

“LaBrisa2 ”
Presented by Luxury Builders, Inc.
(386) 944-9546
Performance Features



Thermal Shell

- Concrete block exterior walls with concrete poured down cells and tie beam with steel reinforced to concrete slab.
- Concrete block cells injected with core fill foam with an R value of 9.1. This combined with rigid foam R X, and the rest of the interior and exterior wall assembly provides a total exterior wall assembly rated at R19.
- Sealed Unvented attic has open-cell spray insulation on underside of roof deck and all gable ends providing an R 30.
- All Windows to be Kolbe Forgent Fiber Glass composite with wood interior, tinted low E 366 glass.

Air Tightness

- All Openings and penetrations sealed to achieve natural air changes and keeps unwanted outdoor humidity from entering the home.
- Pressure injected foam in the block walls and sprayed open cell spray foam in the attic to create a tight house.

HVAC:

- Air source heat pump system with average 16.7 seasonal energy efficiency ratio (SEER) and 8.7 heating season performance factor (HSPF).
- Two Stage Compressor in outdoor heat pump unit adds efficiency and quietness.
- Space conditioning system located entirely within Conditioned space.
- Leak free Ducts design to improve efficiently and comfort of the home.
- Remote inline bath fans for silent operations.
- Programmable thermostat.

Hot Water:

- Two Propane gas fueled electronic ignited tankless water heaters. EF 0.82 provides all hot water for the home. 180,000. BTUs per unit.
- All plumbing fixtures are low flow and water saving devises.

Garage Doors:

- Thermacore Construction with a continuous layer of foamed-in-place, ozone-safe, CFC-free polyurethane insulation sandwiched between two layers of corrosion-resistant steel, improves thermal efficiency.
- Thermal Seals in-between section reduce air infiltration rating to 0.08 dm, which provide a superior seal that resists the elements.

Roofing

- Barrel concrete tile roof which is extremely cool. 100% lead free and total recyclable.

Electrical

- 90% of all interior and exterior lamps are Low Emitting Diodes (LED) which are up to 90% more efficient than incandescent bulbs and 60% more efficient than Compact Fluorescent bulbs.
- Energy Star rated appliances. Which will contribute to an Energy Star home which is typically 20 -30% more efficient than standard homes.