



Floors

- 2x10 Floor Joists @ 16" o.c. with Solid 2x10 Bridging
- 3/4" Tongue & Groove OSB Floor Decking, Glued and Nailed
- 18 oz. carpet with Standard Pad and Tack Strip
- Vinyl Flooring by Congoleum

Exterior/Marriage Walls

- 2x6 Exterior Wall Studs at 16" o.c.
- 2x4 Mate Wall Studs at 16" o.c.
- R-21 Fiberglass Exterior Wall Insulation
- OxBoard exterior wall sheathing
- 8' Sidewall Height
- Lifetime Warranted 3800 series 4/4 Vinyl Siding
- Raised Panel Shutters at Front Elevation

Roofs

- 5/12 Roof Pitch at 24" o.c. for all ranch & 2-story models
- 12/12 Roof Pitch at 24" for all capes
- Eave overhangs on all models
- 12" gable overhangs on all models
- R-38 blown-in roof insulation in all ranch & 2-story models
- R-38 blown-in insulation in all capes behind knee-walls with R-30 blown under 2nd floor decking
- Top flips are shingled on 12/12 roof configurations (when applicable)
- Architectural shingles w/synthetic underlayment
- Ice and water shield at eaves & valleys
- Shingle over ridge vent with filter core
- 7/16" OSB roof sheathing with "H" clips

Exterior Doors/Windows

- 6-panel 3/0 fiberglass front door w/rot resistant jamb & brushed nickel knob & deadbolt
- 6-panel 3/0 fiberglass rear door w/rot resistant jamb & brushed nickel knob & deadbolt
- 6-panel 3/0 fire door w/steel jamb and brushed nickel knob & deadbolt (per plan)
- Kinro all vinyl low E single hung windows w/grids & screens
- All 12/12 roof configurations include one window for each gable end panel

- Clear Kinro all vinyl 6/0 x 6/8 low E slider with screen (per plan)

Interior Walls/Ceilings

- 2x4 interior wall studs at 24" o.c.
- 8' flat ceilings throughout with smooth finished drywall
- Smooth finished ½" drywall, glued, & screwed on all walls
- Smooth finished ½" drywall, glued on all ceilings
- All walls & ceilings w/2 coats of white vapor barrier primer paint
- Carpet grade stairs (where applicable)

Interior Doors/Moldings

- 2-Panel white interior doors w/brushed nickel knob hardware
- White door jambs & stops
- Arts & Crafts white casing/molding, painted white wood windowsills
- All dropped headers are drywall wrapped

Kitchen

- Stained oak full overlay frame & panel cabinets
- Hardwood cabinet stiles & rails
- Concealed cabinet hinges & full extension drawer glides throughout
- Dovetail drawer boxes
- Adjustable shelves in wall cabinets
- Tilt-Out sink tray at all sink base cabinets (where applicable)
- Square brushed nickel cabinet pull hardware
- Drawer over door base cabinet design
- 2 ½" oak crown molding @ cabinets
- WilsonArt crescent edge laminate countertops w/one row 4" dry stacked tile
- Broan range hoods vented to exterior (where applicable)
- Brushed nickel single lever faucet w/sprayer
- 8" deep double bowl stainless steel sink

Baths

- 36" high vanity cabinets with stained oak full overlay frame & panel cabinets
- WilsonArt crescent edge laminate vanity tops w/one row 4" dry stacked tile
- China drop-in lavatory bowls
- Single lever brushed nickel lavatory faucets
- Beveled edge mirror w/one recessed light over each bowl
- Drywalled 60" one-piece tub/shower
- Tile showers w/ glass soap ledge
- Palisade showers w/ wire soap dish
- Elongated commode
- Whole house fan in hall bath
- Bath fan/light combo switched separately in other bathrooms

Electrical System

- 200 Amp 40 space service panel
- Brushed nickel ceiling light package
- Recessed lights STD @ Kit. Sink, halls, utility, WICs, & WIPs – 4 @ DR, 1 @ hall bathtub/shower
- Exterior light @ each door
- AC/DC smoke detectors per code
- (1) CO Detector
- Toggle switches and duplex receptacles
- GFI receptacles per code
- 2 Outside GFI receptacles (one @ front and rear)
- Dryer receptacle & vent are optional
- (2) Electrical circuits are standard in 7/12 storage, and 12/12 cape attic space

Heating System

- Boots/Floor Registers stubbed
- Other heating systems are optional

Plumbing System

- Pex supply lines stubbed through floor
- PVC Schedule 40 waste & drain lines stubbed through floor
- Individual shut-off valves throughout
- Clothes washer plumbing is optional
- 12/12 Capes are standard with (1) hot water line, (1) cold water line & (1) 3" drain
- 1 Frost-free faucet, shipped loose

Warranties

- Ten (10) year major structural defect protection (valid only if homeowner is registered within 60 days of retail delivery)
- Two (2) year warranty on portions of heating & electrical systems
- One (1) year limited product warranty
- Individual product warranties provided by product manufacturers direct to retail consumer