

# **Beacon Ranch & Single Section Homes - INCLUDED FEATURES**

## **Interior**

Stipple Ceiling  
Vaulted Ceiling Throughout  
7'0" Sidewall Height  
**Vinyl Wall Covering on Gypsum**  
Rebond Carpet Pad  
**Vinyl Flooring per Model**  
Metal Interior Passage Sets  
Pre-Hung Door Jambs  
Mortise Hinges  
Floor Mount Door Stops  
Smoke Detectors with Battery Back-Up  
White 6-Panel Interior Doors

## **Kitchen**

Choice of Autumn or Messina Oak Cabinetry  
Lined Overhead Cabinets  
MDF Raised Panel Cabinet Doors  
Base Shelf in Kitchen Base Cabinets  
Deluxe Roller Drawer Guides  
Brushed Nickel Cabinet Hardware  
Hidden Hinges on Cabinets  
**Laminate Countertops with Laminate Edging**  
**Stainless Steel Sink**  
Utopia Chrome Faucet  
1 USB Receptacle

## **Appliances**

30" Gas Range  
Power Range Hood with Light  
18 Cu.Ft. No-Frost Refrigerator

## **Baths**

60" Tub/Shower  
Shower Drain with Removable Strainer  
1.6 Gallon Per Flush Toilets  
**Laminate Countertops with Laminate Edging**  
Lighted Vent Fan in Each Bath  
Brushed Nickel Cabinet Hardware  
Base Shelf in Vanities  
33" High Bath Vanities  
Anti-Scald Faucets in Tub/Shower

## **Bedrooms**

Switched Receptacles  
Egress Window in Each Bedroom  
Wire Shelving in Wardrobes

## **Utilities**

Plumb for Washer  
Wire and Vent for Electric Dryer  
100 AMP Electrical Service  
30 Gallon Electric Water Heater  
Gas Furnace with Air Exchanger  
Aluminum Heat Ducts  
Copper Wiring Throughout  
Main Water Line Shut-Off Valve  
Air Conditioning Ready Thermostat with 5-Wires

## **Insulation**

R-14 Fiberglass Insulation in Floor  
R-19 Fiberglass Insulation in Walls  
R-25 Avg. Blown Insulation in Ceiling  
Singles Section Homes  
R-28 Avg. Blown Insulation in Ceiling  
Ranch Homes

## **Exterior**

White Coach Light at Front Door  
**Vinyl Exterior Siding with Sheathing Board**  
One GFI-Protected Exterior Receptacle  
**Shingle Roof with Vented Soffits and Ridge Vent**  
34x76 House-Type Front Door with Storm  
Vinyl Windows  
12" Louvered Shutters on Front Door Side – 28 wides  
12" Louvered Shutters on Front and Front Door Side – 14/16 wides

## **Construction**

Transverse Floor System:  
2x6 on 14 & 28 Wide Models  
2x8 on 16 Wide Models  
2x6 Exterior Walls on 16" Centers\*\*  
20# Roof Load  
¾" T&G OSB Floor Decking

*\*\*NOTE: Spacing for Framing Members may vary due to Design Requirements*

***Bold Items are Factory Select***

