About This Model

Style: Ranch  /  Bedrooms: 3  /  Bathrooms: 2  /  Square Feet: 1405
Standards & Features

HOME COMPONENTS
Complete Water Lines Supplied
Complete Electrical
Drain and Gas Lines Stubbed
Through Floor
Complete Heat System
Complete Air Return System

INTERIOR
Primed Drywall Throughout
Smooth Flat Ceiling Throughout
8’0” Ceiling Height
25 oz. Carpeting
Rebond Carpet Pad - 5lb
Tackstrip Carpet Installation
Foyer Entry with Vinyl Flooring
No-Wax Vinyl Floor Coverings
by Congoleum
5 Arm Dining Room Light
(Brushed Nickel or Black)
Recessed LED Lights T/O
36” Doors &dash; Where Available
White Painted 6-Panel Pre-Hung Doors
with Mortise Hinges
Metal Interior Passage Sets
Smoke Detectors with Battery Back-Up
Wire Shelving in Guest Closet
White Painted Pine Moldings
Throughout

KITCHEN
Tip-Out Trays at Sink
Stainless Steel Sink-33x22x8

KITCHEN (continued)
Brushed Nickel Single Lever Faucet
Power Range Hood with Light
30” Deluxe Gas Range
18 Cu. Ft. Frost Free Refrigerator
1 USB II Receptacle

CABINETRY
Evermore Custom Cabinetry
(KCMA Certified)
French Country or Barnwood Oak
&frac34; Overlay Mission Flat Panel Cabinet Doors
Hardwood Oak Cabinet Face Frames
Transitional Cabinet Pulls
(Brushed Nickel or Black)
Hidden Cabinet Hinges
Choice of Cabinet System
- City Scape 30”/36”
- 36” Cabinets w/ Crouse Crown
- 30” Cabinets w/ Crouse Crown &amp; Soffit
Adjustable Shelves in Overhead Cabinets
Drawer-Over-Door Base Cabinets
Soft Close Undermount Drawer Guides
Base and Center Shelves in Base Cabinets
Dovetail Drawer Construction
Laminate Countertops with Laminate Edging
4” Laminate Backsplash
Kitchen Island &dash; Where Available

BATHS
Curved Front Garden Tub in Master Bath - Where Available
Tub Overflows
Standards & Features (continued)

**BATHS (continued)**
- Recessed LED Light over Tub in Master Bath
- 1.6 Gallon Per Flush Elongated Toilets
- China Sinks with Overflows and Pop-Up Drains
- Lighted Vent Fan in Each Bath
- 2-Light Vanity Light Bath 2
- Recessed LED Lights over Master Vanity
- Brushed Nickel Metal Faucets
- 36" High Vanities
- Anti-Scald Valves on Showers and Tubs
- Linen - Where Available

**BEDROOMS**
- Switched Recepts
- Egress Window in Each Bedroom
- Wire Shelving in Closets
- Switched 4" Recessed LED Light in All Walk-In Closets

**INSULATION**
- R-21 Fiberglass Insulation in Walls
- R-38 Batt Insulation in Ceiling

**UTILITIES**
- 200 AMP Electrical Service
- Plumb and Wire for Washer
- Wire for Dryer
- Recessed Dryer Vent Box
- Programmable Thermostat with 8-Wires
- Main Water Line Shut-Off Valve
- Water Shut-Off Valves where Accessible
- One Exterior Water Faucet
- 50 Gallon Electric Water Heater with Pan
- Energy Efficient 90 Plus Gas Furnace

**UTILITIES (continued)**
- Perimeter Heat System with Fiberglass Heat Ducts

**EXTERIOR**
- Cage Exterior Light at Front and Rear Door
- Two GFI-Protected Exterior Receptacles
- Vinyl Ship Lap Siding
- O.S.B. Sheathing Under Siding
- Wind Wrap Air Infiltration Barrier
- 5/12 Pitch Roof with 12" Eaves and Overhangs
- Architectural Shingles
- Ridgevent Roof Ventilation System
- Ice Shield
- 3/0 x 6/8 White 6-Panel Front & Rear Door with Deadbolt Locks
- Vinyl Insulated ArgonFilled Windows with Low-E Glass (no grids)
- Lineals on Front Door Side

**CONSTRUCTION**
- 2x10 Transverse Floor System on 16" Centers with 23/32" OSB & G Floor Decking**
- 2x6 Exterior Walls on 16" Centers**
- 2x4 Interior Walls
- 90 Mile Exposure C Wind Load Design
- 40# Roof Load Design

**Belle Ame Additional Features**
- *(4) 72" Windows
- *Choice Cabinet Finish
- *Full Ceramic Backsplash in Kitchen

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**CUSTOMER CONTACT**

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Standards & Features (continued)

Belle Ame Additional Features (continued)
*Gooseneck Kitchen Faucet
*Double Lavs in Master Bath
*Ceiling Fan
*Over the Range Microwave Oven
*Pearl Appliance Package Stainless Steel
-Side By Side Refrigerator, Self Clean Range and 4 Cycle Dishwasher
*Sliding Barn Door at Pantry
*Floorte Pro Series 7 (Kitchen, Nook & Foyer)