

STANDARD FEATURES

CONSTRUCTION & SPECIFICATIONS

- 30lb. Roof Load
- R-11 Floor Insulation
- R-13 Wall Insulation
- R-22 Ceiling Insulation
- 2x6 Transverse Floor Joists – 16" OC
- 2x4 Exterior Wall Studding – 16" OC
- White Vinyl-Framed Dual-Glazed Windows with Low-E

GLAZING

- White Sliding Glass Door at Entry or Outswing Door (Per Plan)
- Type X Drywall Ceilings
- ½" Drywall on All Interior Walls
- 5/8" OSB Floor Decking
- 108" Sidewall Height (Per Plan)
- 7/16" Roof Sheathing
- 50 Amp Electrical Service

EXTERIOR

- Semi-Gloss Exterior Paint with Three Color Design Featuring High-Quality Quality PPG® Paint
- Class A Fire Rated Shingles with Manufacturer's 25-Year Limited Warranty
- High Wind Nailing Pattern on All Shingles (6 Nails Per Shingle vs. 4 Staples from Other Manufacturers)
- 16" Front End Wall Overhang – Most Models
- 4" Sidewall Eaves (Per Plan)
- 32" Rear Door Outswing (Per Plan)
- Fiber Cement Siding- vertical panel
- 8" Hardboard Fascia & 4" Hardboard Corner & Window Trim

INTERIOR FEATURES

- 9 ft Flat ceilings
- ½" Drywall on Walls
- Hand-Finished Orange Peel Textured Finish on Walls and Ceilings
- PPG® Interior Paint – White Walls Standard – Choice of 6 Additional Optional Interior Wall Colors
- Flat-Panel Passage & Wardrobe Doors Throughout
- White interior Window Casing & Floor Molding
- 2 ½" Floor Moldings Throughout
- (3) Mortised Hinges on Passage Doors
- Tulip-Style Passage Door Locksets – Satin Nickel Finish
- 2" Faux Wood Blinds Throughout (Except Baths Utility Room)
- MDF Cabinets Throughout with Solid End Panel Construction
- Hidden Hinges on Cabinet Doors
- Side-Mounted Metal Drawer Guides
- Rocker-Style Light Switches with Matching Style Wall Outlets
- All Copper Wiring Throughout
- PTAC heat /AC unit

FLOOR COVERINGS

- Heavy-Duty Vinyl Plank flooring at Kitchen, Bath, Bedroom or Living Area
- Level 1 Carpeting on Stairs and Loft
- ½" 4# Rebond Carpet Pad in Carpeted Area

KITCHEN

- Whirlpool® Kitchen Appliances – White or Black Finished Appliances
 - 30" Gas Freestanding Range (Most Plans)
 - 18 Cubic Foot Double-Door Refrigerator (Most Plans)
 - 30" Lighted Range Hood Vent (Per Plan)
- Dual-Handle Faucet
- Adjustable Shelves in Overhead Cabinets with White Lined Finished Cabinet Interiors
- Stainless Steel Self-Rimming Ledge Style Sink
- Corian Countertops with 4" Backsplash

BATH

- One-Piece Fiberglass Tub/Shower Combination – or Fiberglass Shower
- Corian Countertops with 4" Backsplash
- China Self-Rimming Sink
- Satin Nickel Lighting Fixtures
- Chrome Towel Bar and Paper Holder
- Round Low-Flow Water-Saving Toilets
- Dual Control Faucet
- Single-Lever Tub/Shower Faucet
- Ceiling Vented Exhaust Fan
- Medicine Cabinet with Beveled Mirror (Per Plan)

UTILITY/PLUMBING

- 'PEX' Water Lines
- PVC Drain Lines
- Water Shut-off Valves at All Sinks and Toilets
- 20 Gallon Electric Water Heater

LIGHTING

- Three-Arm Wall Mounted Light above Bath Sink
- Recessed Can Light over Kitchen Sink
- 6" Recessed Can Light in Kitchen and Hall

POPULAR OPTIONS

- Dramatic Porches with Railings
- Propane Furnace
- "Mini Split" Heating & Cooling System
- Laminate Flooring by Mohawk®
- Digital Thermostat
- Front Bay Windows
- Reflective Roof Sheathing
- Stainless Steel Appliances
- In-Floor Ducting for Heat/AC
- And Much More!