

## CLEVER 1 SPECIFICATION SHEET



**\$119,995 includes everything listed below.**

**Free delivery to CA, NV and AZ\*, discounted delivery everywhere else.**

*Renderings are intended for demonstration purposes only. They are not an exact representation of the final product.*

Room for queen bed

Built-in closet

Washer / dryer

Tub or shower with  
separate toilet / vanity

Fully-equipped  
kitchen with  
movable island

Living room  
(plenty of room for  
a fold out sofa)

Covered deck

Stairs (can be placed on  
any side of deck)



**House:** 385 sq. ft.

**Covered Deck:** 55 sq ft.

**Trailer:** 38' x 11'-8"

\* Optional items are additional. Delivery does not include fees for a pilot car if needed. See contract for details.

## BEDROOM

### Bed

Plenty of room for a queen-sized bed (with access on three sides) or a king (with access on two sides).

Optional Murphy Bed that converts into a desk when folded up (+\$2000).

### Closet

Plenty of storage space for storing hung and folded clothes



## BATHROOM

### Bathtub / Shower

An alcove bathtub comes standard. A walk-in shower with glass doors is available for an additional \$995.

### Toilet

Standard flushable toilet. Optional composting toilet (+\$2080)

### Vanity

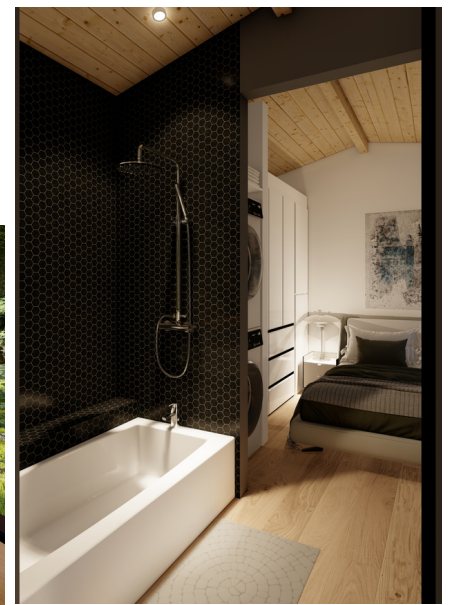
Large vanity with storage and quartzite countertop

### Mirror & Medicine Cabinets

Mirror with two built-in medicine cabinets

### Shower wall and vanity backsplash

Hexagon mosaic ceramic tile with epoxy grout (i.e., the most durable grout on the market)



# KITCHEN

Countertop	Quartz
Cabinets	Drawers and cabinets are built with top-quality engineered wood and soft close hardware
Sink	Undermount stainless steel sink with accessories
Refrigerator	10 cubic foot refrigerator
Stove	Two-burner Empava induction stove, which offers an excellent combination of energy efficiency, safety and precision temperature control
Oven	Empava stainless steel electric wall oven. Optional +\$1370.
Range hood	Effectively exhausts unwanted heat, fumes and smells out of your home. Ducted, under cabinet axial fan with black finish, made by Broan.
Dishwasher	A beautifully Fisher & Paykel Single DishDrawer™ Dishwasher. Optional +\$2080.
Table / Desk	Sliding breakfast counter/bar.



# BUILDING STANDARDS

Engineered to the International Residential Code (IRC). RV certified (ANSI 119.5) by NOAH.

## TRAILER

Size	38' x 11.5' (excluding 5.5' trailer tongue, which is easily removable). The trailer is designed and constructed by one of California's top custom trailer manufacturers.
GVWR	24,000 lbs maximum weight of trailer, home and contents when towing.
Trailer underbelly	Rigid polypropylene boards, which fully enclose and protect all plumbing.

## Structure

Framing	Advanced wood framing for high energy efficiency and durability. Designed to withstand 140 mph hurricane winds. Floors, walls and roof are constructed out of 2x8, 2x4 and 2x6 dimensional lumber, respectively.
Roof	Standing seam metal roof (Sheffield Metals), with vented rain screen
Exterior siding	Fiber cement boards (James Hardie) and composite siding panels, with rainscreen

## WINDOWS AND DOORS

Windows	Six large, double-pane, energy-efficient, tempered glass windows.
Exterior door	Sliding glass door
Bathroom doors	Three pocket doors maximize space and bathroom versatility (one door separates the bathroom from the living area, one separates from the bedroom, and one separates the toilet and vanity from the shower and walkway)

## WALLS, FLOOR AND CEILING

Interior walls	1/2" Drywall with woven fiberglass reinforcement covering, providing additional strength and a modern finish
Paint	Low-VOC Sherwin-Williams paint
Floor	Luxury Vinyl Plank
Ceiling	Tongue and groove wood panels

## INSULATION

Floor R-value R-30

---

Walls R-value R-15

---

Roof R-value R-19

## ELECTRICAL

Connection 50A-220V (standard RV connection)

---

Outlets 120V AC outlets

---

Electrical panel 50 amp indoor electrical panel

---

Wiring National Electric Code 2020

## PLUMBING

Water heater Rinnai V53DeP High Efficiency Tankless Water Heater. Enough hot water to take a shower, do the dishes and run a load of laundry at the same time. 12,000 BTU, 0.6 to 5.3 GPM @ 35° F rise

---

Water connection Standard RV city water inlet (i.e., attaches to standard garden hose)

---

Fresh water piping PEX A (BPA-free)

---

Wastewater piping ABS, fully inclosed in subfloor, unlike many tiny homes

---

Electric washer and dryer rough-in Includes 220V electrical connection, plumbing and external dryer vent.



# HVAC

Heating and cooling

Two Senville LETO Series Mini Split Air Conditioner Heat Pumps (9000 BTU, Wi-Fi enabled), one in the bedroom and one in the living area. Plenty of heating and cooling power for even the most extreme climates, especially given the home's airtight and thoroughly insulated construction.

Ventilation

All of our homes feature a heat recovery ventilator (HRV), which has a big impact on boosting air quality, temperature stability, and energy efficiency. HRVs seamlessly swap stale indoor air for fresh outdoor air. While swapping the air, they efficiently transfer warmth (if you are running the heater) or coolness (if the AC is on) from the outgoing air to the incoming air.

A bathroom exhaust fan and a vented range hood are also included.

Heated Floors

Optional (+\$3,995)

## Off-grid options

Solar package

Cover your roof with solar panels. We will work with you to design a custom solar solution based on your climate, storage requirements and expected appliance usage. The average cost of a full solar system is \$25,000.

Composting toilet

Nature's Head composting toilet (+\$2080). We will also install plumbing for a regular flush toilet in case it is ever required.

Separation of black and greywater

Our homes come standard with the option to separate black and greywater, which allows you to recycle greywater and only have a small blackwater tank.

## CONTACT

(559) 999-4555

dave@usbuilt homes.com

<https://usbuilt homes.com>

