



MULTI SECTION HOMES



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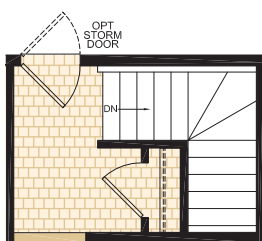
BRIDGETOWN

Model 30301

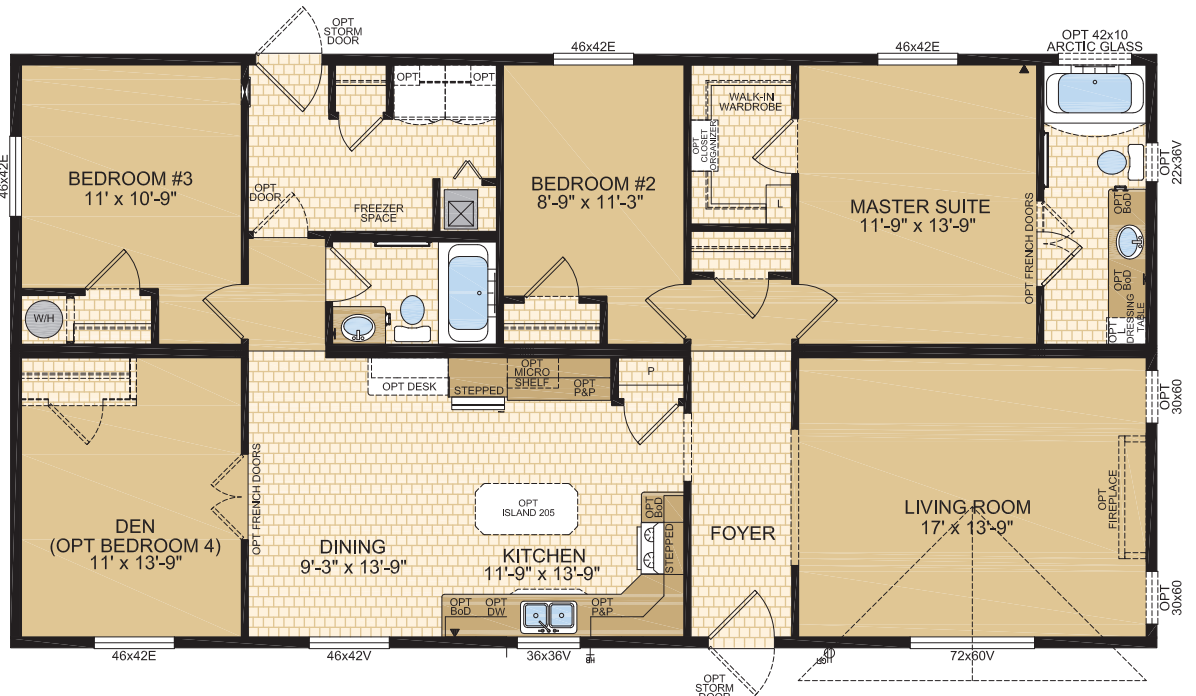
3 Beds | 2 Baths | Den
29' x 56' ~ 1,624 sq. ft.



Options shown in image: 9 Lite Front Door, Painted Smartboard Window Trim & Corners, Board & Batton, 72x68 & 2-30x68 Transom Windows ILO 72x60 Living Room Window, 2-30x60 Windows in Living Room, Bathroom Window, Shed Dormer ILO Std 16' Dormer.



Optional Foundation

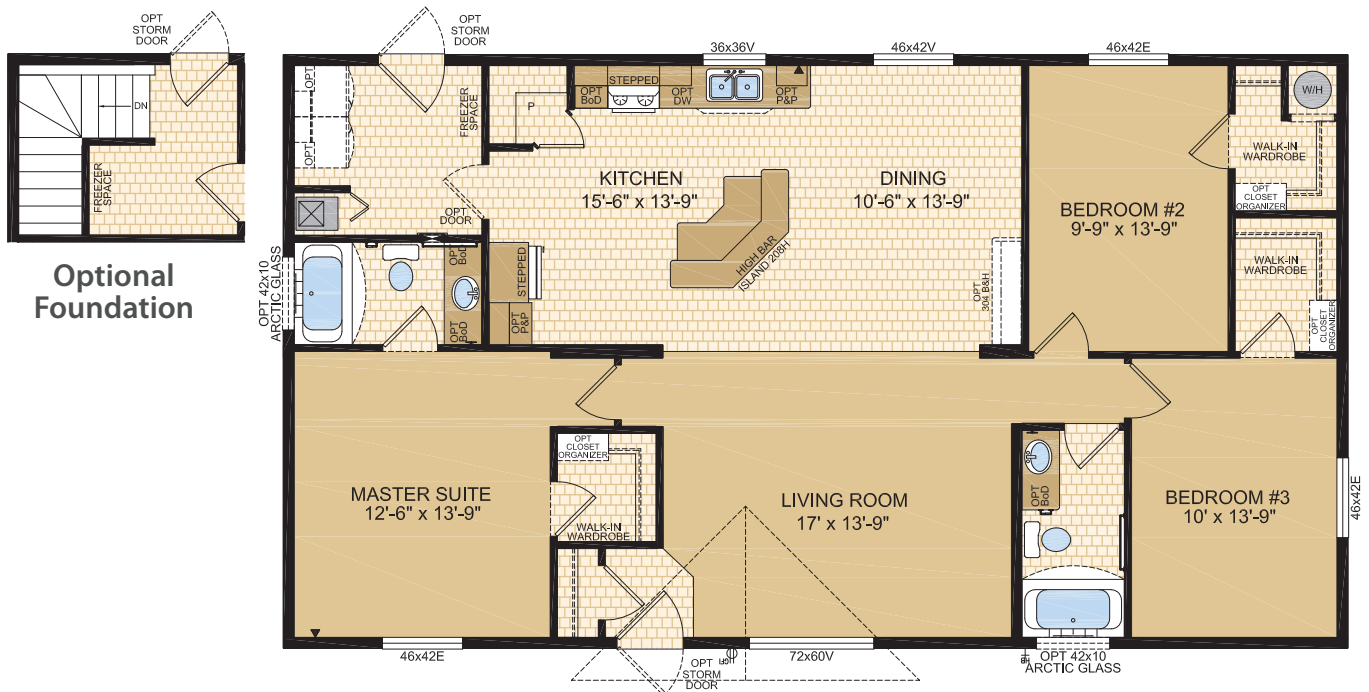


BRIGHTON
Model 30302

3 Beds | 2 Baths
29' x 52' ~ 1,508 sq. ft.



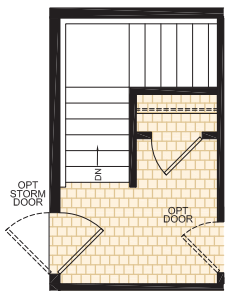
Options shown in image: 9 Lite Front Door, Painted Smartboard Window Trim, Shakes, Stacked Stone Corners, Painted Cement Board Siding, Bathroom Artic Glass Windows, Cyrene Columns.



SHERBROOKE

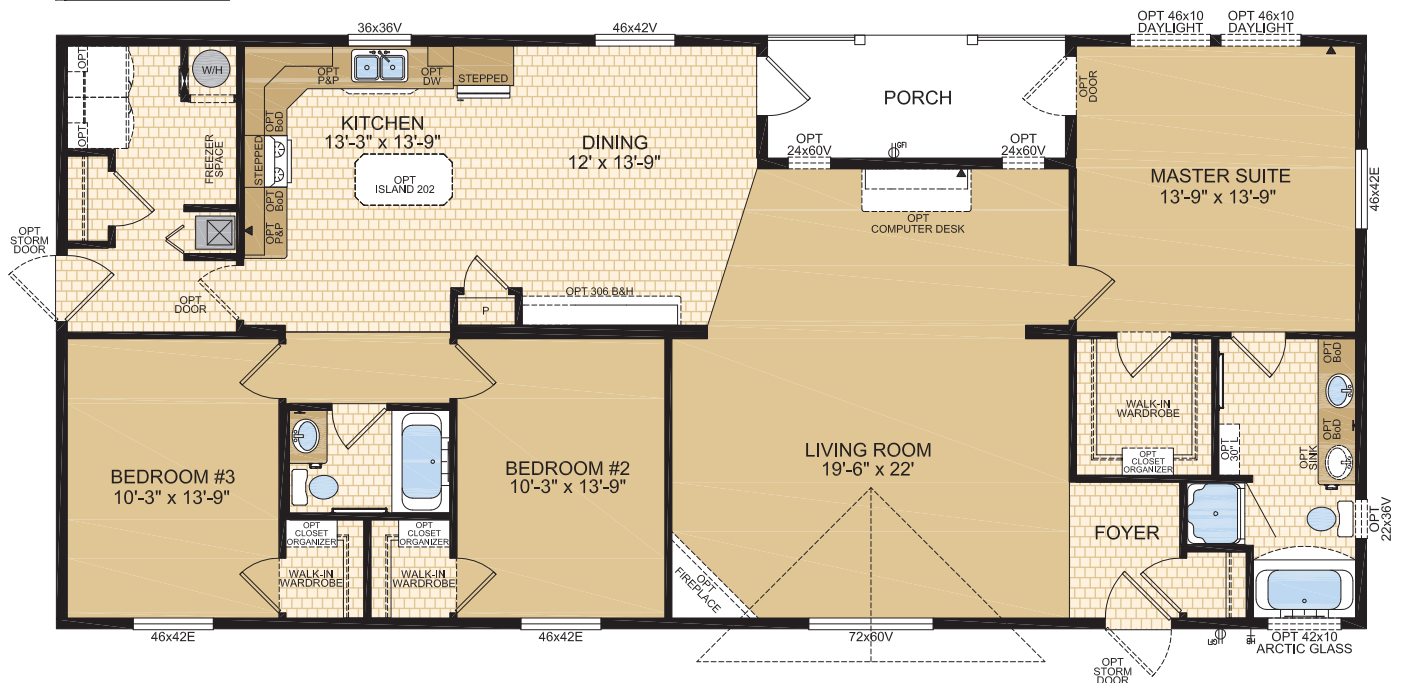
Model 30304

3 Beds | 2 Baths | Porch
29' x 64' ~ 1,856 sq. ft.



Optional
Foundation

Options shown in image: 9 Lite Front Door, Painted Smartboard Window Trim, Painted Cement Board Siding, Artic Glass Window, Bathroom Window.



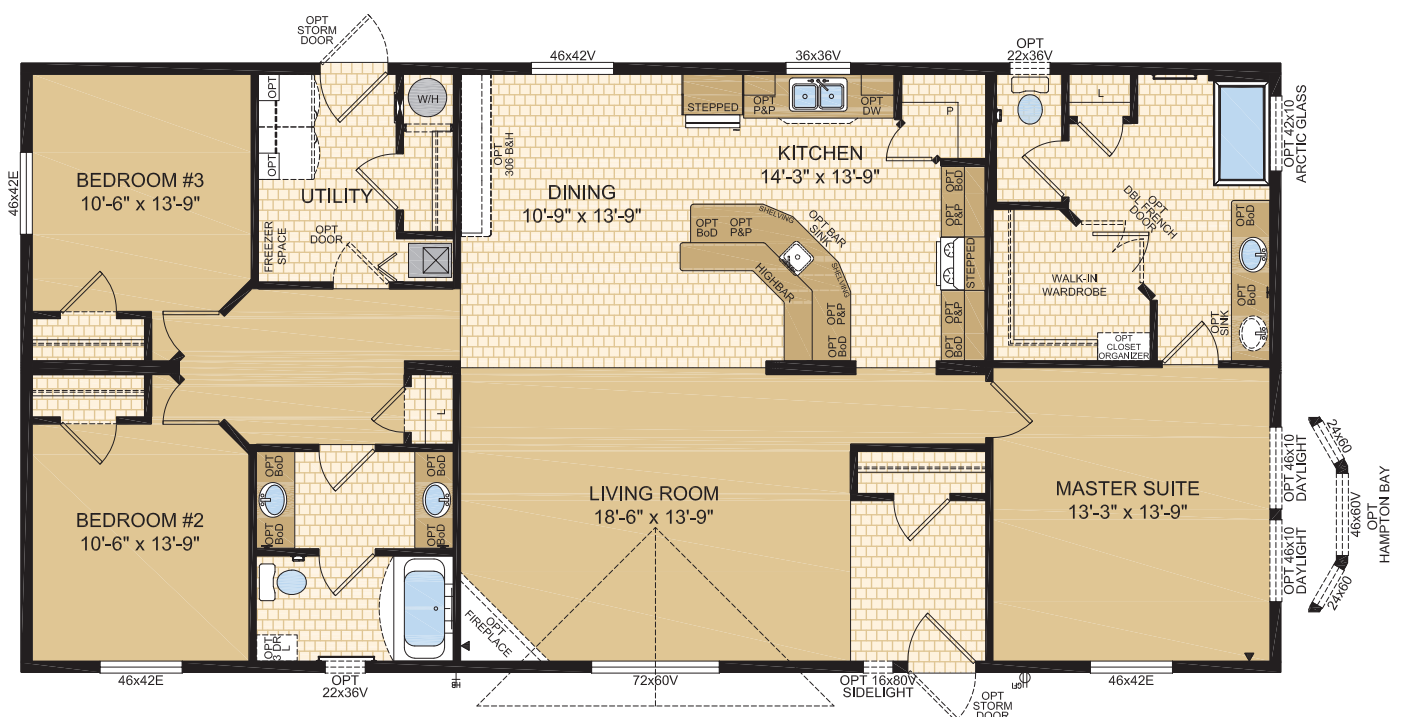
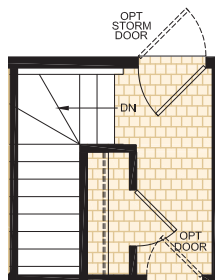
LEWISTON
Model 30305

3 Beds | 2 Baths
29' x 60' ~ 1,740 sq. ft.



Options shown in image: Alys Front Door with Side Lite, Painted Smartboard Window Trim & Corners, Board & Batton, Stacked Stone, Painted Cement Board Siding, Artic Glass Window, 2 Daylight Windows in Master Suite 2-30x60 Additions Windows in Living Room, Bathroom Window, 46x60 Window ILO 46x42 Bedroom #2 Window, 30x60 Window ILO 46x42 Master Suite.

Optional Foundation



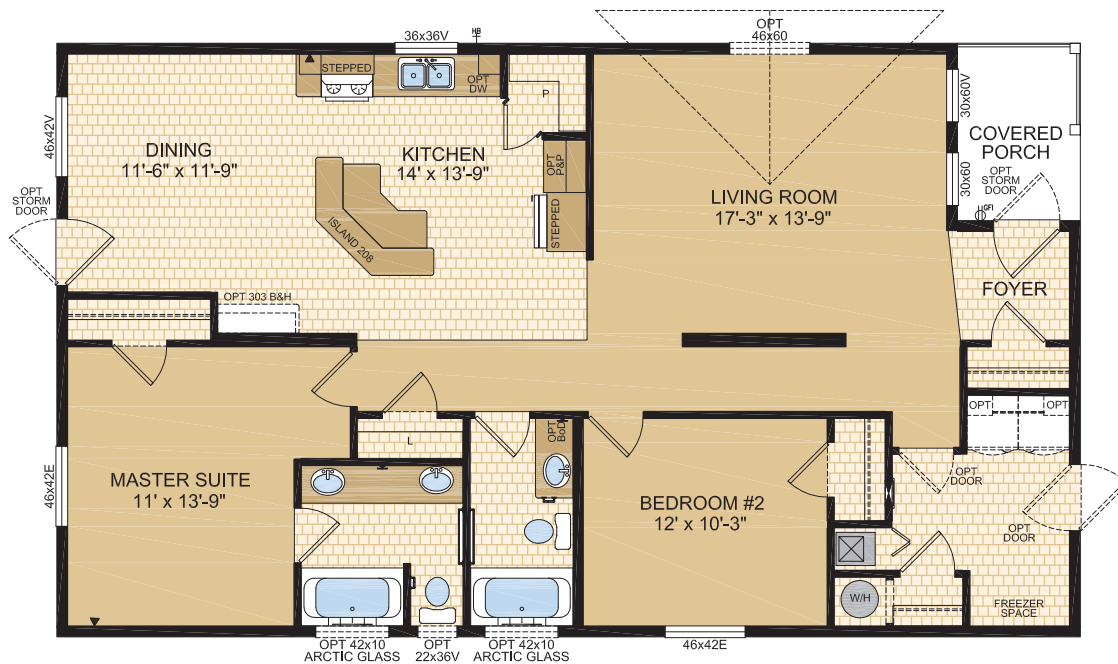
KITSALINO

Model 30610

2 Beds | 2 Baths | Porch
29' x 50' ~ 1,450 sq. ft.



Options shown in image: Painted Smartboard Window Trim, Board & Batton, Stacked Stone, 46x60 Window in Living Room, Eyebrow Dormer, Garage & Rear Deck by Others.

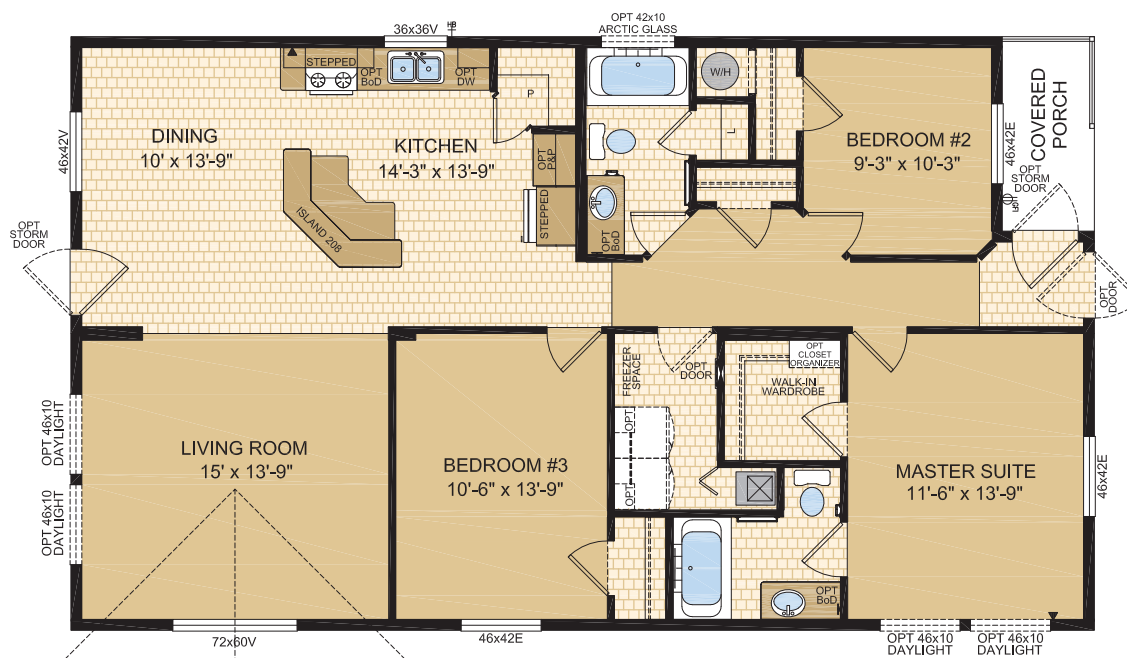


TRETHEWY
Model 30613

3 Beds | 2 Baths | Porch
29' x 50' ~ 1,450 sq. ft.



Options shown in image: Alys Optional Front Door, Painted Smartboard Window Trim & Corners, Board & Batton, Daylight Windows, Stacked Stone, 46x60 Windows in Bedroom #2 & Master Suite ILO 46x42 Windows, Eyebrow Dormer, Deck by Others.



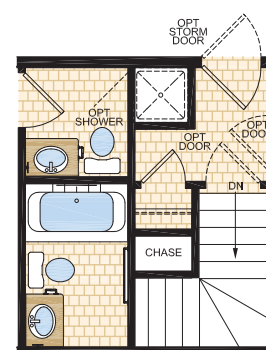
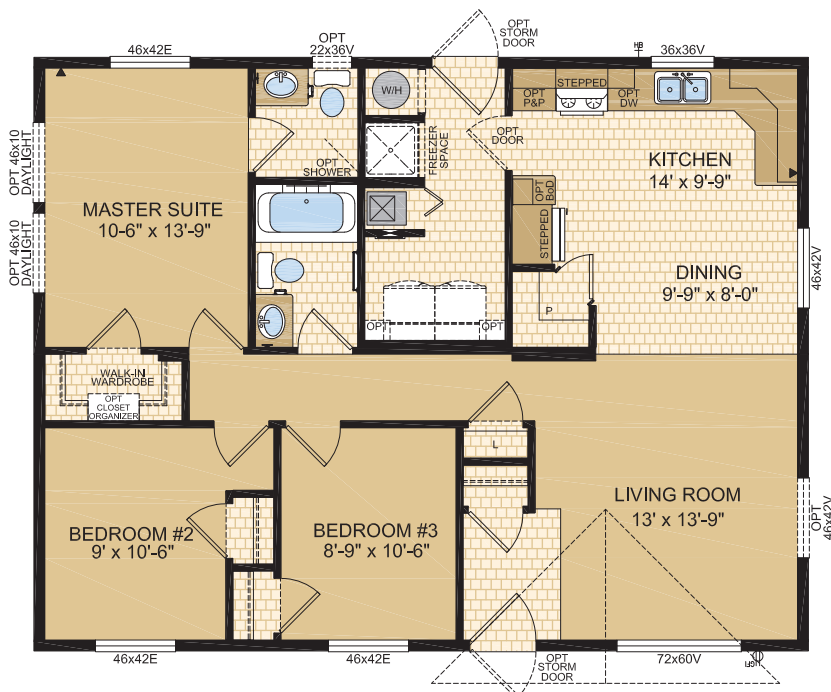
SARATOGA

Model 30692TS

3 Beds | 1.5 Baths
29' x 38' ~ 1,102 sq. ft.



Options shown in image: Alys Front Door, Painted Smartboard Window Trim, Board & Batton, Stacked Stone, 46x60 Window in Living Room, 46x60 Window ILO Dining 46x42 Window.



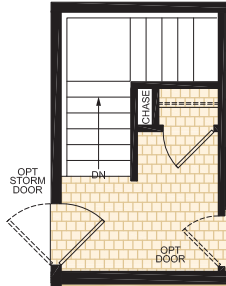
Optional
Foundation

RIDGE MANOR

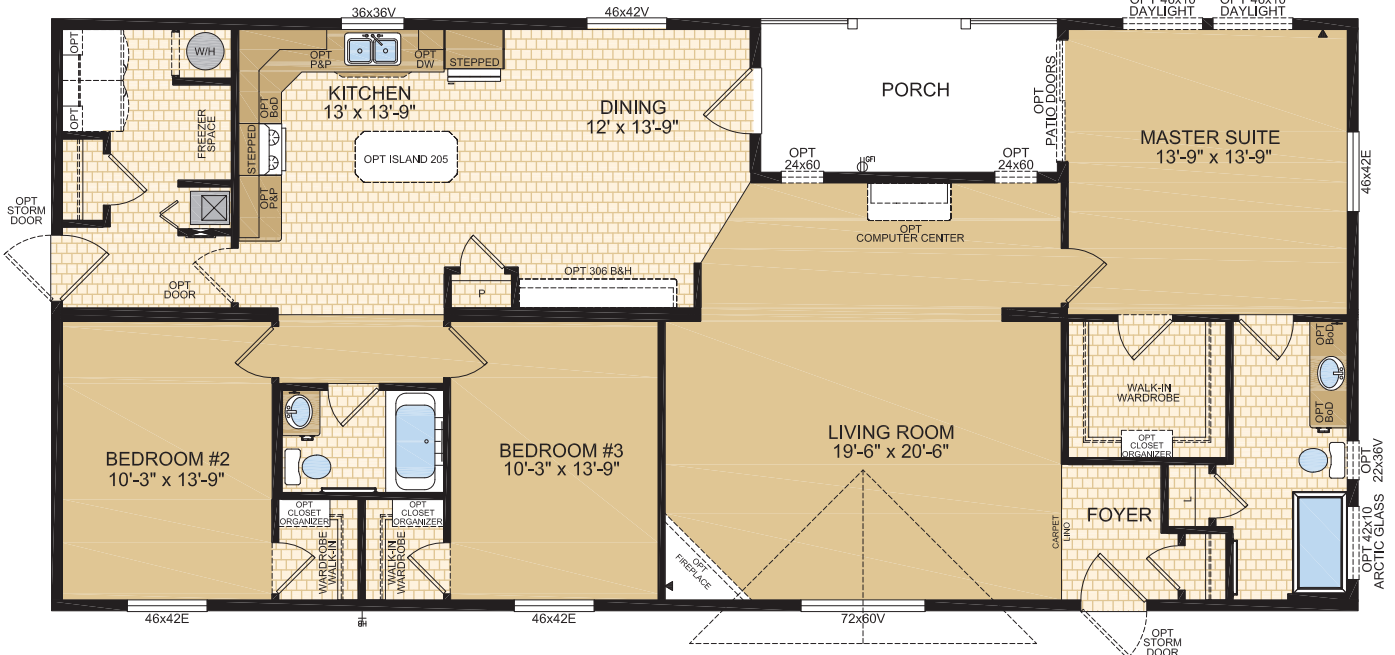
Model 30695

3 Beds | 2 Baths | Porch
29' x 64' ~ 1,856 sq. ft.

Options shown in image: 9 Lite Front Door, Painted Smartboard Window Trim, Stacked Stone, Painted Cement Board Siding, 2 Eyebrow Dormers, Artic Glass, Bathroom Window, 3-36x60 Windows ILO 72x60 Window in Living Room.



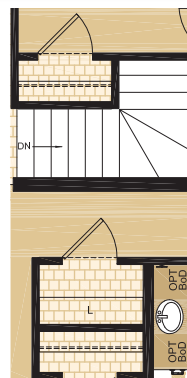
Optional Foundation



WEDGEPORT

Model 32300TS

3 Beds | 2 Baths
32' x 38' ~ 1,216 sq. ft.



Options shown in image: Alys Front Door, Painted Smartboard Window Trim, Stacked Stone, Artic Glass, 2 Daylight Windows in Living Room, Arctic Bathroom Window, 2 46x68 Transom Windows ILO 72x60 Living Room Window.

Optional Foundation



STANDARD FEATURES & SPECIFICATIONS

General Construction	
Building Code	A-277 Zone 7A*
Snow Load	Live load 42 psf (2.01 kPa) Ground snow load 72.6 psf (3.48 kPa)
Insulation R Values	Floors R-40, Walls R-22 & Ceiling R-46 (min) Meets zone 8 of the 9.36 Energy Code**
Floor	2"x10" floor joists @ 16" o.c. Heavy tubular steel frame w/detachable hitch
Decking	19/32" T & G OSB floor decking; glued and screwed
Roof	4/12 roof pitch; hinged roof trusses (Fixed roof available with truss floor option on 30' wides or less, may require overheight permit) 7/16" roof sheathing Architectural asphalt shingles - limited lifetime warranty
Eaves	18" vented eaves all 4 sides
Siding	Maintenance free vinyl lap siding & corners
Fascia	Coloured metal
Soffit	White vinyl
Building Envelope	Meets 0.20 L/M2S
Exterior Walls	2"x6", 24" o.c. 3/8" OSB sheathing inside & outside of wall Shipping wall included on T/S models
Interior Walls	2"x4" Interior walls 8' ceilings Cathedral ceiling in living, dining, and kitchen
Ceiling	Textured (primed) gyproc ceiling
Windows	1.36 U-value, dual low E argon filled PVC (meets zone 8 of the 9.36 Energy Code)* c/w vinyl sills, screens and security locks
Living Room	72x60v - Sliding
Dining Room	46x42v - Sliding
Bedrooms	46x42v - Sliding
Kitchen (most models)	36x36v - Sliding
Family Room (if app.)	60x60v - Sliding
Exterior Doors	36" Decorative insulated entry doors - front & rear Includes deadbolt & peephole Single lever door handle - satin nickel Coach lights at all exterior entrances Pot light ILO coach light at porch entrances
Exterior Decorative Features	Dormer over living room window Caspian columns at living room dormer

Spacious Baths	
Tile	Single row w/metal tile edging
Fixtures	One-piece quality fiberglass tub & shower units White oval drop in sink Single flush toilet
Faucets	Dual handle vanity faucets Single lever faucet on tub/shower unit
Hardware	Curved Shower rods in all tubs Towel bar, ring & paper holder - chrome
Vanity	Expansive vanity mirrors
Countertop Heights:	32" in main & secondary bathrooms 36" in ensuite
Electrical	GFI receptacle Power bath fan(s)
Lighting	Hampton light fixture

Tasteful Interiors	
Flooring	Carpet in living room, family room, den hallways & all bedrooms Quality linoleum flooring all other areas
Blinds	Cellular cordless blinds (excl bathrooms)
Interior Doors	Conmore passage doors - white Louvered bifold at furnace location - white
Interior Door Handles	Single lever in satin nickel Privacy locks on bathroom doors excluding ensuites. If bathroom is an ensuite, bdrm door will have privacy set.
Closets	Solid white shelving
Wall Finish	Decorative 1/2" vinyl on gyproc (VOG) Battens on joints
Moulding ¹	Vinyl wrapped Colour - décor specific
Windows & Doors	#3007 (2-1/4")
Ceiling	Flat #3007 (2-1/4"); Vault #451 (2-5/8")
Baseboards	#3007 (2-1/4")
Electrical	Decora switches & recepts - white
Lighting	Ceiling mount in all bdrms, halls & utility room Decorative chandelier in dining room - chrome Wired for ceiling fan in living room (2 switches)

Bright, Beautiful Kitchens	
Tile	Single row w/metal tile edging
Range	30" electric - white Range hood w/light - white
Fridge	19 cu.ft., 2-door, frost free - white Opening: 34"x73"
Sink	Double stainless steel sink Single lever faucet w/veggie sprayer - chrome
Pantry	Most models
Cabinets	Doweled, full modular cabinetry Cabinet crown moulding Five distinctive colors of cabinet doors Stepped cabinet over fridge & range Island (select models)
Countertop	Arborite
Lighting	Pot lights (x5)

Utility Services	
Electrical Service	100 amp
Heating	High efficiency (95+AFUE) single stage furnace Natural gas / propane Programmable thermostat
Water Heater	33 Imp. (40 US) gallon natural gas 3m Insulated water lines on hot & cold
Washer / Dryer	Plumbed, wired & vented for side by side Solid shelf above washer/dryer location
Electrical - Other	Primary exhaust fan w/dehumidistat & switch Smoke detectors w/battery backup in bdrms CO/Smoke Detector(s) w/battery backup locations as per code Arc fault protection as required by code GFI protected receptacle for heat tape Dedicated receptacle in "Freezer Area" Exterior GFI electrical outlet by front door Blank communication outlet: kitchen (1), master bdrm (1)
Plumbing - Other	Exterior frost free water tap Shut off valves all fixtures (excl tubs)



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Exterior Wall Construction

Best Standard in the Housing Industry!

2"X6" EXTERIOR WALLS CONSTRUCTED @ 24" O/C TO MAXIMIZE ENERGY EFFICIENCY

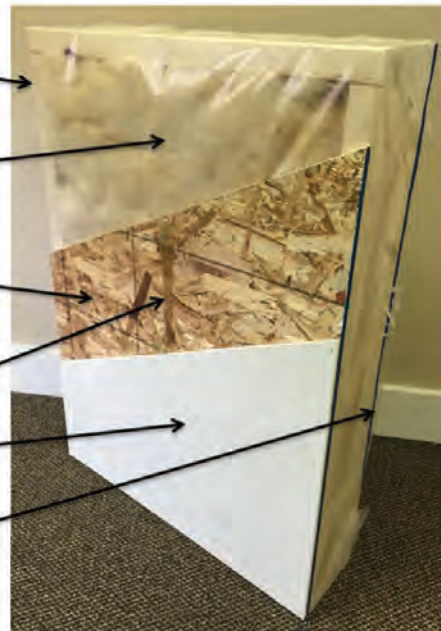
R20 INSULATION WITH 6 MIL POLY (R22 ZONES 6 TO 8 UNDER 9.36 ENERGY CODE)

3/8" STRUCTURAL INTERIOR OSB FOR THE STRONGEST WALL IN THE INDUSTRY

ALPHA GLUE TO MAXIMIZE STRENGTH AND MAINTAIN HOMES INTEGRITY

VINYL COVERED GYPROC FASTENED TO OSB USING ALPHA GLUE SYSTEM

3/8" STRUCTURAL EXTERIOR OSB FASTENED TO STUDS WITH SHEATHING STAPLES



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