

Your
**NEW
HOME**



 **UNIONMAIN
HOMES**

Wildflower
RANCH



UNIONMAIN HOMES

at Wildflower Ranch

Wildflower Ranch is the perfect combination of big-city opportunity and small-town lifestyle—a place where your kids can explore native landscapes full of wildflowers, splash in the lazy river, or rock hop along Harriet Creek. All of it sits just minutes from some of the finest schools in North Texas: Perrin Elementary, Chisholm Middle, and Northwest High School. Already, hundreds of families have discovered the convenience and idyllic setting of Wildflower Ranch, where several of the area’s premier homebuilders offer beautiful homes with today’s most-wanted features and luxury finishes—including UnionMain Homes, known for thoughtfully designed floorplans, stylish interiors, and a smooth, supportive

homebuying experience. Here, you’re close to major shopping centers, big-city entertainment, sports, and DFW Airport, with charming communities all around—Justin, Denton, Argyle, and Northlake. The whole family will love floating down the lazy river, meeting friends on the event lawn and community pavilion, and exploring nearly four miles of walking trails that connect to playgrounds, a dog park, and more. And the community just keeps getting better—the Amenity Center is now open, giving residents even more ways to relax, play, and connect. Don’t wait—now is the time to find your dream home at Wildflower Ranch with UnionMain Homes.



LIFE AT
Wildflower
RANCH

Life at Wildflower Ranch is a little slower – and we like it that way. Whether you’re exploring Harriet Creek, doing “laps” in the lazy river, or watching the kids play ‘til sundown, we suggest you take it easy and soak everything in.

AMENITIES

1. Lazy River - Do "laps" the Wildflower Ranch way in the resort-style lazy river; grab some friends, get some sun, and float the day away.

2. Clubhouse and resort-style pool - Coming Soon.

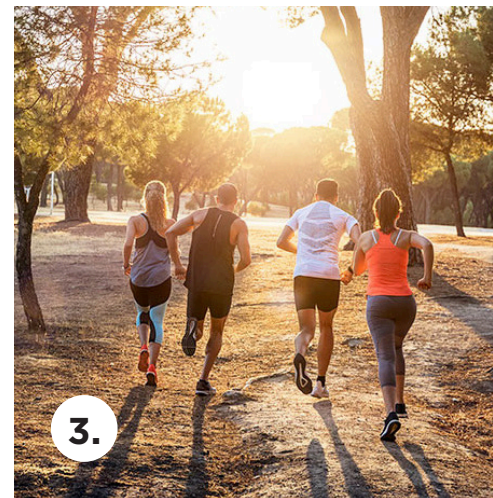


3. Trails - Get out and explore with over four miles of trails, both concrete and natural, that weave through native Texas landscape so you can enjoy the outdoors (and local wildlife) right outside your door.

4. Playgrounds - A custom playground for children of all ages lets kids run, climb, swing, and slide to their heart's content.

5. Wildflowers - The community's fields of wildflowers create the perfect, photo-ready backdrop-get all dressed up, because the scenery does the rest.

6. Live Music - Gather for community moments at the event lawn, community pavilion and event area, and other outdoor spaces designed for outdoor events and neighborhood activities.



BUILDING

AN EXTENSION OF

You

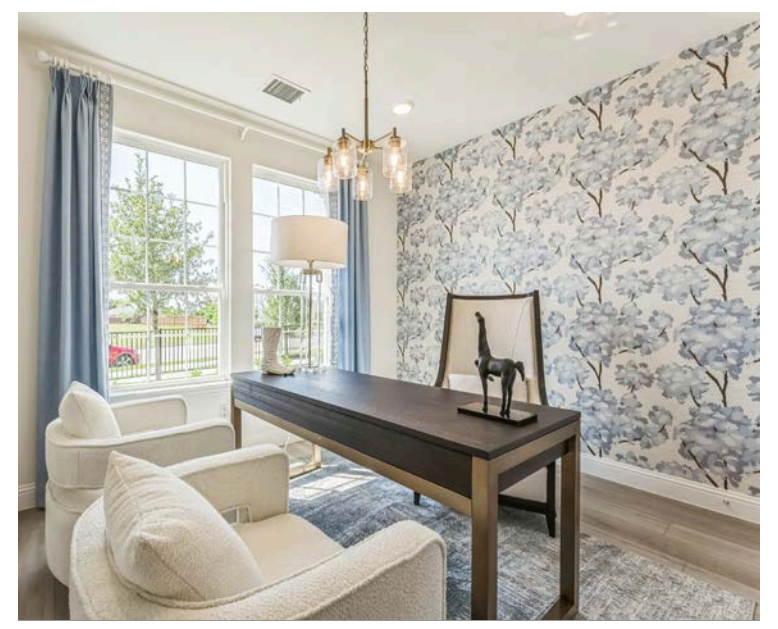
We see your life story as the blueprint for your perfect home. Our team builds with **YOU** at the heart of each plan. Beginning with a framework that reflects your family values, constructing spaces that support your growth and dreams, and finishing with the details that make it uniquely your own. Every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

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



Learn more
about our
homebuying
process





WHY UNIONMAIN HOMES

Other builders might cut corners, but UnionMain Homes builds with intention—prioritizing quality materials, thoughtful design, and long-term durability so your home looks great on day one and holds up for years to come.



View Model Home Gallery

UNIONMAIN HOMES Sitemap



Wildflower
RANCH

INCLUDED HOME *features*

Every UnionMain home comes with a carefully curated set of included features designed to elevate daily living—blending style, comfort, and reliability with the kind of thoughtful details that make a house feel finished from the start.

EXTERIOR DESIGN FEATURES

- Elegant exterior elevations
- 100% brick exteriors (per plan)
- 8' front door with decorative Kwikset handleset and keyless entry
- Fully sodded front and backyard with programmable irrigation
- Landscape package including seasonal shrubs and two trees
- 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 30-year manufacturer's lifetime warranty
- HardiePlank lap siding with 30-year manufacturer's limited warranty
- HardieTrim exterior trim with 15-year manufacturer's limited warranty
- Partial gutters 5" K Style with splash blocks (FHA standards)
- Two frost resistant hose bibs
- Decorative coach lights (per plan)



KITCHEN DESIGN FEATURES

- Bold shop-finished cabinets with 42" uppers and crown moulding
- 3-cm 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
- Full extension drawer guides for added storage
- Designer ceramic tile flooring
- Full tile backsplash
- Whirlpool™ Stainless Steel Appliance package with 30" gas cooktop, freestanding range, microwave and energy-saving dishwasher
- Phone charging USB outlet (per plan)
- Recessed ice maker connection at refrigerator
- High Efficiency LED lighting

PRIMARY SUITE

- Luxury full-height, shop-finished vanity cabinets for increased storage and comfort
- 1.6cm Venetian marble installed at vanities with two under-mount porcelain sinks
- 42" plate glass mirrors with two vanity light fixtures
- 72" shower enclosure with fiberglass pan
- Classic garden tub with tile surround
- Delta Woodhurst faucet in satin nickel finish
- USB outlet at vanity (per plan)
- Spacious walk-in closets with generous hanging space and wood shelving
- Private elongated commode

INTERIOR DESIGN FEATURES

- Resilient 5-1/4" x 47-1/4" laminate plank flooring in entry halls, kitchen dining, utility, and family rooms. Available in four designer colors
- Designer 12x12 ceramic tile at tub and shower surrounds in all baths
- Granite counter tops included in kitchen (3 cm)
- Rounded corners throughout (excludes windows)
- Modern Roman arch panel doors
- Kwikset distinctive door hardware in selected finishes
- Crown moulding at entry and extended entry (per plan)
- 5 1/2" baseboard throughout home
- High-quality Scotchgard stain-resistant carpet with 10-year wear limited warranty
- PPG high-quality, low-VOC interior paint in 10 decorator colors for walls and three colors for doors and trim
- Ceiling fans with light kit installed in family room
- Game room, bedrooms, study/flex and patio blocked and wired for ceiling fans
- Decora light switches
- Pedestal sink and beveled mirror in powder bath (per plan)
- Site-built shelves and hanging rod above washer & dryer
- Full light patio door
- Raised ceilings (per plan)
- Choice of hardware finish
- High Efficiency LED disc lights

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
- Dual-zoned AC system in all two-story plans (two thermostats)
- R-8 HVAC ductwork with fresh air intake
- 4" MERV 10 media filters at HVAC units
- Honeywell WIFI enabled programmable thermostat(s)
- 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
- Polycel foam insulation around all doors, windows and other penetrations, with foam gasket under base plates and sheetrock edges between A/C and non-A/C spaces
- Dual pane Low-E argon gas insulated windows (tilt in for easy cleaning) per plan
- Energy-saving radiant barrier roof decking
- Water-conserving Delta washer-less faucets
- Tankless hot water heater
- LED energy-saving lighting

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 T4 Pro with WiFi structured wiring control panel in 28" home run cabinet with video module and network switch
- One fiber service conduit directly to control panel
- Smoke and carbon monoxide detectors
- Two USB equipped outlets for easy phone charging
- Smart Home with 1 Alexa Show, 1 video doorbell, 2 WAP prewire, 1 Cat5e data outlet, and 1 local HDMI





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, pre-drywall, new home orientation, house to home sign off)
- Third-party inspections for quality assurance
- 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
- Garage tape and bed only
- 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 and cooktop



PECOS

PLAN #4102 | 1,680 SQFT

-  3 Bed
-  2 Bath
-  1 Story
-  2 Garage

UPGRADE OPTIONS:

alf Car/3 Car/Extended Garage, Pedestrian Garage Door, Extended Outdoor Living, Extended Dining, Extended Primary Suite, Primary Bath Barn Door, Indoor Corner Fireplace, Built In Laundry Cabinets, Gourmet Kitchen, Super Shower, Tray Ceiling at Foyer

ABOUT:

The spacious and open floor plan of the charming Pecos makes one-story living a dream. The enormous kitchen features ample counter space, a large center island with seating, a big dining area and access to a sizeable family room - perfect for family gatherings. The sunlit primary bedroom boasts a tray ceiling, one generous walk-in closet and a lavish bath, complete with a dual-sink vanity, a shower with a separate soaking tub and a private toilet area. Additional highlights include two spacious bedrooms with hall bath access, a tucked-away laundry and a large outdoor living area.



ELEVATION A



ELEVATION B



ELEVATION C



FIRST FLOOR

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SAN JACINTO

PLAN #4107 | 1,861 SQFT



4 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

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



ELEVATION A



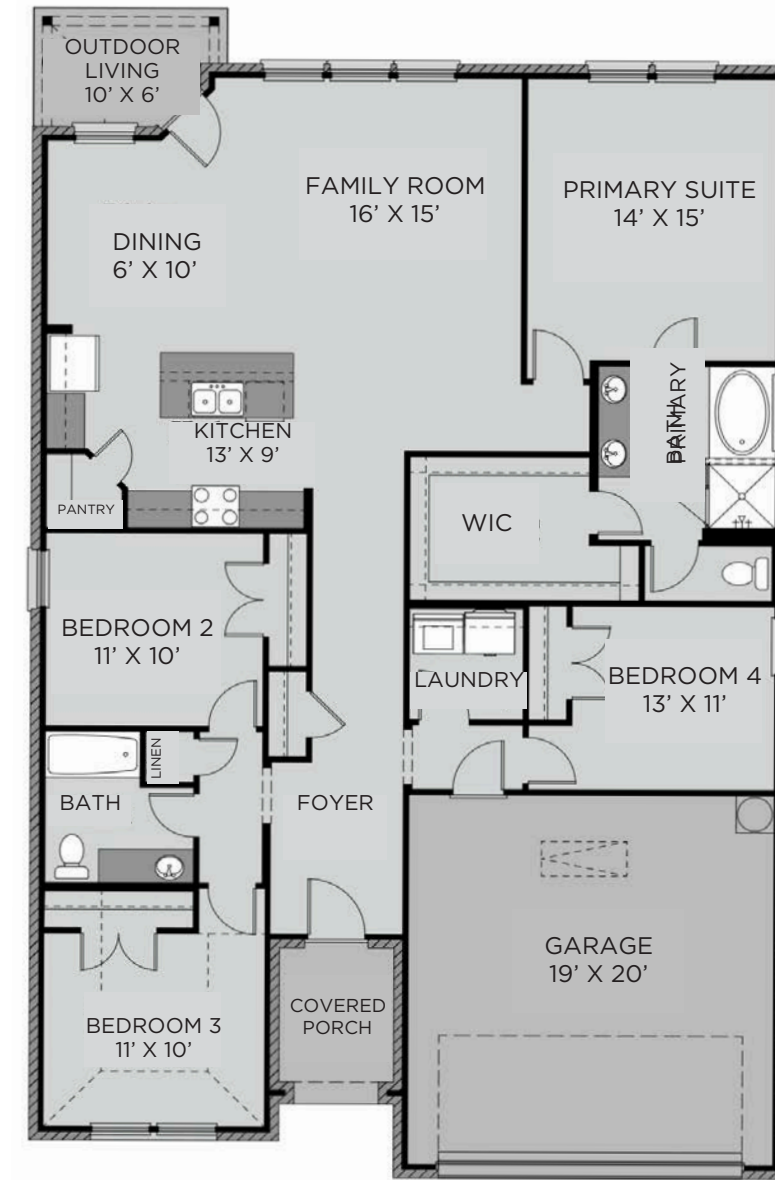
ELEVATION B



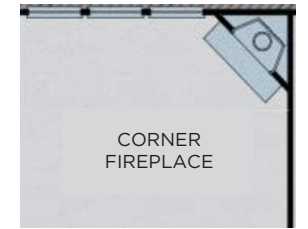
ELEVATION C

ABOUT:

The SanJacinto 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.



FIRST FLOOR



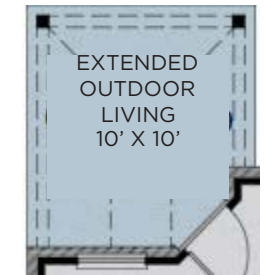
CORNER FIREPLACE



Extended Primary Suite



Super Shower



EXTENDED OUTDOOR LIVING 10' X 10'



Dual Sink Vanity at Bath 2

BRAZOS

PLAN #4110 | 2,052 SQFT



3-4 Bed



2 Bath



1 Story



2 Garage

UPGRADE OPTIONS:

ExtendedOutdoorLiving, 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.



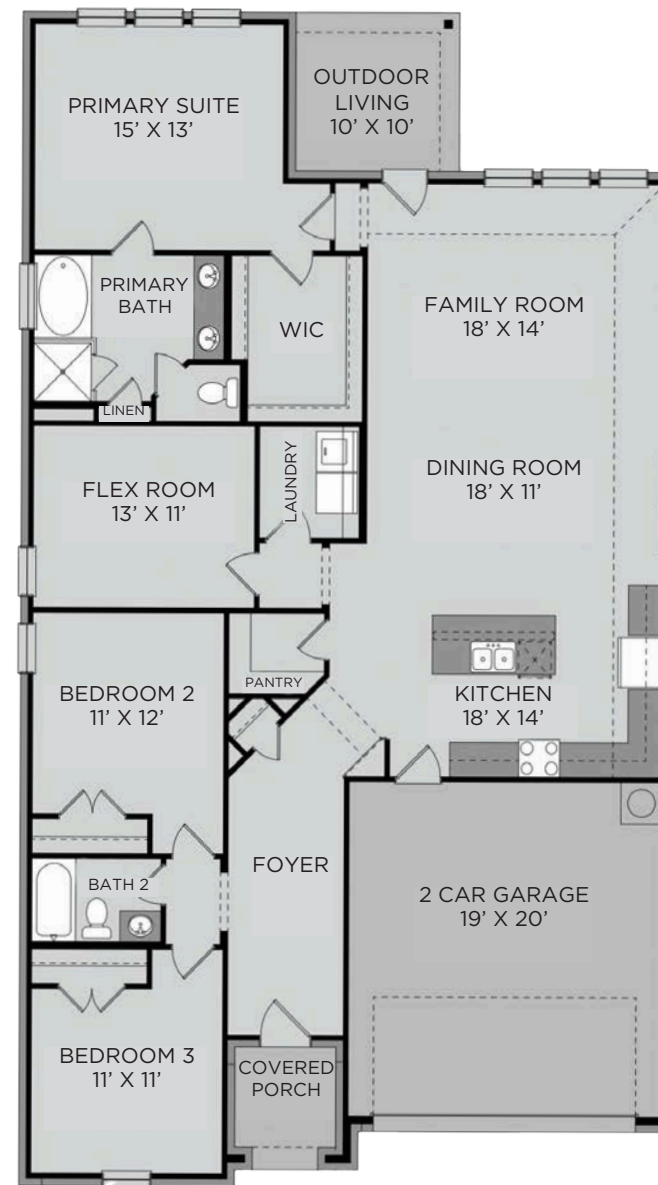
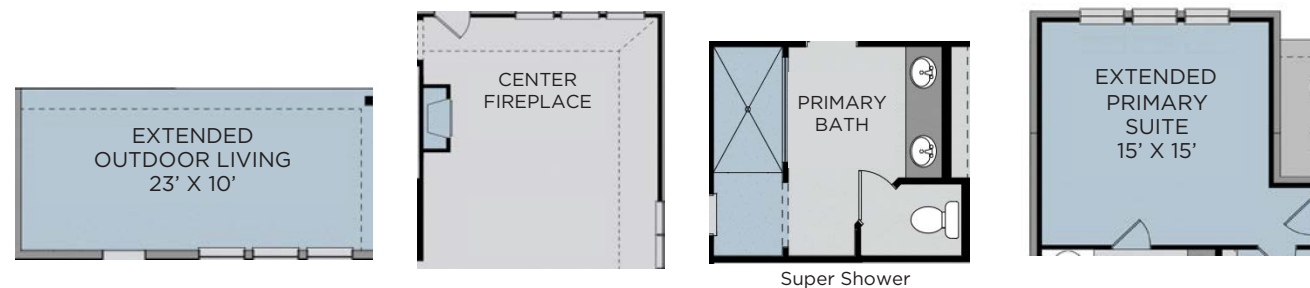
ELEVATION A



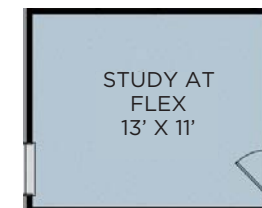
ELEVATION B



ELEVATION C



FIRST FLOOR



COLORADO

executive

PLAN #4120E | 2,275 SQFT



3-4 Bed



2-4 Bath



1-1.5 Story



2 Garage

UPGRADE OPTIONS:

Indoor Corner Fireplace, Built-In Dining/Laundry Cabinets, French/Barn Doors at Flex, Primary Bath Barn Door, Tray Ceiling at Foyer/Primary Suite, Super Shower, Mud Bench, Gourmet Kitchen, Flex Room/Study with Powder Room, Additional Bedroom 4 with Optional Full Bath 3

ABOUT:

The charming Colorado Executive features a covered porch and patios, making it easy to enjoy outdoor living. The entire house has enormous 10' ceilings and extended windows. 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 baths and walk-in 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 suite offers a sumptuous primary bath with dual vanities and an enormous walk-in closet.



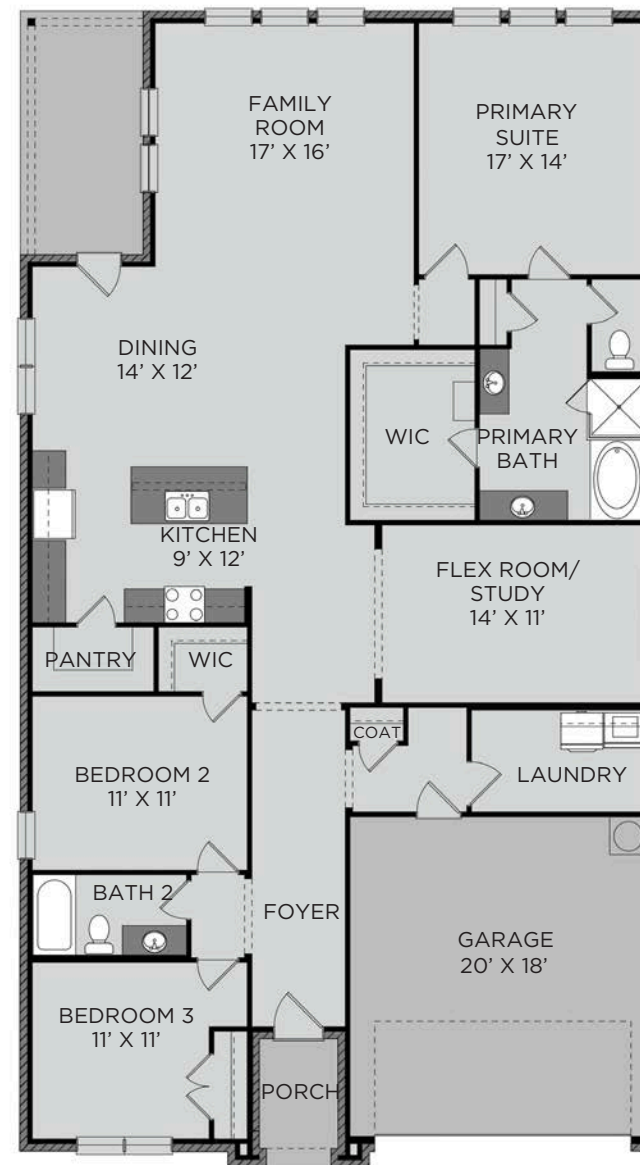
ELEVATION A



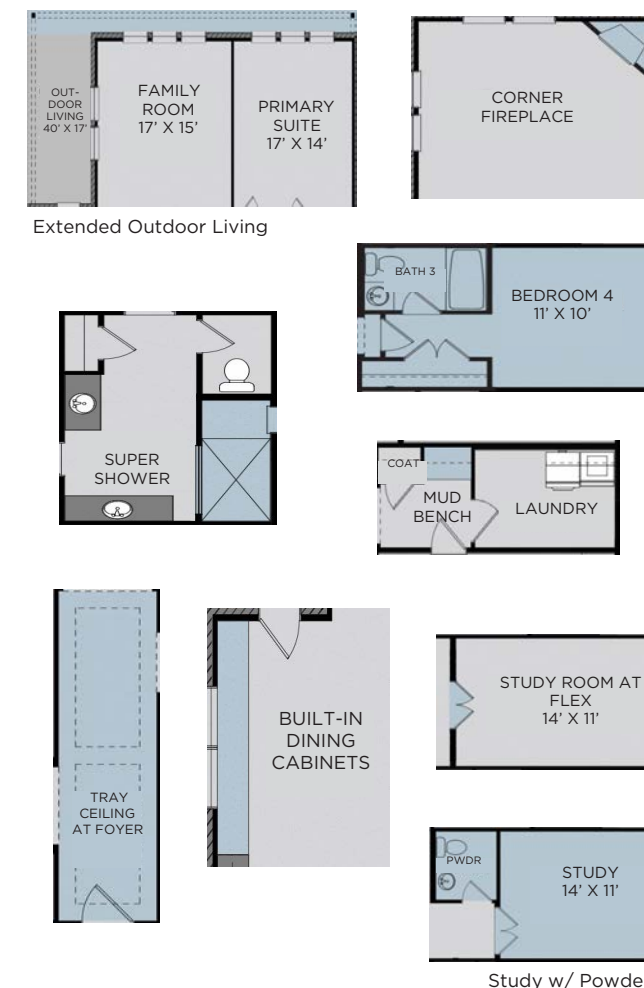
ELEVATION B



ELEVATION C



FIRST FLOOR



SALADO

PLAN #4270 | 2,581 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.



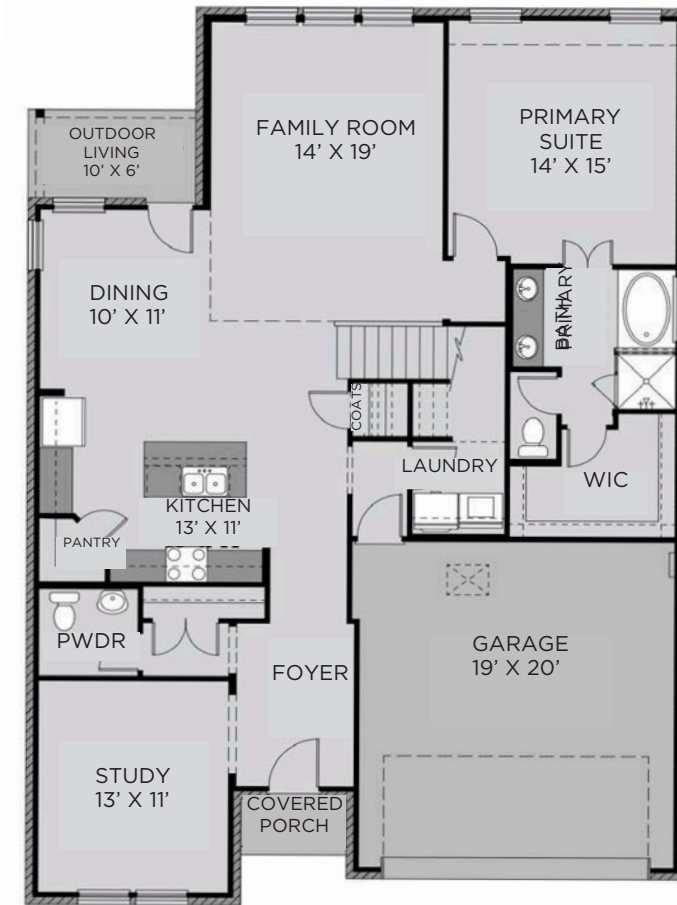
ELEVATION A



ELEVATION B



ELEVATION C



FIRST FLOOR



SECOND FLOOR



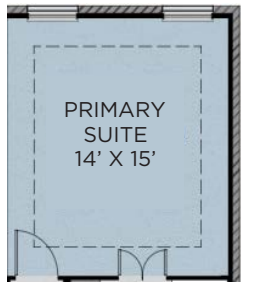
Extended Outdoor Living



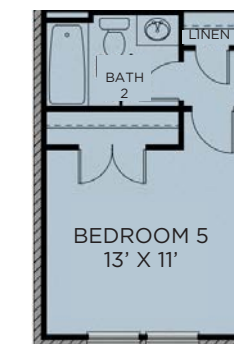
Corner Fireplace



Extended Primary Suite



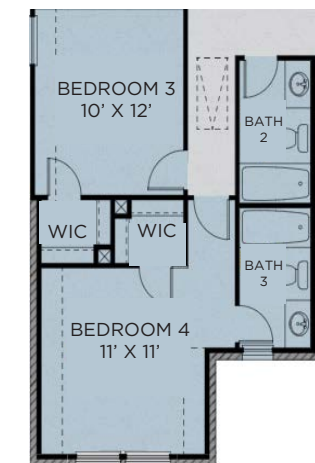
Tray Ceiling at Primary Suite



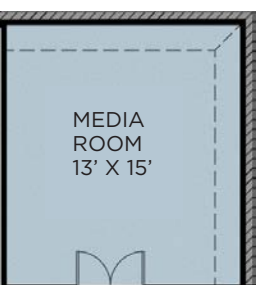
Additional Bed 5/Bath 4



Super Shower



Optional Full Bath 3



MEDIA ROOM
13' X 15'

NUECES

PLAN #4232 | 2,762 SQFT



4-5 Bed



2.5-4 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Indoor Corner Fireplace, Extended Primary Suite, Extended Dining, Built-In Laundry Cabinets, Counter at Powder, Primary Bath Barn Door, Super Shower, Gourmet Kitchen, Mud Bench, Study, Optional Bed 5 w/ Bath 3, Optional Bed 4 w/ Bath 4

ABOUT:

Amust-see for anyone who appreciates fine attention to detail, this grand and stylish residence showcases timeless elegance. Every element of the Nueces has been carefully considered to offer contemporary comfort and style. The expansive layout is set over two levels and offers four bedrooms and three and half baths, including the main-floor primary suite with a large walk-in closet and an opulent ensuite with a double vanity and a soaking tub. There's a media room for the movie-lovers, and the open-plan kitchen, dining and family room are nestled in the heart of the home. In addition, there is an expansive upgraded study at the front of the house. Cook up a storm in the beautifully-crafted kitchen with a walk-in pantry and a center island, or step out to the covered outdoor area and admire the picturesque lot. The long list of quality features includes on-trend tile plank flooring throughout and powder room on the main level.



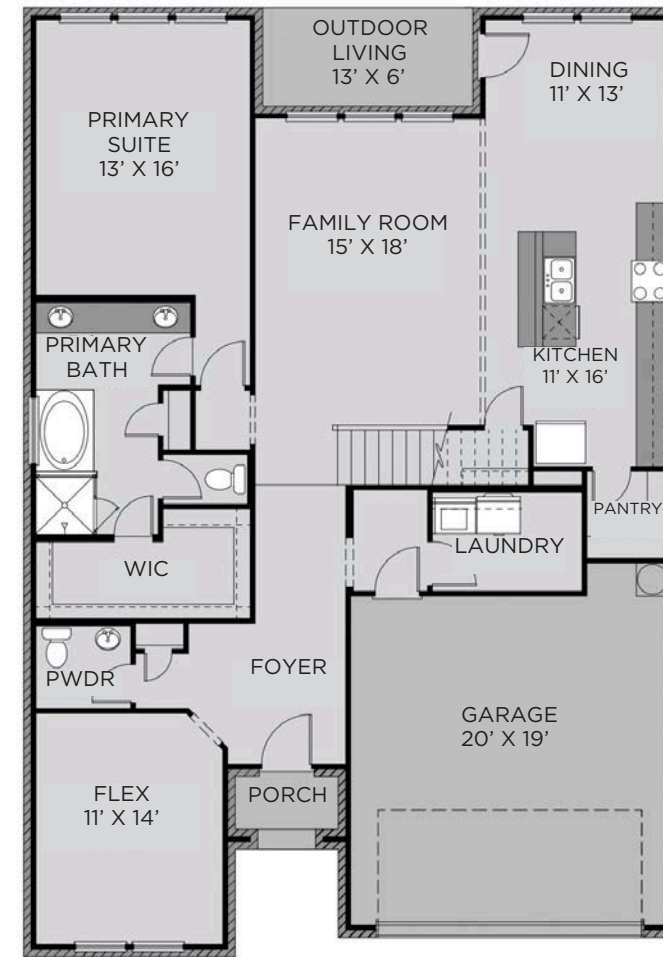
ELEVATION A



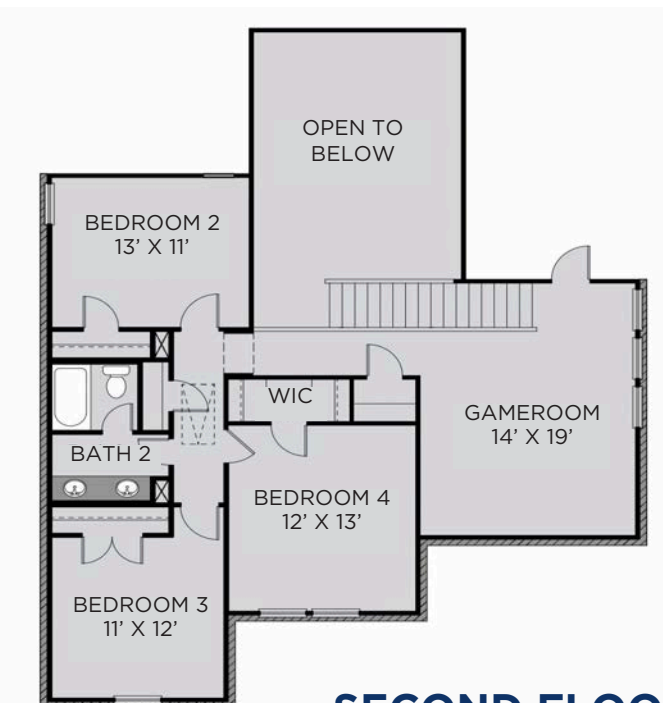
ELEVATION B



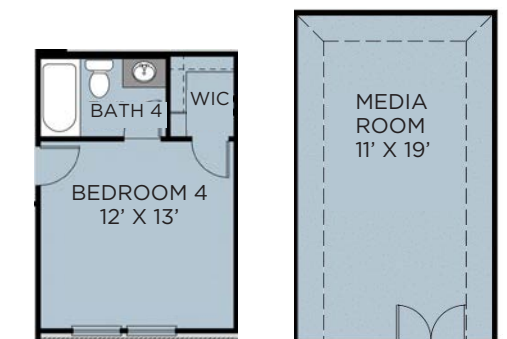
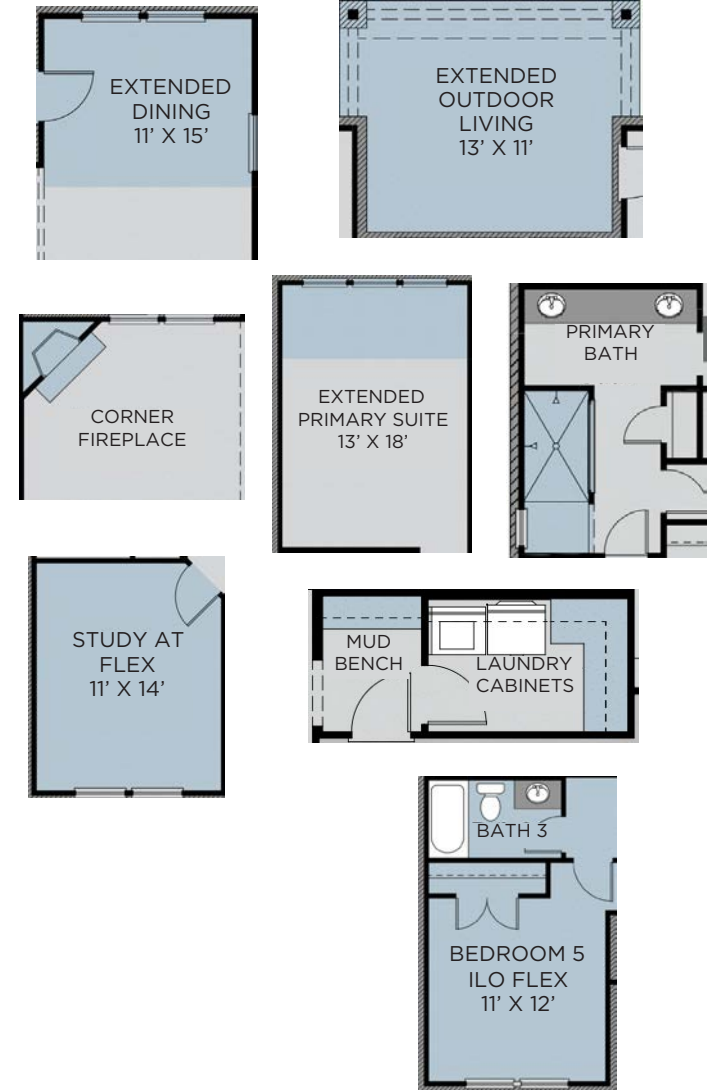
ELEVATION C



FIRST FLOOR



SECOND FLOOR



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, Additional Bedroom w/ Full Bath

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 dual-vanity bathroom and walk-in closets.



ELEVATION A



ELEVATION B



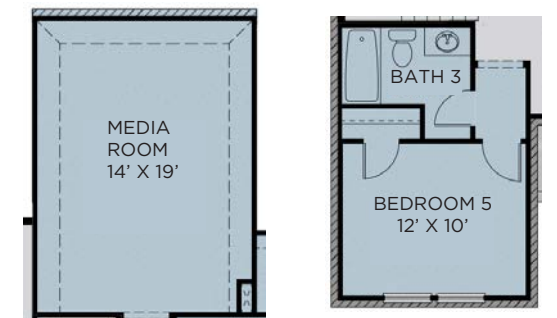
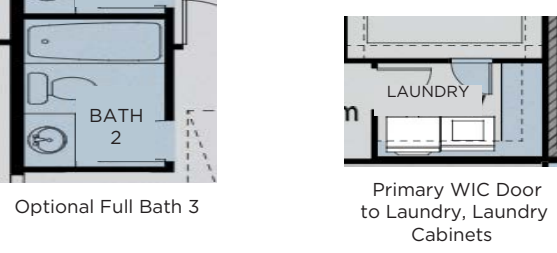
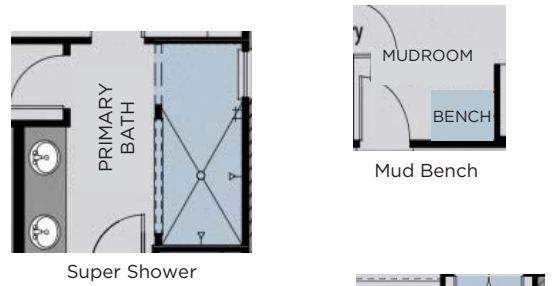
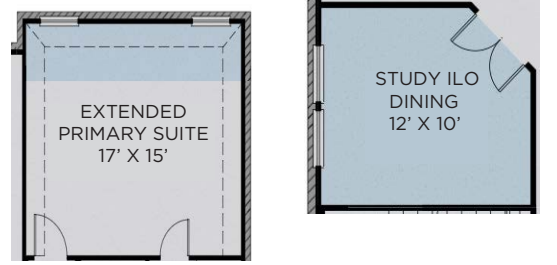
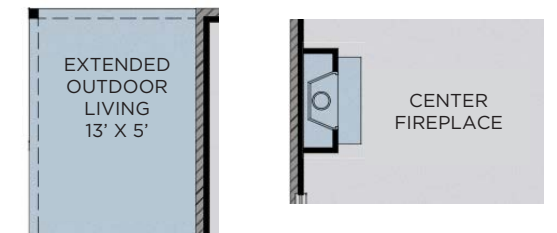
ELEVATION C



FIRST FLOOR



SECOND FLOOR



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TRINITY

executive

PLAN #4250E | 3,274 SQFT



4-5 Bed



3-4 Bath



2 Story



2 Garage

UPGRADE OPTIONS:

Extended Outdoor Living, Indoor Corner/Center Fireplace, Study (2), Exposed Beams in Flex/Study/Primary, Built-In Laundry/Dining Cabinets, Gourmet Kitchen, Mud Bench, Tray Ceiling at Family Room/Primary Suite, Super Shower, Primary Bath Barn Door, Primary WIC Door to Laundry, Media Room, Bedroom 5 w/ Bath 3, Additional Bath 4

ABOUT:

The open and very versatile floorplan of the Trinity is perfect for a dynamic lifestyle - the ideal design for raising a family or entertaining. This upgraded Executive Plan includes 10' ceilings and extended windows. 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 spacious flex room. The gourmet kitchen features a center island, a walk-in pantry and an adjacent breakfast area. Off the open living room, the lavish primary suite features a big 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 commode. Upstairs opens to an enormous game room with three additional bedrooms and a bathroom.



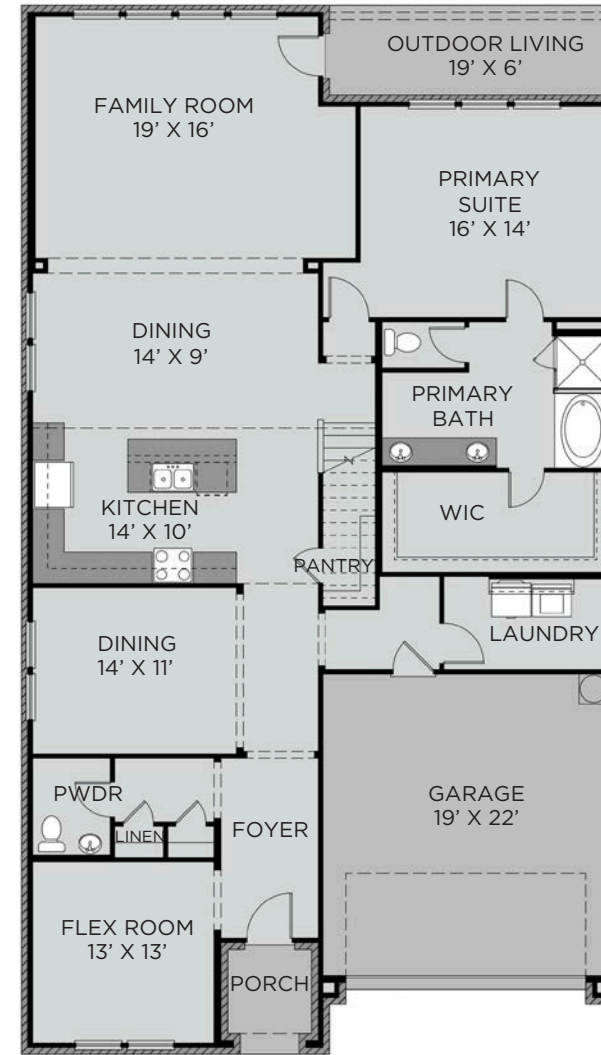
ELEVATION A



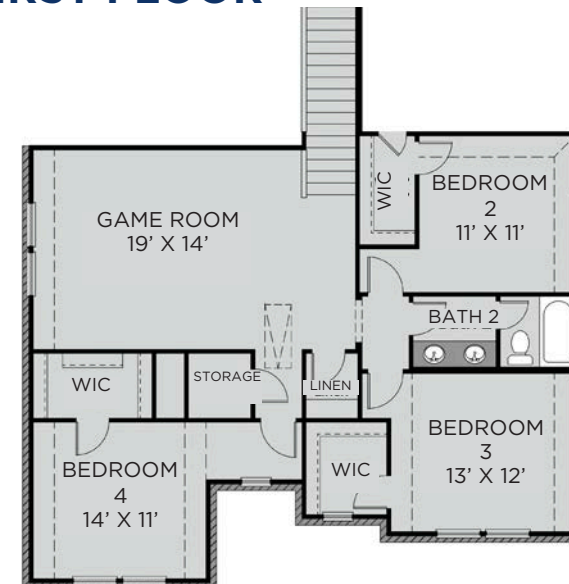
ELEVATION B



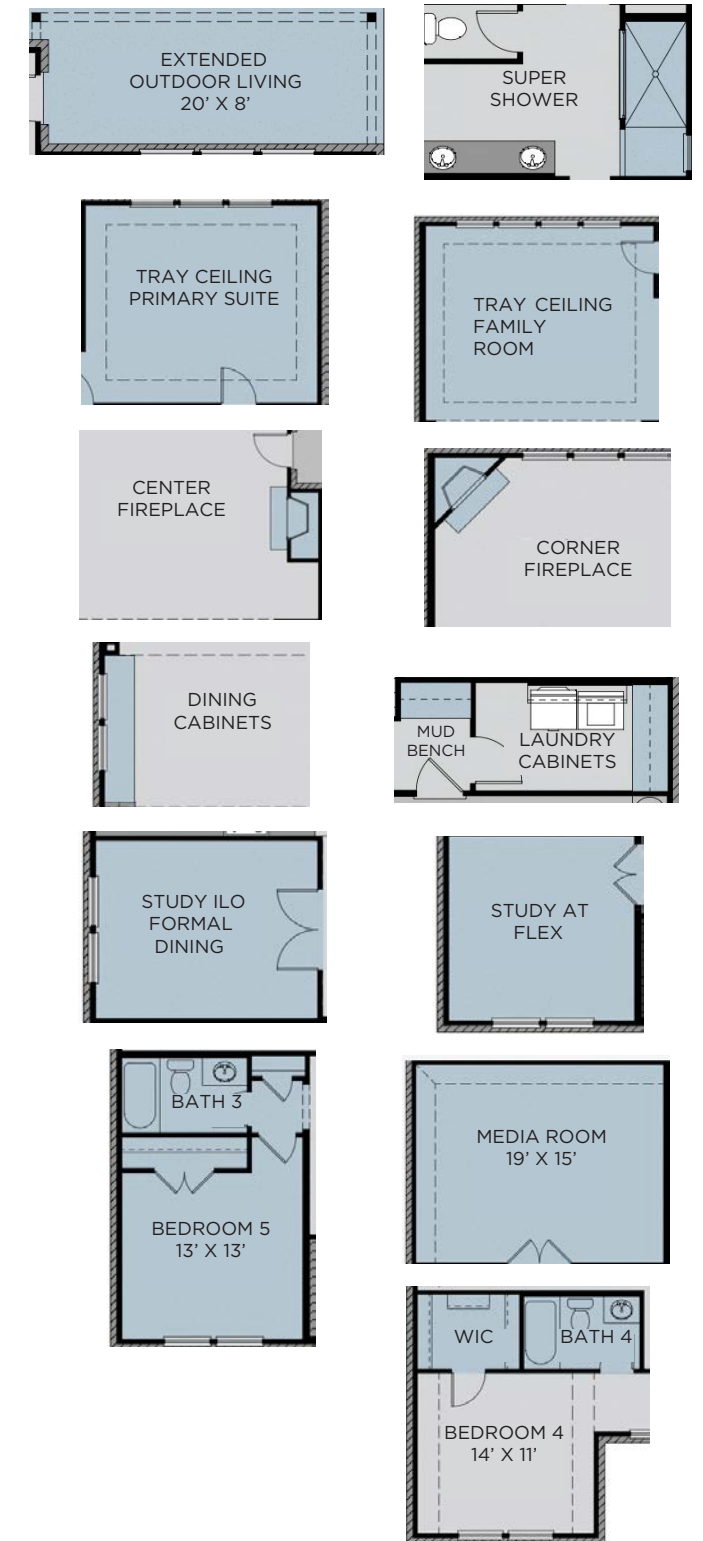
ELEVATION C



FIRST FLOOR



SECOND FLOOR



UNIONMAIN HOMES NEW HOMEOWNER'S GUIDE TO SETTING UP UTILITIES

WILDFLOWER RANCH



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.



Electricity
Co-Serv
(800) 274-4014
www.coserv.com



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



Internet, Cable & Phone
Spectrum
(855) 363-4902
Spectrum.com



Security
HomePro
(844) 661-5777
homeprotech.com



Water & Sewer
City of Fort Worth
(817) 392-4477



Police Department
Non-emergency
(940) 349-1600



Fire Department
Justin Fire Department
(940) 648-2561



Trash
Rhino Removal
(469) 607-4466
RhinoRemoval.com



Home Owners Association
Vision Communities Mgmt
Manager@wfrhoa.org
(972) 612-2303



10-YEAR LIMITED STRUCTURAL WARRANTY

WE ARE HERE EVERYDAY FOR YOU

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/home-warranty/

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/emergency-support/.

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 based on Performance Standards criteria that are set forth in the full warranty. A complete description of warranty terms, conditions, exclusions, and limitations on footings, bearing walls, beams, girders, trusses, rafters, bearings, columns, lintels, posts, structural fasteners, subfloors, and roof sheathing. The photograph depicts a 2021 UnionMain Homes, LLC. All rights reserved. 05/2025

10YEAR COVERAGE

on structural elements of the home

2 YEAR COVERAGE

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

1 YEAR COVERAGE

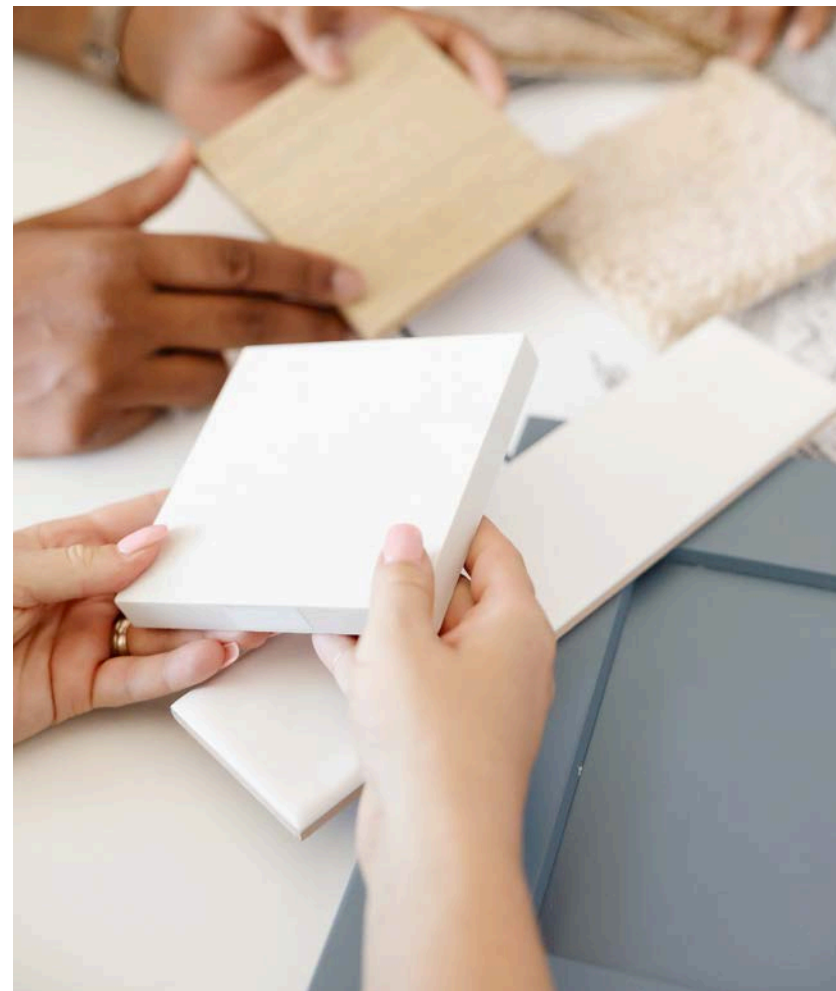
on materials and workmanship

Warranty is transferable.



DESIGNING *Your* HOME

Building a new home is a life-changing decision, and at times, can seem daunting. At UnionMain, we want to make your experience as seamless and enjoyable as possible.



UnionMain Homes considers each homeowner's individual tastes and needs during every step of designing your dream home. Construction is fast yet thorough, with our combined 50+ years of experience. Our simplified process allows you to be in your dream home in just 175 days. And all of our homes are backed by a ten-year new home warranty, to provide you peace of mind and comfortable living for years to come.



Learn more about our homebuying process

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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6002 ROGERDALE ROAD #580
HOUSTON, TEXAS 77072
(214) 609-7775



SCAN TO
GET STARTED



BUYER ROADMAP



You will receive your keys to move in!

WE ARE
HERE FOR

You



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!

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. © 2026 UnionMain Homes, LLC. All rights reserved. 09/2021




SOLD
UNIONMAIN HOMES www.UnionMainHomes.com

 **UNIONMAIN HOMES**

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UNIONMAIN HOMES www.UnionMainHomes.com **SOLD**

 **UNIONMAIN HOMES**

MODEL HOME

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