

MONARCH

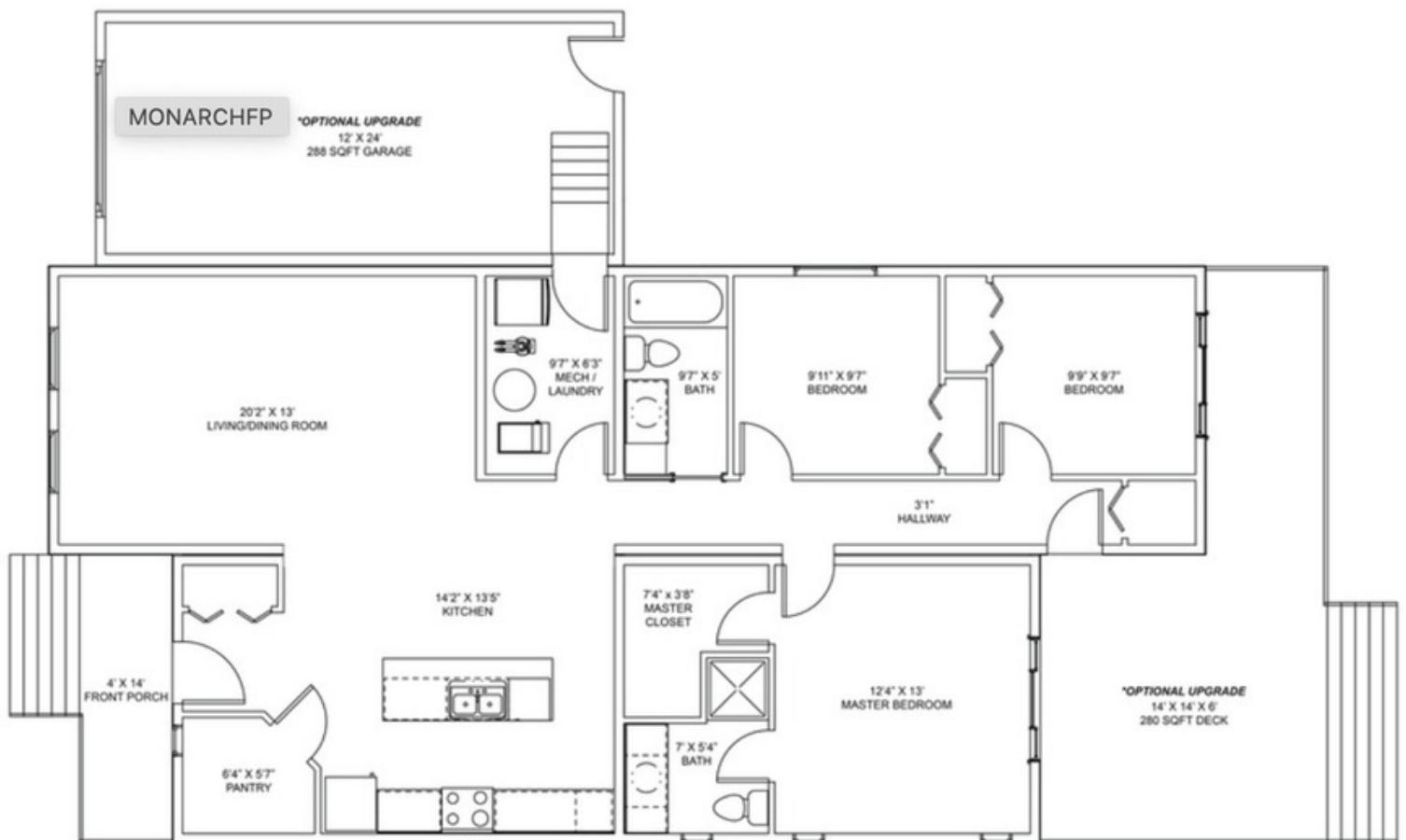
1,372 SQFT



MONARCH

3Bed + 2Bath

1,372 SQFT



5. Interior Colors & Finishings

Flooring Colors



☐ Dakota

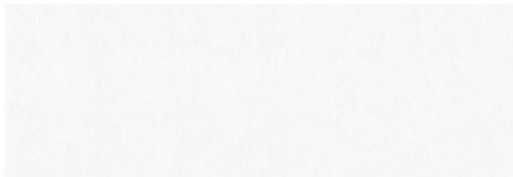


☐ Ainsworth

Millwork Cabinets



☐ Beach



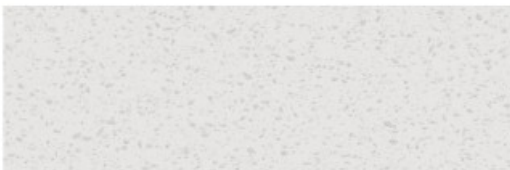
☐ Modern White

Kitchen Backsplash

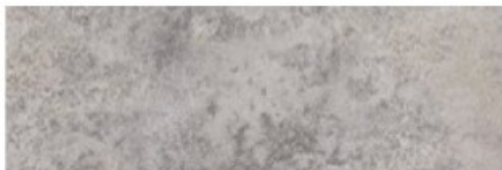


White Subway Tile

Laminate Countertops



☐ White



☐ Grey

Interior Walls



Chantilly Lace



STANDARD FEATURES

INCLUDED IN EVERY HOME

6. Standard Features

Construction Standards

- 1/12 roof pitch
- 2x6 exterior walls
- 2x4 interior walls
- 2x12 floor joists
- CSA certified pier foundation
- NovaWrap exterior building paper
- Fiberglass insulation
- Flat ceiling R40 / vaulted ceiling R32 / floor R31/ walls R22
- Vaulted living spaces (as per home plan)
- 200 amp Electrical Panel
- ½" Gyproc walls with square drywall corners
- Painted flat ceilings throughout
- White windows, PVC double pane, with screens
- Black front windows outside, white inside, PVC double pane, with screens
- Black 36" Vista Grande front door & white 36" flush side door, PVC in fiberglass
- White 6' sliding patio door, PVC double pane (where applicable)

Modern Exterior Features

- 12" side eaves with venting
- Black soffit, fascia & gutters
- Low-maintenance cement board siding
- Pressure-treated front porch with semi-trans and solid stain, includes black aluminum railings

Comfortable Interior Features

- 3-1/2" square baseboard, installed in lintel style
- 2-1/2" square trim around windows and doors
- Ceiling, trims & doors primed & painted two coats
- Interior walls primed & painted two coats
- White switches and electrical outlets
- LED pot lighting, 3000K throughout, interior & exterior
- Ceiling light fixtures in bedrooms & bathrooms
- Pendant lights above island (when applicable)
- Waterproof vinyl click flooring in all rooms
- White Lincoln Park interior doors
- Lever style door handles with square base
- White wire shelving in closets
- Window meeting egress code in each bedroom
- Carbon monoxide/smoke detectors in each bedroom and living space

Modern Kitchen Features

- 30" stainless steel range
- 30" stainless steel microwave/hood fan combination with exterior exhaust
- 30" stainless steel refrigerator
- 24" stainless steel dishwasher
- Double bowl stainless steel sink
- Chrome, single lever faucet with sprayer
- 36" lower cabinets with melamine boxes, adjustable shelves and melamine panels
- Chrome cabinet handles
- Soft-close hardware on all cabinets and drawers
- Laminate flat lay self-edge countertops
- 3x6 white subway tile backsplash
- Wire shelving in pantry

Contemporary Bathroom Features

- Quiet tech main bathroom fan
- 5' bathtub with smooth vinyl walls
- Shower in master bathroom with smooth vinyl walls, clear glass door
- Comfort height, Elongated toilets with slow close
- White porcelain sink with single lever Chrome faucet
- Chrome Bathroom accessories set
- 32" lower cabinets in melamine boxes, adjustable shelves and melamine panels
- Chrome cabinet handles
- Soft-close hardware on all cabinets and drawers
- Full size mirrors
- Laminate flat lay self-edge countertops with white subway tile backsplash

Mechanical & Laundry Room Features

- 40 GAL hot water tank
- High-efficiency electric forced air furnace with air conditioner
- 200 AMP electric service panel
- Rough-in for stackable washer/dryer
- Main water shut-off valve beside hot water tank
- Drop-in stainless steel sink and faucet in a melamine cabinet (when applicable)

12x24 Carport or Garage Selection



Carport

- 6x6 post construction
- 2x8 rafter construction
- Black soffit and fascia
- Asphalt parking surface



Garage

- Black 8' PVC garage door + 2 remotes
- Reinforced concrete garage floor
- Not insulated or drywalled
- 1x 3000K LED ceiling light fixture



Garage +

- Black 8' PVC garage door + 2 remotes
- Reinforced concrete garage floor
- Insulated, drywalled, mudded & taped
- 1x 3000K LED ceiling light fixture

Warranty Coverage

- 1 year - all interior and exterior finished items
- 2 years - plumbing, heating and electrical systems
- 5 years - water penetration on exterior building envelope
- 10 years - major structural defects

*Due to the current gaps in the global supply chain, all fixtures and items with varying lead times are subject to be substituted with a product of equal or higher quality, as required.