

Garces – Lot 197
on 2.53 Acres, \$352,000



Garces was located on the east side of the Huachuca mountains, just west of Hereford. Named after the Friar Francisco Garces, a Spanish Catholic missionary priest, and first European to meet the Mojave Indians in 1775. The Mojave's journeyed with Garces to the west coast in a route later known to the pioneers as the "Mojave Road".



1398 sq. ft.



3 Bedrooms



2. Bathrooms



2 car



Lot 197

- Great Room/Kitchen and dining room under an elevated 11' ceiling, 9' ceilings in bedrooms
- Covered Porch, 228 sq. ft.
- 2 Car Garage, 525 sq. ft.
- Total of 2,151 square feet under roof
- Lot 197, 2.53 Acres
- 325 driveway, is shared with Lot 198



ARIZONA TERRITORY

Build Ready: On 3047 West Conaway Circle, this home is on a very private lot with beautiful 360 views and bordered on the north by mature mesquite trees. Lot 197, combined with the Garces, home offers solitude in an efficient and very livable floor plan.



The master suite has a walk-in closet and a spacious primary bath adjacent to the walk-in closet. The Master Bathroom has a shower and dual vanities. The master suite is adjacent to the great room and a spacious and inviting east facing patio. Upgrade to glass sliders that open the Great Room to unobstructed views of the Chiricahua and Dragoon mountains – let the inside out and invite the outside in. This home shares a 325' long driveway with Lot 197.



The east facing kitchen with mountain views begs for a stunning gourmet kitchen with upgraded cabinetry, stainless steel appliances and cordial center island with breakfast bar. Visit the Red Hawk online design center to select from many design options.

The entire home is foam insulated and Tyvek wrapped to form a barrier to exterior heat and cold, thus an energy efficient living space. An included Energy Recovery Ventilation (ERV) system assures adequate fresh air introduction to this well insulated and airtight design.





The Garces on Lot 197 is expected to achieve a HERS rating of 60. A small solar array is necessary to achieve NetZero. Lighting includes Deako light switches throughout.....the smart choice for smart home control.



For peace of mind, all Red Hawk homes are **Energy Star** rated. A home energy rating involves an analysis of a home's construction plans and specifications. Based on the home's plans, the Home Energy rater uses an energy efficiency software package to perform an energy analysis of the home's design.

This analysis yields a projected, pre-construction Energy Rating Index. Then, the energy rater conducts onsite inspections of the Red Hawk [NetZero](#) homes to assure the construction of the home meets the specifications defined in the construction plans. On site tests and inspections include a blower door test (to test the leakiness of the house) and an HVAC efficiency test. Results of these tests, along with inputs derived from the plan review, are used to generate the Energy Rating score.