



\$399,500

802 Selah Vista Way
Selah, WA 98942

Even More to Consider.....

- Private community open spaces and roadways with many sidewalks
- The low monthly HOA fee takes care of snow removal from the street to your front door and annual community space care
- Low maintenance native landscaping so you can relax while you're away
- Durable finishes, some that will last your lifetime. The normal hassle and expense of maintaining a home is minimized, saving you money
- The healthy indoor air quality will help keep the doctor away as you breath better and sleep better
- Net metered solar panels can keep your monthly energy costs to under \$9/month

ALL SELAH VISTA HOMES ARE VERIFIED BY A THIRD PARTY



DOE ZERH certified (zero energy ready)



IAP Certified (Indoor Air Plus)



EPA Water Sense certified



Blower Door tested below 1 @ACH 50
(four times tighter than a code built home)

And there's more!

- Christmas light plug ready
- Smooth wall drywall
- Commercial grade insulated garage door
- Premium grade plumbing fixtures
- Premium Cabinet Package
- Curb-less shower with glass barn doors
- Many models are ADA adaptable



SELAHVISTA HOMES

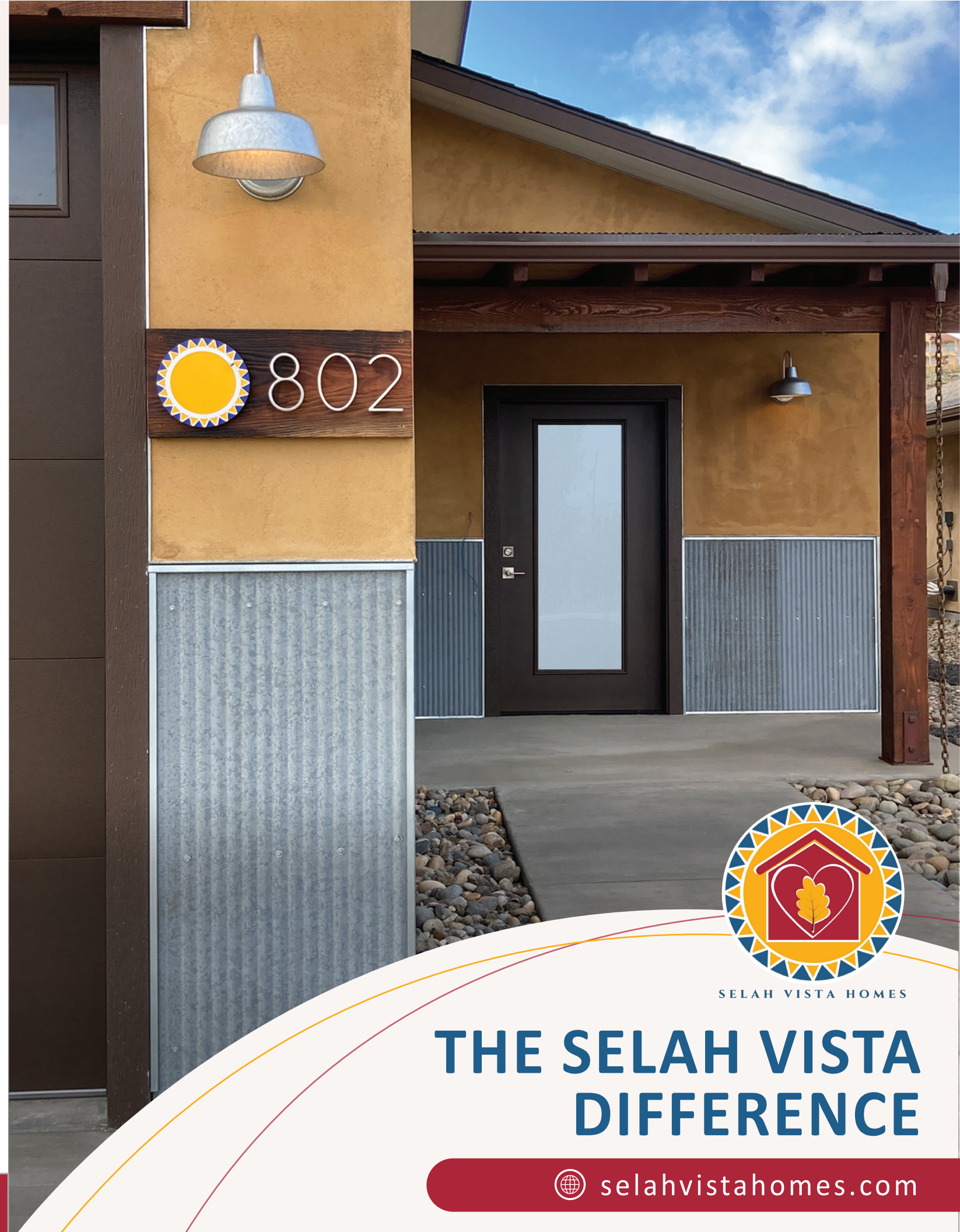
THE SELAH VISTA DIFFERENCE

selahvistahomes.com

mls4owners.com/580619

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\$399,500

THE SELAH VISTA DIFFERENCE

We Believe everyone deserves to live in a healthy home free of toxins

- Designed to meet EPA Indoor Air Plus standards
- 99.9% whole house HEPA air filtration, smooth, easy to clean surfaces and a tight building envelope keep smoke, pollen, & dust out and fresh filtered air in
- High efficiency fresh air delivery (HRV)
- Superior indoor air quality by using no or low toxin (VOC) building materials
- Quiet-Premium Drywall and insulation to minimize mechanical and outside noise
- Bedrooms are wired to eliminate EMF (electromagnetic fields) near sleeping areas
- Kinetic water treatment system
- Community open and gathering spaces and sidewalks

We Believe that no one really wants to pay a power bill

- Solar ready-lower and predictable energy bills
- Powered by the sun, Selah Vista homes are designed to be Net Zero. Each home is designed to produce as much power as it consumes
- Triple pane windows & doors
- Designed to meet EPA Net Zero standards
- Bosch appliance package and Energy Star appliances and fixtures.
- Superior insulation: exceeding code standards by +30%: R30 wall, R52 ceiling, R20 foundation
- Tight building envelope
- Mini Split heating and cooling
- Large patio overhangs reduce over-heating
- Heat pump water heater
- Conditioned attic space -all mechanical systems are inside heated assembly

We Believe that we should build sustainably

- **QUALITY HOMES:** Selah Vista homes are built to last 100 years by utilizing durable, sustainable, and when possible, locally sourced or Made in America, materials and products
- Insulated concrete floors
- High quality building materials including 50-year roofing, natural stucco, stone, recycled corrugated metal, and recycled lumber requiring very little maintenance
- Aging in place-many models are ADA adaptable
- 95% of the waste from the construction of these homes has been recycled!
- Electric Car Charging Ready



SIMCOE COTTAGE

BUYERS' AGENTS WELCOME! 3% COMMISSION MLS #23-939 Selah Vista Homes are designed to meet or exceed five star built green certification, are environmentally responsible and resource-efficient from planning & design to construction, site management, operation & maintenance of the life of the building. ZERH & Indoor Air Plus Award winning homes are Solar ready. This home has private access to the community green space, and the HOA dues include landscape maintenance and snow removal for the model. Small-space living at its finest in a great neighborhood!

Property Features:

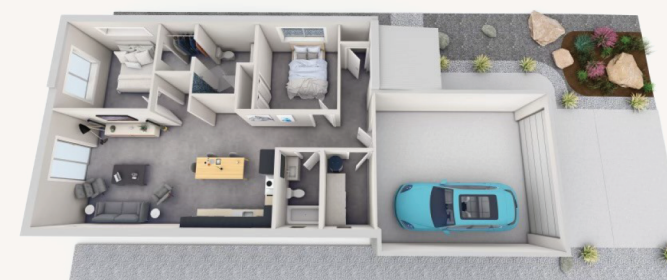
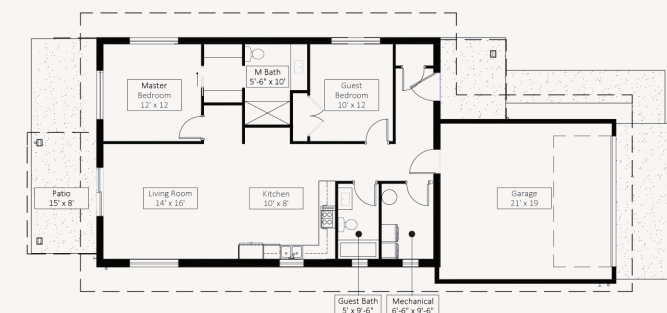
- Central Air & Heating
- Energy Efficient Systems
- Water/Air Purification Systems
- Smoke Free
- 2 Car Garage (Attached)
- 1176 sq ft, 2 bedroom, 1.75 bath , built 2021
- Living Room
- Laundry Room
- Master Suite
- Main Floor Bathroom
- Main Floor Bedroom

Lot Features:

- Lot: Level
- Lot: Private
- Garden View

Additional Features:

- Agent Commission Available



FOR SALE BY BUILDER (509)-571-1351 Opt 3 Call Today to Book a Tour!