

# Series Standards



## CONSTRUCTION

- \* 4/12 Roof Pitch - 40# Roof Load
- \* R-21 Batt Insulation - Ext. Wall Insulation
- \* R-50 Blown Insulation - Roof/Ceiling
- \* Perimeter Insulation in Floor Cavity
  - \* 8' Sidewalls (w/Flat Ceilings)
- \* Insulated Door/Window Headers
  - \* 2x10 Floor Joist 16" O.C.
- \* 11-7/8" Marriage Line LVL w/ Inline Heat Duct
  - \* 3/4" T&G OSB Floor Decking
- \* 2x6 Exterior Wall Framing (Double Top Plate) - 16" O.C.
  - \* No. 2 Grade Lumber Wall Framing T/O
  - \* 7/16" OSB Ext. Wall Sheathing (Typical)
  - \* House Wrap Siding Underlayment
    - \* 4" Dutch Lap Vinyl Siding
  - \* Pre-finished Metal Soffit & Fascia
  - \* Vinyl Shutters Front Door Side
    - \* Architectural Shingles
    - \* 16" Overhang

## INTERIOR WALLS/ CEILING

- \* 2x4 Interior Walls - 16" o.c.
- \* Orange Peel - Interior Drywall Texture
- \* 1/2" Drywall - Interior Walls
  - \* 5/8" Drywall Ceilings
- \* 2 Panel Arch-Top V-Groove Hollow-Core Interior Doors (White Painted, Dark Painted, or Oiled Oak Stained)
  - \* Wide Base/Case (White, Dusk Oak, or Oiled Oak)
  - \* Nickel Lever Handles (Nickel Hinges/Stops)
  - \* Wood Shelving Throughout

## HVAC

- \* High Efficiency Gas Furnace & Duct Work Installed
  - \* Perimeter Heat System w/Floor Registers
    - \* Indirect Return Air
  - \* Programmable Digital Thermostat

## ELECTRICAL

- \* 200 Amp Electric Service w/40 spaces
- \* Smoke Alarms/CO2 Detection w/Battery Back-up
- \* (2) Weather Resistant Exterior GFIs (Front/Rear)
- \* Nickel Trimmed Surface Mount Light - Throughout
  - \* Nail-on Electrical Boxes

## WINDOW / EXTERIOR DOORS

- \* Vinyl - Single Hung White Low-E Windows
- \* 36"x80" 6-Panel White, Front/Rear Door w/ Nickel Knob & Deadbolt
- \* Sliding Glass Door - Morning/Dining Room (Per Plan)

## KITCHEN

- \* Southerland Oiled Oak/Stratford Dusk Oak Cabinets
  - \* Stained Wood Stiles, Face Frames, & End Panels
  - \* Staggered "City-Scape" Cabinet Design (Per Plan)
    - \* Crown Molding on Overhead Cabinets
    - \* Cabinet Door & Drawer Hardware
    - \* Soft-close Doors & Drawers
  - \* Laminate Counter Tops w/Solid Surface Edging
  - \* Tile Backsplash to Bottom of Head Cabinets
  - \* 18.2 C.F. Frost Free Top/Bottom Refrigerator-White
  - \* 30" Freestanding Electric, Self-Clean Range -White
  - \* 30" Lighted Range Hood w/Recirculating Vent - White
    - \* 2 Cycle Dishwasher - White
  - \* Deep Double Bowl Stainless Steel Top-Mount Sink
    - \* High-Arch Single Lever Faucet w/Spray - Nickel
  - \* 16" x 16" Glue-Down Resilient Vinyl Tile Flooring (Brick Pattern)
    - \* (1) 6" Adjustable Can Light over Sink - Kitchen
    - \* Nickel Pendant Light - Dining & Morning Rooms

## BATHROOM

- \* Southerland Oiled Oak/Stratford Dusk Oak Cabinets
  - \* Stained Wood Stiles, Face Frames, & End Panels
  - \* Cabinet Door & Drawer Hardware
  - \* Soft-close Doors & Drawers
  - \* Laminate Counter Tops w/Solid Surface Edging
    - \* 6" Tile Backsplash
  - \* Bathroom 3-Bulb Vanity Light
    - \* Elongated Stools - White
  - \* 42x72 Ultra Tub and Separate Shower In Master (Per Plan)
  - \* White China Lavs - Dual Lever Nickel Faucet w/ Pop-up Drains
    - \* 1-Piece Fiberglass (White ) Tub/Shower in Main Bath
    - \* Fan/Light Combination (Separate Switch) in Ceiling
  - \* 16" x 16" Glue-Down Resilient Vinyl Tile Flooring (Brick Pattern)
    - \* Nickel Towel Bar, Tissue Holder, Towel Ring

## UTILITY

- \* Southerland Oiled Oak/Stratford Dusk Oak Cabinets
  - \* Stained Wood Stiles, Face Frames, & End Panels
  - \* Utility Overhead Cabinets with Rod
  - \* Cabinet Door & Drawer Hardware
  - \* Soft-close Doors & Drawers
  - \* 48" Fluorescent Cloud Light - Utility Room
  - \* 40 Gallon Electric Water Heater
    - \* 1 - Exterior Hydrant (Rear)
  - \* 16" x 16" Glue-Down Resilient Vinyl Tile Flooring (Brick Pattern)

## OTHER ROOM FLOORING

- \* Level 2 Shaw Carpet w/6# Rebond Carpet Pad
- \* 16" x 16" Glue-Down Resilient Vinyl Tile Flooring (Brick Pattern)

