



## STANDARD FEATURES & SPECIFICATIONS

### General Construction

- Built to the A-277 code zone 7A
- 8' Ceilings
- Cathedral ceiling in living, dining area, and kitchen
- Maintenance free vinyl lap siding and metal fascia
- Architectural asphalt shingle roof (limited lifetime warranty)
- 7/16" roof sheathing
- Engineered full 4-12 pitch roof trusses
- 12" sides, 18" front vented eaves (Does not include rear)
- Textured (primed) gyproc ceilings
- Exterior walls built 2"x6" and strengthened with 3/8" OSB sheathing on inside and outside of wall
- 19/32" T & G OSB Floor Decking glued and screwed
- Heavy tubular steel frame
- 2"x10" Floor joists @ 16" o.c.
- Decorative insulated entry doors with dead bolt and peephole (36" front door; storm doors opt.)
- Coach lights at all exterior entrances
- Residential 1.36 U-value, maintenance free Dual Low E Argon Filled PVC vinyl windows (meets zone 8)
- Exterior GFI electrical outlet and frost-free water tap
- Insulation meets zone requirements as per zone 7A/7B/8 of the 9.36 Energy Code: Floors R-48, Walls R-22 & Ceiling R-40 (min)

### Tasteful Interiors

- Plush Saxony carpet in Living Room, all bedrooms, and hallways in 20' wides (lino in hallways of 16' wides)
- Quality linoleum flooring all other areas
- Pre-finished interior doors in Crystal White colour
- 2" white faux wood cordless blinds (inset in window) in all areas except bathrooms

### Bright, Beautiful Kitchens

- Deluxe tile backsplash
- Window over kitchen sink (most models)
- Deluxe 30" electric range
- Exterior vented range hood with light
- 19 cubic foot, 2-door, frost free refrigerator
- Double stainless-steel sink
- Spacious pantry (selected model)
- Doweled, full modular cabinetry w/crown moulding
- Five distinctive colours of cabinet doors to choose from with matching moulding & trim colour

### Spacious Baths

- One-piece quality fiberglass tub and shower units
- Oval tub in ensuite (excl model 16200)
- Single lever faucet on tub/shower unit
- Expansive vanity mirrors with Hampton lights
- GFI
- Power bath fans
- Deluxe Tile Backsplash
- Curved shower rod in all tubs

### Utility Services

- 100-amp electrical panel
- Programmable thermostat
- Upgraded building envelope to meet 0.20 L/M2S
- 3m Insulated water lines on hot & cold sides at W/H
- Smoke detectors in bedrooms
- Arc Fault protection in areas required by code
- High efficiency (95+AFUE) gas furnace with variable two speed blower
- 33 Imp. (40 US) gallon electric water heater 9.36 compliant
- Primary exhaust fan c/w dehumidistat & switch
- CO/Smoke Detector(s) c/w battery backup
- GFI protected receptacle for heat tape
- Wired, plumbed and vented for washer and dryer
- Communication outlet in kitchen
- Shelf above washer and dryer
- Dedicated Receptacle "freezer area"

**NO CUSTOM CHANGES  
DECORS ARE SUBJECT TO CHANGE WITHOUT NOTICE**

