Fulton Homes
You're Proud To Own, We're Proud To Build!

FULTON FEATURES
Elevating What's Standard

With FULTON HOMES Fulton Features program you get all these great amenities standard in every house we build...

Exclusive Fulton Features

At Fulton Homes, we don't think you should have to pay extra for a home that looks great and that you're proud to own. While many other builders simply give you the basics and leave you on the hook for pricey upgrades, Fulton Homes is proud to build homes which include these exciting standard features:

+ Smart Home with control and wi-fi thermostats
+ 36" Maple Cabinets made in USA
+ 18" Ceramic Tile at kitchen, bathrooms, laundry room and...
Exclusive Fulton Features

At Fulton Homes, we don’t think you should have to pay extra for home that looks great and that you’re proud to own. While many other builders simply give you the basics and leave you on the hook for pricy upgrades, Fulton Homes is proud to build homes which include these exciting standard features:

❖ Smart Home with control and wi-fi thermostats
❖ 36" Maple Cabinets made in USA
❖ 18" Ceramic Tile at kitchen, bathrooms, laundry room and entry
❖ Front Yard Landscaping
❖ Paver Driveways and Walkways
❖ Window Coverings on all major windows
❖ Ceiling Fans in all bedrooms, dens, lofts, and family room
❖ 3 CM Granite Countertops in your choice of two edge details
❖ Two Tone Interior Paint
❖ 1/3 HP Garage Door Opener
❖ Pre-plumbed for soft water and reverse osmosis
❖ Dual Energy with gas and electric at stove and dryer
❖ Appliance Packages including microwave and smooth-top range
❖ Pull-out Kitchen Faucet
❖ Lever-style Interior Door Hardware
Energy Efficiency and Comfort Comes Standard

In the last several years, many new building practices and features have greatly enhanced the energy efficiency of newly constructed homes. Fulton Homes is proud to have 100% of our homes Energy Star® and Indoor AirPLUS® certified! This means that a new home from Fulton Homes is not only comfortable, healthy and safe, but saves you money on energy costs.

- 16 SEER High Efficiency AC unit by Carrier
- Energy Star® Certified Homes
- Indoor AirPLUS® Certified Homes
- Energy Efficient LED Light Bulbs in all ceiling can lights
- High efficiency Low-E vinyl windows
- LP TechShield® Radiant Barrier system to deflect heat from attic
- Energy efficient wet-spray cellulose wall insulation
- Sealed ductwork
- Low VOC (Volatile Organic Compound) interior paints and carpeting
- Homes inspected by 3rd-party energy inspection company
• Smart Home with control and wi-fi thermostat
• 36” Maple Cabinets made in USA
• 18” Ceramic Tile at kitchen, bathrooms, laundry room and entry
• Energy Efficient LED light bulbs in all ceiling cans
• Front Yard Landscaping
• Belgard Pavers Driveways and walkways
• Window Coverings on all major windows
• Ceiling fans in all bedrooms, dens, lofts and family room
• 3 CM granite countertops in your choice of 2 edge details
• Two tone interior paint
• 1/3 HP garage door opener
• Pre-plumbed for soft water and reverse osmosis
• Dual Energy with gas and electric at stove and dryer
• Appliance packages including microwave and smooth top range
• Pull-out kitchen faucet
• Laundry Room Cabins
• Lever-style interior door hardware
• Energy Star® Certified Homes
• Indoor AirPLUS Certified Homes
• High efficiency Low-E vinyl windows
• LP TechShield® Radiant Barrier system to deflect heat from attic
• Energy efficient wet-spray cellulose wall insulation
• Sealed ductwork
• Low VOC (Volatile Organic Compound) interior paints and carpeting

FULTON HOMES
You're Proud To Own, We're Proud To Build!
Enter for your chance to win up to $500 towards your energy bill!

Plus, a chance to win a brand new AC unit from Chas Roberts.

BECOME A FULTON HOMES ENERGY STAR!

Fill out the form below to enter for your chance to win! One lucky winner each month will get their energy bill paid, up to $500, compliments of Fulton Homes! Plus, all entries will also be entered into a drawing to win a brand new air conditioning unit from Chas Roberts!

LET'S BEAT YOUR ENERGY BILL THIS SUMMER!

Listen live every Thursday during the 4pm hour to hear Dennis Webb of Fulton Homes share valuable tips and other energy saving information.
Congratulations to our "Be an Energy Star" grand prize winner Paula Conrad! She just won a brand new A/C unit courtesy of Chas Roberts!
ENERGY STAR
AWARD 2017
PARTNER OF THE YEAR
Sustained Excellence
FULTON HOMES

V3 Saves on Utility Bills
LED LUMINAIRES

ProLED.
ECO Downlights

Reliable Performance in a Budget-Friendly Design

Replaces up to 65 Watt Incandescent (86% Energy Savings)

Dimmable

5-Year Limited Warranty

ENERGY STAR® Certified

ProLED 4” and 6” downlights are high in performance at a low cost

Applications:
Homes
Education
Healthcare
Hospitality
Office
All Homes 16 SEER
STANDARD 16 SEER A/C UNIT

50758

Carrier 16 SEER #CA16NA
Product Number: Carrier 16 SEER By Fulton Homes

Add to Wishlist
HONEYWELL WI-FI THERMOSTAT

50764

Lyric T6 Pro Wi-Fi
Product Number: TH6220WF2006 By Honeywell

Add to Wishlist
Energy Star Partner of the year 3 years in a row
# Fulton Homes

**Sonoma Coast at Ironwood Crossing**

<table>
<thead>
<tr>
<th>Community</th>
<th>Model</th>
<th>Description</th>
<th>AB</th>
<th>C</th>
</tr>
</thead>
<tbody>
<tr>
<td>Timber Cove</td>
<td>2517</td>
<td>Single story, 3 bedrooms, 2 1/2 baths, four car garage, living room, sq. ft. family room, Expandable to 5 bedrooms and 3 baths. HERS 58</td>
<td>$306,900</td>
<td>$308,900</td>
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<tr>
<td></td>
<td>3776</td>
<td>With loft, can accommodate up to three additional bedrooms, and 2 sq. ft. additional bathrooms or guest suite, With loft, garage is 3 car. HERS 55</td>
<td>add $50,000</td>
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<tr>
<td>Shell Beach</td>
<td>2749</td>
<td>Single story, 3 bedrooms, 2 1/2 baths, four car garage, living room, sq. ft. family room, Open Study, Expandable to 5 bedrooms and 3 ba. HERS 59</td>
<td>$316,900</td>
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<td>3964</td>
<td>With loft, can accommodate up to three additional bedrooms, and 2 sq. ft. additional bathrooms or guest suite, With loft, garage is 3 car. HERS 55</td>
<td>add $50,000</td>
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<tr>
<td>Duncan's Point</td>
<td>3057</td>
<td>Single story, 3 bedrooms, 3 1/2 baths, four car garage, living room, sq. ft. dining room, family room, Open Study, Expandable to 7 bedrooms and 4 baths. HERS 57</td>
<td>$332,900</td>
<td>$334,900</td>
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<tr>
<td></td>
<td>4209</td>
<td>With loft, can accommodate up to three additional bedrooms, and 2 sq. ft. additional bathrooms or guest suite, With loft, garage is 4 car. HERS 55</td>
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<tr>
<td>Schoolhouse</td>
<td>3130</td>
<td>Single story, 4 bedrooms, 3 1/2 baths, four car garage, living room, sq. ft. dining room, family room, Open pocket office, Expandable to 7 bedrooms and 5 baths. HERS 57</td>
<td>$335,900</td>
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<tr>
<td>Beach</td>
<td>4405</td>
<td>With loft, can accommodate up to three additional bedrooms, and 2 sq. ft. additional bathrooms or guest suite, With loft, garage is 3 car. HERS 54</td>
<td>add $50,000</td>
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<tr>
<td>Salmon Creek</td>
<td>3528</td>
<td>Two story, 4 Bedrooms, Master down, 3 baths, Living room, sq. ft. room, loft, 4 car garage, Expandable to 6 bedrooms and 5 ba. HERS 55</td>
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<td>Horseshoe Cove</td>
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<td>Two story, 5 Bedrooms, 3 1/2 baths, Living room, family room, loft, sq. ft. dining room,4 car garage, Expandable to 8 bedrooms and 6 ba. HERS 54</td>
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<td>$398,900</td>
<td>$400,900</td>
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Additional logos and text at the bottom:

- **On Q Financial**
- **Homeowners Financial Group**
- **Fairway Mortgage**
- **Equal Opportunity Housing**
<table>
<thead>
<tr>
<th>Phoenix Area Builders Sorted by Closings</th>
<th>Sold per community per month</th>
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<tbody>
<tr>
<td>1 FULTON HOMES</td>
<td>693</td>
</tr>
<tr>
<td>2 WILLIAM LYON HOMES</td>
<td>562</td>
</tr>
<tr>
<td>3 D R HORTON</td>
<td>1188</td>
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<tr>
<td>4 PULTE HOMES</td>
<td>644</td>
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<td>5 MATTAMY HOMES</td>
<td>492</td>
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<tr>
<td>6 TAYLOR MORRISON</td>
<td>1004</td>
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<td>7 CALATLANTIC HOMES</td>
<td>771</td>
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<td>8 LGI HOMES</td>
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<tr>
<td>9 BEAZER HOMES</td>
<td>329</td>
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<td>10 K HOVNANIAN</td>
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<td>11 LENNAR HOMES</td>
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<td>12 KB HOME</td>
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<td>13 MARACAY HOMES</td>
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<td>14 ASHTON WOODS HOMES</td>
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<td>15 MERITAGE HOMES</td>
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<td>16 WOODSIDE HOMES</td>
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<td>17 SHEA HOMES</td>
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<td>18 AV HOMES</td>
<td>159</td>
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<tr>
<td>19 RICHMOND AMERICAN</td>
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<tr>
<td>20 BLANDFORD HOMES</td>
<td>217</td>
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<tr>
<td>21 GEHAN HOMES</td>
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<tr>
<td>22 WILLIAM RYAN HOMES</td>
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<td>23 TOLL BROTHERS</td>
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<td>24 DAVID WEEKLEY HOMES</td>
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<td></td>
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