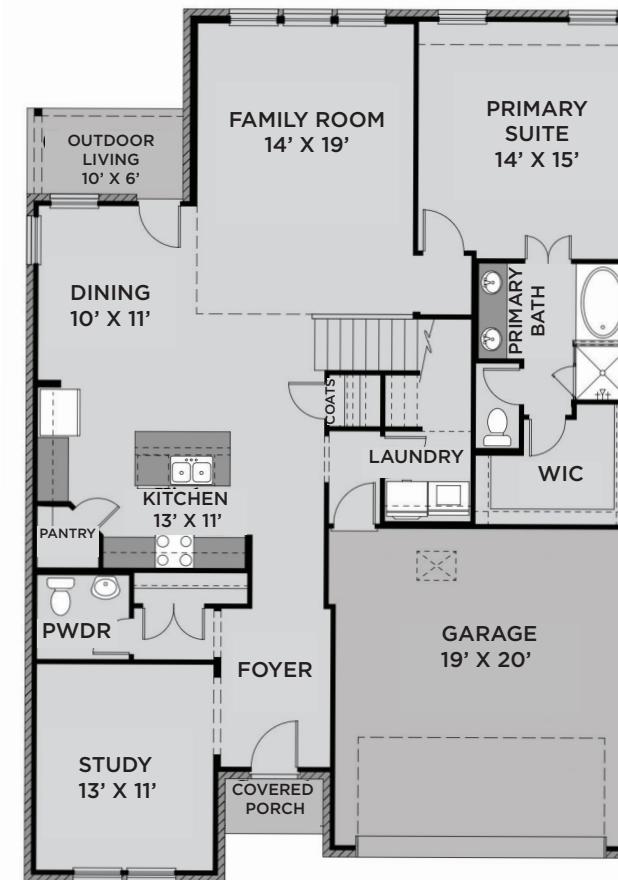
ELEVATION A



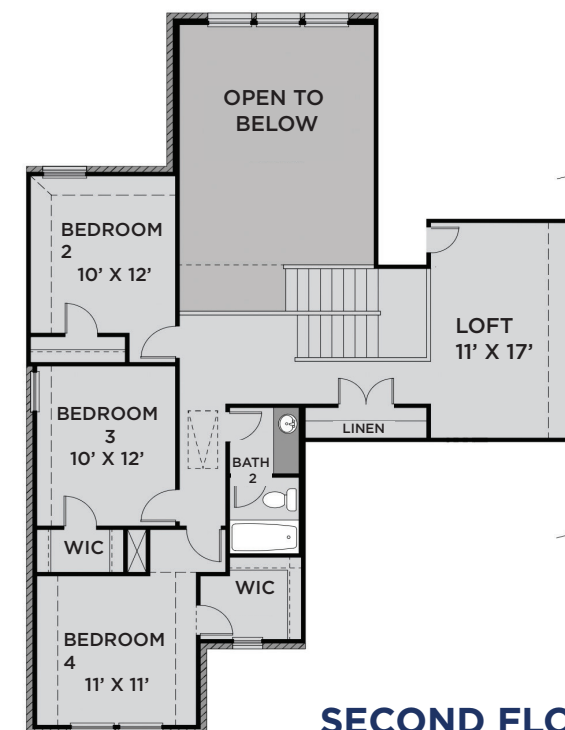
ELEVATION B



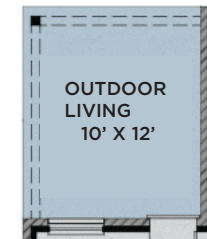
ELEVATION C



FIRST FLOOR



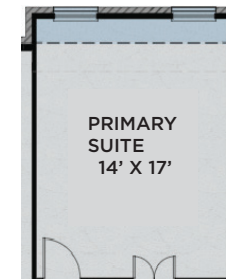
SECOND FLOOR



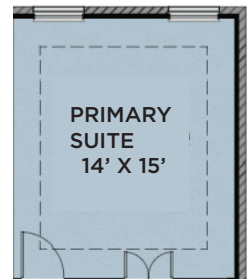
Extended Outdoor Living



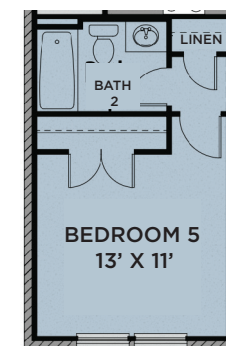
Corner Fireplace



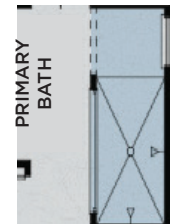
Extended Primary Suite



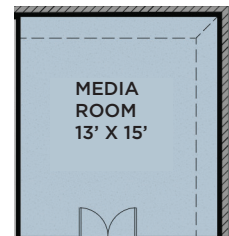
Tray Ceiling at Primary Suite



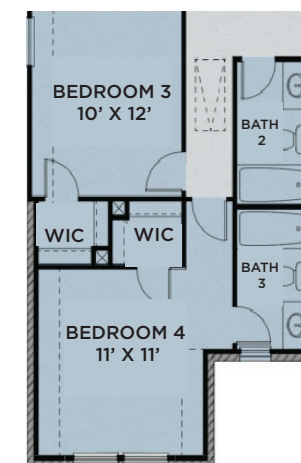
Additional Bed 5/Bath 4



Super Shower



**MEDIA
ROOM
13' X 15'**



Optional Full Bath 3

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SAN MARCOS

PLAN #4260 | 2,932 SQFT



4 Bed



2.5-4 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Super Shower, Extended Primary Suite, Study, Mud Bench, Gourmet Kitchen, Primary WIC Door to Laundry, Laundry Cabinets, French Doors at Flex, Center Fireplace, Extended Outdoor Living, Study ILO Dining, Dual Sink Vanity at Secondary Bath, Additional Full Bath 3

ABOUT:

Discover seamless living and entertaining with the San Marcos. The San Marcos is a beautifully open 2-story floor plan featuring a large kitchen with an island overlooking the family room. An elongated grand entry features a first-floor flex space or home office. The secluded primary suite features a luxe tray ceiling and oversized windows. A spacious primary bathroom with double vanities, an enclosed toilet, and a giant walk-in closet complete the space. A convenient storage closet is located underneath the staircase that transitions into an enormous loft with view of below. Included upstairs are three bedrooms that share a dualvanity bathroom and walk-in closets.



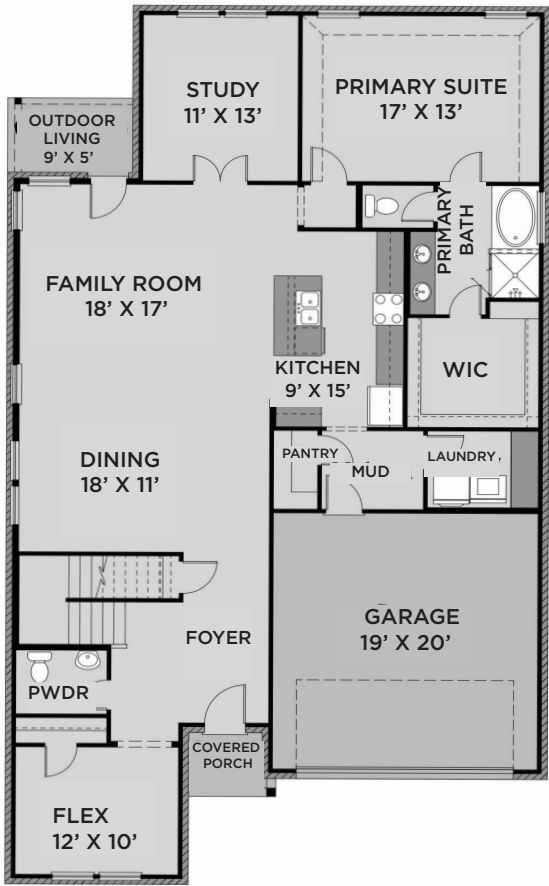
ELEVATION A



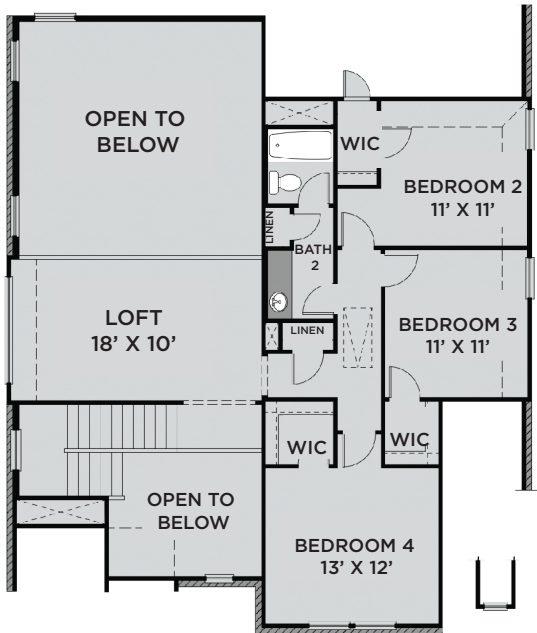
ELEVATION B



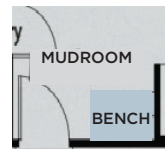
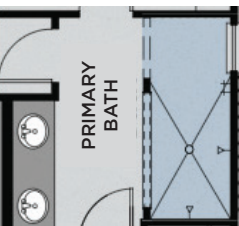
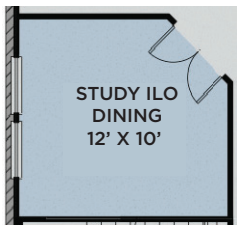
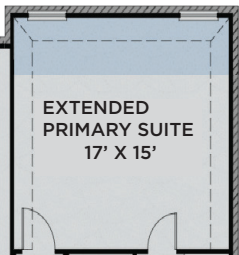
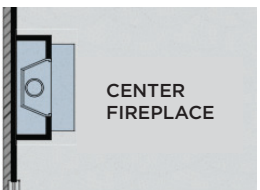
ELEVATION C



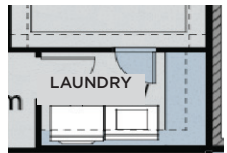
FIRST FLOOR



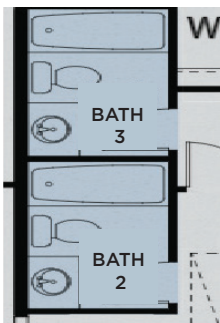
SECOND FLOOR



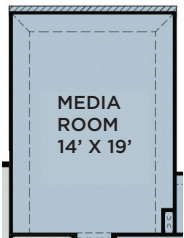
Mud Bench



Primary WIC Door to Laundry, Laundry Cabinets



Optional Full Bath 3



MEDIA ROOM
14' X 19'

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TRINITY

PLAN #4250 | 3,276 SQFT



4-5 Bed



2.5-4 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Additional Bedroom 5/Bath 3, Super Shower, Powder Room, Fireplace (2), Extended Outdoor Living, Mud Bench, Study, Game Room, Media Room, Kitchen Appliance Upgrades, Primary Bath Barn Door, Built-In Dining Cabinets, Primary WIC Door to Laundry, Laundry Cabinets, Tray Ceiling at Primary Suite.

ABOUT:

The open and very versatile floor plan of the Trinity is perfect for a dynamic lifestyle - the ideal design for raising a family or entertaining. This home's large family room is well-suited for relaxing: it includes a vaulted ceiling open concept living to the kitchen. The foyer opens to an elegant staircase and a spacious flex room. The kitchen features a center island, a walk-in pantry and an adjacent breakfast area. Off the open living room, the lavish primary bedroom suite features a large room with a sloped ceiling, a roomy walk-in closet and an exceptionally large and luxurious bath with a Roman tub, separate shower, dual-sink vanity and private toilet area. Upstairs opens to an enormous game room with three additional bedrooms and a bathroom. Other highlights include a powder room off the foyer and a laundry room with a closet.



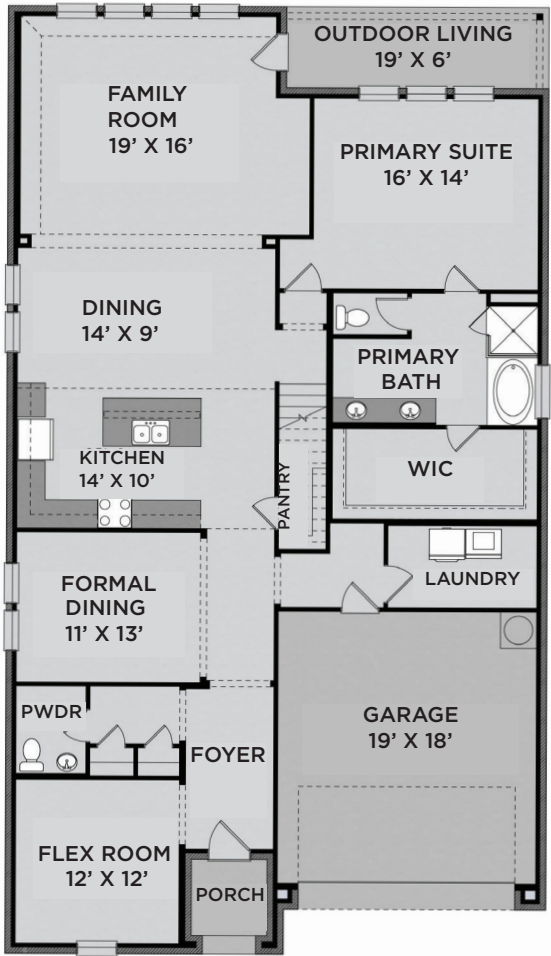
ELEVATION A



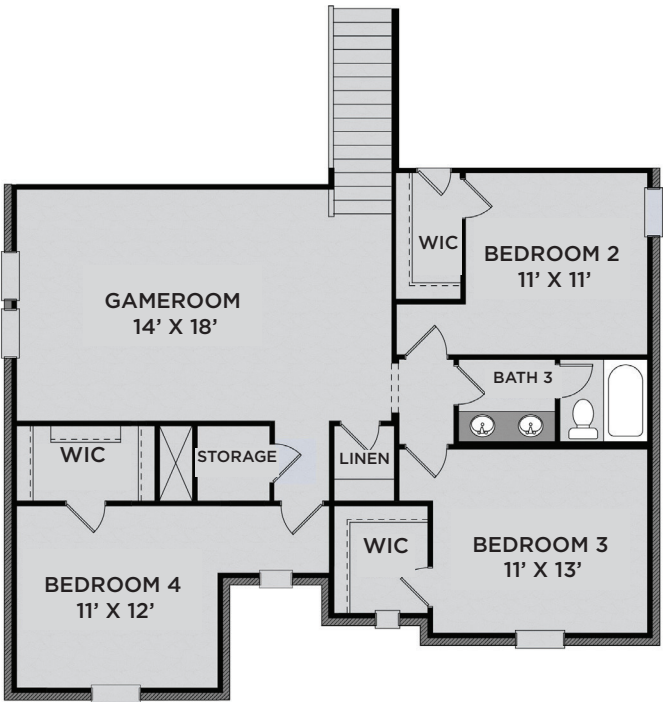
ELEVATION B



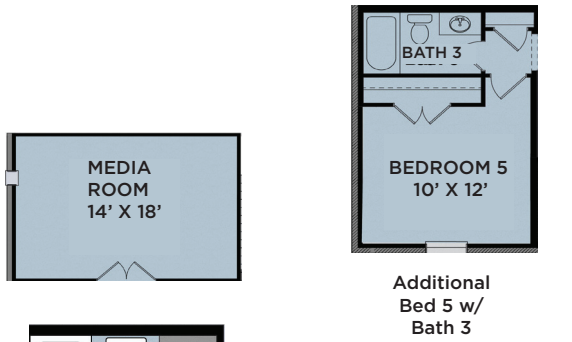
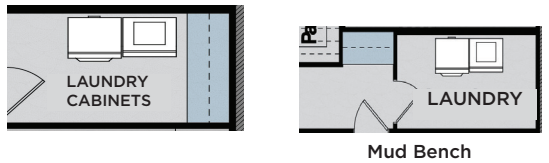
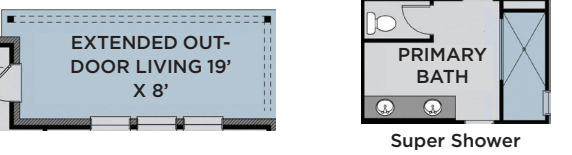
ELEVATION C



FIRST FLOOR



SECOND FLOOR



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ELEVON 40'S INCLUDED FEATURES



EXTERIOR DESIGN FEATURES

- Elegant exterior elevations
- 6'-8" front door with decorative Kwikset handle set
- Clay king sized brick with grey mortar and stone elevations with buff mortar (per plan)
- Front and back yard irrigation system with rain and freeze sensors
- Landscape package includes seasonal shrubs, full sod and one tree in the front yard
- 6' stained privacy fence with metal posts and one gate
- Large covered front porch and rear outdoor living (per plan)
- Dimensional high-definition roof shingles with 30year manufacturer's lifetime warranty
- HardiePlank lap siding with 30-year manufacturer's limited warranty (per plan)
- HardieTrim exterior trim with 15-year manufacturer's limited warranty
- Partial 5" K Style gutters with splash blocks (FHA standards)
- Two frost resistant hose bibs
- Decorative coach lights (per plan)

KITCHEN DESIGN FEATURES

- Contemporary pre-finished cabinets with 36" uppers in fashionable Breeze (white) finish with crown molding and shoe molding included
- 2cm granite countertop selection with choice of two included edges
- 60/40 stainless steel under mount sink with designer Essa pull-out faucet by Delta
- Large breakfast island (optional on select plans)
- Full tile backsplash
- GE® stainless steel appliance package with 30" free-standing gas range, over-the-range microwave with exhaust vent to outside, and energy-saving dishwasher
- Recessed ice maker connection at refrigerator
- High Efficiency LED disc lighting (per plan)
- High capacity 1/3 HP disposal with countertopmounted air switch (per plan)

PRIMARY SUITE

- Contemporary full-height, pre-finished vanity cabinets for increased storage in fashionable Breeze (white) finish
- 1.6cm Venetian marble installed at vanities with two under-mount porcelain sinks
- 36" plate glass mirrors with High Efficiency LED disc lights
- Walk-in shower with durable fiberglass shower pan
- Delta Foundations faucet in chrome finish
- USB outlet at vanity (per plan)
- Spacious walk-in closets with generous hanging space and wood shelving
- Private commode

INTERIOR DESIGN FEATURES

- Resilient 5-1/4" x 47-1/4" luxury vinyl plank flooring in entry halls, kitchen dining, utility, and family rooms. Available in four designer colors.
- Designer 12 x 12 ceramic floor tile in all baths
- Square corners throughout the home
- Modern Roman Arch interior doors
- Kwikset distinctive door hardware in satin nickel
- 3-1/4" baseboards throughout the home
- High-quality Scotchguard stain - resistant carpet with 10-year limited warranty in all bedrooms and second floor areas of two-story homes
- Superior PPG low VOC interior paint in designer colors for walls, doors, and trim
- Family room, primary suite, game room, bedrooms, study/flex room, and covered patios blocked and wired for ceiling fans
- Decora light switches
- Pedestal sink and beveled edge mirror in powder bath (per plan)
- Site-built and finished shelves and hanging rod above washer and dryer
- Full light patio door
- Raised ceilings (per plan)
- High Efficiency LED disc lights throughout the entire home to improve lighting and reduce energy bills

LOW VOLTAGE AND SECURITY

- Security system with one keypad at garage door, one siren, one motion detector at family room, one back-up cellular dispatch, and contacts on all perimeter operable doors
- Honeywell Programmable WiFi thermostat
- One fiber service conduit directly to control panel
- Smoke and carbon monoxide detectors
- Two USB equipped outlets for easy phone charging
- One structured wiring panel
- Three cable TV outlets
- Three phone or data outlets
- Elevon Smart Home components consisting of:
 - One GigaSpire BLAST u6e with tri-band, Wi-Fi 6E acting as a residential gateway that provides connectivity for the latest generation of 6 GHz compatible connected devices
 - Two GigaSpire Mesh Blast tri-band, Wi-Fi 6E extenders to improve WiFi connectivity throughout the home
 - One Linksys 8 port POE switch to facilitate easy Smart Home expansion

QUALITY CONSTRUCTION

- 10-year Limited Structural Warranty
- Two-year Limited Mechanical Delivery System Warranty
- One-year Limited Workmanship and Materials Warranty
- Four customer touchpoint meetings (redline, predrywall, new home orientation, house to home sign off)
- Internal quality assurance inspection prior to closing
- Individually engineered post-tension foundations
- Engineered floor framing systems
- Engineered framing and shear walls
- Borate wood treatment for termites
- 2x6 framed walls at plumbing areas (per plan)
- PPG high-quality, low-VOC interior and exterior paint
- Garage door opener with two remotes per door
- Elongated water-conserving commodes
- PEX high-pressure plumbing system with corrosion resistant fittings above foundation
- Main water shutoff valve in utility room or garage wall
- Gas service lines included at furnace unit(s), water heater(s), fireplace (per plan) and cooktop / range

ENERGY SAVINGS AND COMFORT

- High-efficiency 16 SEER certified A/C system with eco-friendly Puron coolant
- Certified Home Energy Rating Systems (HERS) Index calculated per plan to ensure energy efficiency and savings
- Dual-zoned AC system in all two-story plans (two thermostats)
- R-6 HVAC ductwork with fresh air intake
- 4" MERV 10 media filters at HVAC units
- R-13 and R-19 batt insulation at exterior walls
- R-22 batt insulation at vaulted ceilings
- R-22 batt insulation between garage ceiling and living areas
- R-38 blown insulation in flat ceilings
- Polyseal foam insulation around all doors, windows and other penetrations, with foam gasket under base plates and sheetrock edges between A/C and nonA/C spaces
- Dual pane Low-E argon gas insulated windows
- Energy-saving radiant barrier roof decking
- Water-conserving Delta washer-less faucets
- Tankless hot water heater
- LED energy-saving lighting



ELEVON 50'S INCLUDED FEATURES



EXTERIOR DESIGN FEATURES

- Elegant exterior elevations
- 6'8" front door with decorative Kwikset handle set
- Clay king sized brick with grey mortar and stone elevations with buff mortar (per plan)
- Front and back yard irrigation system with rain and freeze sensors
- Landscape package includes seasonal shrubs, full sod and one tree in the front yard
- 6' stained privacy fence with metal posts and one gate
- Large covered front porch and rear outdoor living (per plan)
- Dimensional high-definition roof shingles with 30year manufacturer's lifetime warranty
- HardiePlank lap siding with 30-year manufacturer's limited warranty (per plan)
- HardieTrim exterior trim with 15-year manufacturer's limited warranty
- Partial 5" K Style gutters with splash blocks (FHA standards)
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- 2cm granite countertop selection with choice of two included edges
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- Large breakfast island
- Full tile backsplash
- GE® stainless steel appliance package with 30" free-standing gas range, over-the-range microwave with exhaust vent to outside, and energy-saving dishwasher
- Recessed ice maker connection at refrigerator
- Contemporary Kichler lighting fixtures
- High capacity 1/3 HP disposal with

PRIMARY SUITE

- Contemporary full-height, pre-finished vanity cabinets for increased storage in fashionable Breeze (white) finish
- 1.6cm Venetian marble installed at vanities with two under-mount porcelain sinks
- 42" plate glass mirrors with Kichler light fixtures
- Walk-in shower with durable fiberglass shower pan
- Classic garden tub with tile surround
- Delta Woodhurst faucets in satin nickel finish
- USB outlet at vanity (per plan)
- Spacious walk-in closets with generous hanging space and wood shelving
- Private commode

INTERIOR DESIGN FEATURES

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- Designer 12 x 12 ceramic floor tile in all baths
- Square corners throughout the home
- Elegant two panel Carrara interior doors
- Kwikset distinctive door hardware in satin nickel
- 5-1/2" baseboards throughout the home
- High-quality Scotchguard stain - resistant carpet with 10-year limited warranty in all bedrooms and second floor areas of two-story homes
- Superior PPG low VOC interior paint in designer colors for walls, doors, and trim
- Ceiling fan included at the family room
- Decora light switches
- Pedestal sink and beveled edge mirror in powder bath (per plan)
- Site-built and finished shelves and hanging rod above washer and dryer
- Full light patio door
- Raised ceilings (per plan)
- High Efficiency LED disc lights throughout the entire home to improve lighting and reduce energy bills

LOW VOLTAGE AND SECURITY

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- Smoke and carbon monoxide detectors
- Two USB equipped outlets for easy phone charging
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- Engineered framing and shear walls
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- 2x6 framed walls at plumbing areas (per plan)
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- Garage door opener with two remotes per door
- Elongated water-conserving commodes
- PEX high-pressure plumbing system with corrosion resistant fittings above foundation
- Main water shutoff valve in utility room or garage wall
- Gas service lines included at furnace unit(s), water heater(s), fireplace (per plan) and cooktop / range

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- Dual-zoned AC system in all two-story plans (two thermostats)
- R-6 HVAC ductwork with fresh air intake
- 4" MERV 10 media filters at HVAC units
- R-13 and R-19 batt insulation at exterior walls
- R-22 batt insulation at vaulted ceilings
- R-22 batt insulation between garage ceiling and living areas
- R-38 blown insulation in flat ceilings
- Polyseal foam insulation around all doors, windows and other penetrations, with foam gasket under base plates and sheetrock edges between A/C and nonA/C spaces
- Dual pane Low-E argon gas insulated windows
- Energy-saving radiant barrier roof decking
- Water-conserving Delta washer-less faucets
- Tankless hot water heater
- LED energy-saving lighting



UNIONMAIN HOMES NEW HOMEOWNER’S GUIDE TO SETTING UP UTILITIES

ELEVON



To ensure your move goes as smooth as possible, make sure to set up the necessary utilities in your name after your official closing date. Please monitor and update your utilities start date if your closing date changes. Please note that the new homeowner has three business days after closing to transfer utilities into their name.

COMMUNITY RESOURCES AND LOCAL CONTACTS:



Electricity
Oncor
(888) 313-6862
choosetexaspower.org



Natural Gas
Atmos Energy
(888) 286-6700
atmosenergy.com



Internet, Cable & Phone
Pavlov
(888) 472-8568
pavlovmedia.com



Trash Services
CWD
(972) 392-9300



Water

Nevada SUD
(972) 843-2608
nevadawater.org
Bear Creek SUD
(972) 843-2101
bearcreeksud.com



Sewer Service
City of Lavon
(972) 843-4220
cityoflavon.com



Fire Department
Non-Emergency
(972) 977-5299



Police Department
Non-Emergency
(972) 547-5350



HOA - SBB Management
(972) 960-2800 x3336
support@sbbmanagement.com

For more information or questions contact your sales counselor.
www.UnionMainHomes.com

\$700 capital contribution at closing. Entrance, common area, pocket park & pond maintenance.



WE ARE HERE EVERYDAY FOR YOU

10-YEAR LIMITED STRUCTURAL WARRANTY

HOW TO SUBMIT A WARRANTY REQUEST?

UnionMain Homes is dedicated to promptly responding to your warranty needs. Per our warranty guide please submit your 60 Day Warranty Service Requests and your 11 Month Warranty Service Requests via our website: www.unionmainhomes.com.

FOR EMERGENCY CLAIMS:

A warranty emergency is an event or situation related to the home’s performance that creates an imminent threat of serious damage to the home or results in an unsafe living condition.

Emergency service is needed when there is:

- a plumbing leak that requires shutting off the main supply
- a sewer back-up
- a total loss of heating and/or cooling (HVAC) – all units

If you experience a warranty emergency please follow the steps at: www.unionmainhomes.com.

For more information visit www.UnionMainHomes.com

Disclosure: Warranties are transferable to subsequent owner who takes title within the applicable warranty period. Information above is intended only to highlight certain aspects of the warranty. Terms, conditions, exclusions, and limitations apply. Warranty is based on Performance Standards criteria that are set forth in the full warranty. A complete description of warranty terms, conditions, exclusions, and limitations is available at <http://www.unionmainhomes.com>. 10-year structural warranty covers: footings, bearing walls, beams, girders, trusses, rafters, bearings, columns, lintels, posts, structural fasteners, subfloors, and roof sheathing. The photograph depicts a model containing features or designs that may not be available on all homes. © 2023 UnionMain Homes, LLC. All rights reserved. 07/2026

10 YEAR COVERAGE

on structural elements of the home

2 YEAR COVERAGE

on the workability of plumbing, electrical, HVAC, and other mechanical systems

1 YEAR COVERAGE

on materials and workmanship

Warranty is transferable.

FINANCING *Your* HOME

Building your new home with UnionMain Homes is a milestone worth celebrating. Choosing the right mortgage partner can make the process even more rewarding. At **UMH Mortgage**, we take pride in helping UnionMain buyers find financing that fits their goals and lifestyle-making the path to homeownership smooth and stress-free.

Why Work with UMH Mortgage

SEAMLESS COORDINATION

We work hand in hand with UnionMain's teams to keep everything aligned.

FASTER CLOSINGS

Our familiarity with UnionMain's systems helps avoid delays and last-minute surprises.

COMPETITIVE RATES

We offer mortgage programs that suit a wide range of buyers and budgets.

PERSONAL GUIDANCE

From pre-approval to move-in day, our loan officers are with you every step of the way.

Deacon Finkle MORTGAGE OFFICER

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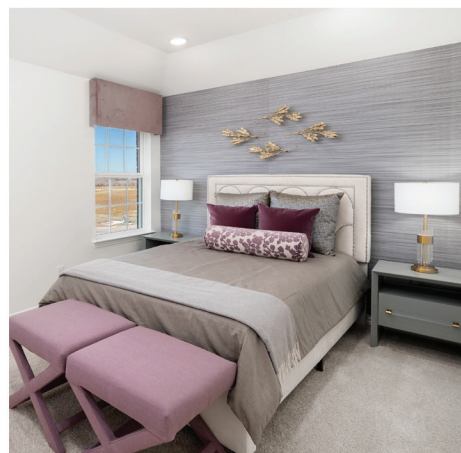


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