

STANDARD STRUCTURAL SPECIFICATIONS

EXTERIOR FEATURES

Foundation - Solid

- 10" wall, 24" wide footings and 3,000 PSI steel reinforced concrete
- Perimeter drainage system

Framing

- 2 x 4 wall framing 8' ceilings, OSB construction with advantech sub flooring

Siding

- Vinyl with shutters on front

Roof

- 30 year architectural shingles

Front Door

- Insulated fiberglass front door with decorative handle and deadbolt lock

Gutters

Windows

- Vinyl clad, tilt in for easy cleaning, Low-E, Argonne

Landscaping

- Loam and hydroseed at least 30 feet around house
- Mulched bed, shrubs and two trees



Deck

- 12 x 12 pressure treated with steps to yard

Front Walkway

- Concrete

INTERIOR FEATURES

Doors

- Four panels painted masonite doors

Trim

- All interior wood trim 3 1/2" paint grade, base-board 5 1/4" speed base

Drywall

- Textured ceilings

Walls and Trim

- 2 coats Benjamin Moore paint—one color choice for walls, one color choice for trim

Utilities

- 200 amp electrical service
- Gas forced hot air 2 zone
- Gas hot water heater
- Public water and sewer
- 2 outside water spigots, one front and one back
- 2 exterior electrical outlets, one front and one back
- Central Air / 2 Zones

Electrical

- 3 cable TV outlets
- 3 telephone jacks connection

Kitchen

- Maple cabinets with granite countertops (from builders samples)
- Under-mount stainless steel sink
- Single handled faucet with spray
- Hardwood floor - 2 1/4" Pre-finished natural oak

Appliances

- Dishwasher
- Self-clean electric stove
- Microwave
- Water line to refrigerator

“FOR EVERY HOUSE IS BUILT BY SOMEONE, BUT THE BUILDER OF ALL THINGS IS GOD.”
HEBREWS 3:4



INTERIOR FEATURES (CONTINUED)

Dining Room

- Hardwood floor - 2 1/4" Pre-finished natural oak
- Ceiling Light

Family Room, Living Room & Office

- Carpet

Foyer

- Hardwood - 2 1/4" Pre-finished natural oak
- Carpet stairs and landing
- Wood railing with paint grade balusters

Master Bath

- Fiberglass Shower, porcelain sink and toilet, and shower valve Delta or equal, vent fan, plate glass mirror, tile floor, double bowl sink vanity, granite countertop from builders samples

Laundry

- Electric washer and dryer hookup
- Tile

1/2 Bath

- Tile floor, pedestal sink, porcelain toilet, plate glass mirror, vent fan with light

Main Bath

- Fiberglass tub/shower, porcelain sink and toilet, faucet and shower valve Delta or equal, vent fans, plate glass mirror, tile floor, single sink with vanity and granite countertop from builders samples

Bedrooms

- Carpet
- Ceiling light

Upstairs Hall

- Carpet

Master Bedroom

- Carpet
- Walk-in closet with light

Other Standard Features

- Car garage with opener
- Interconnected smoke and heat detection system
- Ventilated coated wire closet shelving

ALLOWANCES

Carpet

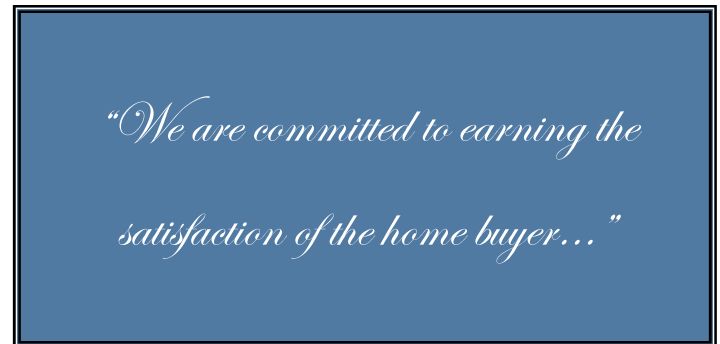
- \$20.00 per yard

Appliances

- \$1,500

Lighting

- \$1,000



AVAILABLE UPGRADES

- | | | | |
|-------------------|---------|-----------------------|-----------------|
| · Fireplace | \$4,995 | · Add Window | \$500 |
| · Garage Man Door | \$750 | · Add Hardwood | \$7.50 sq. ft. |
| · Hardwood Stairs | \$2,950 | · Paint color changes | \$300 per color |

