

SELECTIONS:



ADDRESS:

Community:	Serenity Reserve
Street Address:	8224 Harmony Way
City/State:	Youngsville
Zip:	27596
Lot #:	12

BUYER:

Buyer Name:	Spec
Email address:	
Phone Number:	

PLAN INFORMATION:

Plan Name:	McKinley
Heated Sqft	3801
Elevation	Per Plan
Garage Orientation	Left
Side Load	2 car side, 2 car front
Brick/Stone Front	Brick
ARB Approval	5.7.26

PLAN/STRUCTURAL CHANGES

Arch cased openings - butlers pantry to hide stair rake
 Up Office - Finish Room and Bathroom
 Tray ceilings - dining and primary bedroom
 Exterior - No brick sill on on brick foundation, only on brick veneer - see foundation page on plans
 Rear Porch - Frame in Gable
 Primary Bathroom - Keep knee wall and 12" bench, make sure window behind tub is fully cased. Add tile wainscoting behind tub.
 Fireplace - Frame Wing Wall to the right of right Base Cabinets, match the depth of the fireplace.

SELECTIONS:



FOUNDATION TYPE

Foundation Type	Brick & 3 sides parged painted
Vented or Conditioned	Conditioned Crawl

GARAGE SPECS

Garage Interior Foundation Walls	Block - painted
Garage Steps	Brick
Garage Handrails	Vertical Wrought Iron if require by code
Garage Epoxy	Option

FRONT PORCH

Type:	Concrete w/ brick border
Stairs:	Brick
Handrails:	Wrought Iron Vertical If required by code
Ceiling Material:	1x6 T&G
Columns	10" Cox Columns

CEILING HEIGHT

1st Floor:	10
2nd Floor:	9

INTERIOR DOOR HEIGHT

1st Floor	8
2nd Floor	6'8

INSULATION TYPE

Batten/Spray Foam	Batt
Options	

GUTTERS

Style:	5" gutters w 3"x4" downspouts
Rain Chain	Option
Pipe out downspouts	Standard

HEADWALL (PER COMMUNITY SPEC)

Required (yes or no)	yes
Brick or Stone	Stone- Shawnee Mountain squared thin stone
Color	
Top Cap (irregular stone, patterned stone, brick or solid stone)	2" thick Bluestone cap

REAR DECK/PORCH

Deck/Covered Porch/Screen Porch	Screen porch
Type:	Deck
Flagstone (irregular or pattern)	NA
Stairs:	PT Wood
Handrails:	PT Wood with aluminum round pickets
Picket Material	PT Wood with aluminum round pickets
Ceiling Material:	1x6 T&G
Columns:	6" Cox
Screen Type (phantom, panel, panel w/pickets) - EZ Breeze	Screen panels
Direction of boards if decking	Traditional lay

GRILLING PATIO

Type	concrete
size	10x10

ROOFING

Shingle Style:	Certaiteed Architectural Landmark Shingles - 30 year limited warranty
Metal Roof (yes or no)	No

EXTERIOR SIDING

Siding Type	Hardie
Smooth or Textured	textured
Siding Size	8" Per plan
Window Trim	per plan
Mitered Corner	No
Shutters	NA
gable brackets (optional)	yes per plan - Painted
Window/Door Headers / Boxes	Window headers per plan
Crawl Space Door Size	TBD
Options	

MISC:

Septic (yes or no)Type:	Yes: Pressure manifold
House Setback	
Lot Clear	NA
Community Specs- Determined by ARB	

ALLOWANCES

ALL ALLOWANCE OVERAGES WILL CONSTITUTE A 20% ADDITIONAL FEE TO COVER COMMISSIONS AND OVERHEAD

Lumber	
Lighting	\$8250.00
Grading/Dirt	Natural Grade
Landscaping Allowance & Sod Location	Allowance - TBD Location - All front and side yards, front to rear corners

SELECTIONS:



WINDOWS

Style/Manufacturer:	Plygem Per plan -vinyl single hung
Grid Pattern:	4 over 4
Extension Jamb Per Mfg	yes done by trim carpenter
Interior Window Color	White
Exterior Window Color	White
Options	6/2 to be 6/0 5/6 and 5/2 to be 5/0

FRONT EXTERIOR DOOR

Style	Alexandria Double Door - 8LT - Flemish
Material:	Wood
Size	(2) 3/0 x 8/0
Options	
Glass:	Flemish

REAR EXTERIOR DOOR

Style and Material:	French Door
Color:	White
Size:	2/8
Glass:	Clear -15 lite
Options	

REAR SLIDER OPTION

Style and Material:	NA
Color:	
Size:	
Options	

EXT. GARAGE SERVICE DOOR

Garage fire door will be same style door as interior door style

Style and Material:	½ lite - steel
Glass:	4 Lite
Size:	2/8
Options	

GARAGE DOOR OPTIONS

Series:	Amarr- Classica Lucern – Nile: Obscure
Color:	Walnut
Size	18 x 8 (2) 9 x 8
Garage Door Motor Style (side mount or top mount)	Top mount belt drive
Garage Keypad: (standard or myq) & Color	yes standard
Glass Option:	Nile Obscure
Options: (hinges, hardware etc)	

HVAC

System Type	14 seer Trane (or similar)
Gas Type (natural or propane)	Propane
1st floor	Gas
2nd Floor	Electric
Gas Line Locations	WH, Cooktop, FP (2)
Range Hood/Microwave to be vented	Yes
Vent Pipe Size	6"
Location of first floor HVAC unit - Not under master	If no option insulate under master bedroom
Option (2000 sqft- zone master)	Option
Floor Register - wood	Yes
Floor Register - Tile	Yes
Return-Wood	Yes
Exhaust Fan Combo - locations	3 - master w/c. rec room bath, up J&J Bath

APPLIANCES

Allowance (if applicable)	GE
Fuel source	Natural Gas
Color	SS
Range 36"	CGY366P2TS1
Dishwasher	GDT226SILII - Panel ready
Microwave over oven	CWB713P2VS1
Single Oven	CTS70DP2NS1
Hood Vent	From Cabinet Company - Insert included
Fridge	Option
Washer/Dryer	Option
Bev Fridge	Option
Ice Maker	Option

SCREEN PORCH FIREPLACE (PER PLAN)

Style/Model	Courtyard
Vent Style	Ventless
Size	36"
Mantle Style/Type	Site Built - Wall to wall - 8"D x 4"H
Hearth Size	NA
Surround	Siding - Paint to match exterior
Options	Raise 12"

LIVING ROOM FIREPLACE (PER PLAN)

Style/Model	Majestic
Vent Style	Direct Vent
Passive Heat Kit (top/side)	No
Size	36"
Mantle Style/Type	Wescott
Surround	Slate
Hearth Size	NA
Options	

SELECTIONS:



ELECTRICIAL FIXTURE PACKAGE

Vendor:	Ferguson
Allowance Amount:	\$8250.00
Includes all lighting except recess cans	

ELECTRIC

Ceiling Fan Prewire Locations:	LR, all bedrooms, Study, Rec Room Covered porch, Office
Ceiling Fan Install Locations: **We cannot guarantee balance on down rods longer than 3 feet. Any wobble that occurs is normal and not covered under warranty.	All secondary bedrooms, rec room, family room and screen porch
Under Cabinet Lighting:	Kitchen and Family room shelves
Backsplash outlets	Plug mold if applicable
Toe Kick Lights	Kitchen and family room Built-ins
Switch Style	Rocker
Baseboard Outlets	First Floor Only
Flood Lights:	3
Tape Lights/Locations	Kitchen and Family Room: Tape light on back of upper shelf
Recess Cans - Kitchen:	5
Recess Cans - Family Room:	4
Recess Cans - Bathrooms over tubs/showers:	7
Recess Cans - Master Bedroom:	NA
Recess Can - Front Porch	2
Recess Cans - 1st Floor Hallway:	5
Recess Cans - 2nd Floor Hallway:	5
Recess Cans - Additional (optional/location)	
Flushmount lighting (LED Disk):	6
Pendant Lights Prewired:	2
Pendant Lights Installed:	2
200/400 Amp Service:	200
Car Charging Outlet in garage	Yes
Prewire screen porch heater	No
Soffit Lights to match trim (optional/location)	No
Generator Prewire	

GENERATOR INFO (OPTIONAL)

Vendor:	

LOW VOLTAGE

Cat6	FR
Chase Pipe for Cable Locations:	FR
Telephone Outlets:	NA
Network Cable	Option
Access Points	Options
Water Heater (tankless control panel) - Location behind laundry room door	Yes
Door Bell	Black - Ring
Smart box hub (location)	
Lighted Niches	Options

SELECTIONS:



PLUMBING	
Kitchen:	
Kitchen Faucet Style	Moen Align - No Spring
Kitchen Faucet Color	Chrome
Pot Filler	Option
Kitchen Sink Soap Dispenser	Option
Kitchen Sink cup washer	Option
Master Bath:	
Master Shower style:	Zero Entry - mudpan tile surround
Shower Head Size & Style - qty	Doux - 6" Model: TS2202EP Item: bci3512486
Shower Arm Size	6"
Handheld	Model: 3558EP Item: bci3403664
Master shower drain style & location	Square Center Drain – Chrome
Master Bathroom Vanity Fixture Spread/Color (2)	Moen Duox - Wide spread - Chrome Model: TS6925 Item: bci3500718
Master Bath Tub	Model: 53760-BAT-WH Item: bci4919906
Master tub Faucet Style/Color	Model: S3105 Item: bci3643760 - Chrome
Toilet Lever	Standard
Secondary Bath	
Shower/Tub Style	Tile mudpan Tile Surround
Shower Head size & Fixture	Genta - Model: T2472EP Item: bci2984592
fixture Style/Spread/Color	Moen Genta - Single Hole - Chrome
Toilet Lever	Standard
Secondary Bath	
Shower/Tub Style	Bootz Tub
Shower Head size & Fixture	Genta - Model: T2473EP Item: bci2984590
fixture Style/Spread/Color	Moen Genta - Single Hole - Chrome
Toilet Lever	Standard
Secondary Bath	
Shower/Tub Style	Bootz Tub
Shower Head size & Fixture	Genta - Model: T2473EP Item: bci2984590
fixture Style/Spread/Color	Moen Genta - Single Hole - Chrome
Toilet Lever	Standard

PLUMBING CON'TD	
Wet Bar: (per plan)	
Wet Bar Faucet Style/Color	NA
Pantry: (per plan)	
Faucet Style/Color	NA
Powder Room (per plan)	
Powder Room Fixture Style/color	NA
Toilet Lever	
Laundry Room: (per plan)	
Laundry Faucet Style/Color	Moen Sleek - Chrome
Misc:	
Water Heater & Remote (tankless only for Reni)	yes - remote behind laundry door
Toilet Style	comfort height elongated
Garbage Disposal	No
Hose bibs	2
Radon Rough-in Pipe	Yes

SELECTIONS:



BATHROOM HARDWARE	
Master Bath Hardware	Master Bath Hardware
Shower Door Style	Frameless - Chrome
Hardware Style/Color	Doux - Chrome
Toilet Paper	Model: YB0208CH Item: bci3512474
Towel Rings	Model: YB0286CH Item: bci3512492
Towel Bar	(2) Model: YB0203CH Item: bci3512483 (1) Model: YB0224CH Item: bci3512465
Frame for future grab bars	Option
Secondary Bath Hardware	First Floor Hall Bath
Shower Door Style	Semi Frameless - Chrome
Tub Rod Style/Color	NA
Hardware Style/Color	Genta - Chrome
Toilet Paper	Model: BH3808CH Item: bci2984585
Towel Rings	Model: BH3886CH Item: bci2984588
Towel Bar	Model: BH3803CH Item: bci2984584
Frame for future grab bars	Option
Secondary Bath Hardware	Second Floor Hall Bath
Shower Door Style	NA
Tub Rod Style/Color	Chrome
Hardware Style/Color	Genta - Chrome
Toilet Paper	Model: BH3808CH Item: bci2984585
Towel Rings	Model: BH3886CH Item: bci2984588
Towel Bar	Model: BH3803CH Item: bci2984584
Secondary Bath Hardware	Rec-Room Bath
Shower Door Style	NA
Tub Rod Style/Color	Chrome
Hardware Style/Color	Genta - Chrome
Toilet Paper	Model: BH3808CH Item: bci2984585
Towel Rings	Model: BH3886CH Item: bci2984588
Towel Bar	Model: BH3803CH Item: bci2984584

DOOR HARDWARE OPTIONS	
Hinges:	Chrome
Lock style:	Hancock
Lock Color:	Chrome
Front Door Lock Style:	San Clemente and Dummy for fixed door
Front Door Lock Color:	Chrome
Garage Entry Door Style	Hancock
Garage Entry Door Color	Chrome

MIRRORS	
Master Bath	Plate Glass
Secondary Bath	Plate Glass
Powder Room	NA

SELECTIONS:



CABINETS

Level or Allowance:	Level 4 - Integrity
Style:	
Kitchen Perimeter Cabinet (to Ceiling) Color	Ivory
Kitchen Island Cabinet Color	Galaxy
Pantry	Galaxy
Laundry Room Color	Galaxy
Master Bath Cab Color	Sahara
Guest Bath Cab Color	Driftwood
2nd Floor Hall Bath	Ivory
Rec-Room Bath	Blue Smoke
Cabinet Crown (option)	Yes to match house crown
Lightrail (option)	yes
Cabinet Shoe	match cabinet
Double waste pullout trashcan (option)	Yes
Soft Close doors/drawers (option)	Yes
End panels (option)	Yes
Appliance Panels (option)	Yes DW only
Hood Vent	Yes from cabinet company

CABINET HARDWARE-

CABINET COMPANY RESPONSIBLE FOR APPROPRIATE SIZING

Kitchen:	387-96BG	Brushed Gold
Downstairs Powder (per plan)		NA
Pantry (per plan)	387-96BG	Brushed Gold
Laundry (per plan)	387-96BG	Brushed Gold
Master Bath	484-192224PC	Chrome
Secondary Bathrooms	885-160PC	Chrome
Wet Bar (per plan)		NA

Additional Hardware Needed

Mudroom Hooks (5)	https://shorturl.at/Eqk4v	Brushed Gold
Family Room Built-ins (8)	387-96BG	Brushed Gold
Dining Room Built-ins (4)	387-96BG	Brushed Gold

COUNTERTOPS

Kitchen Perimeter Level	Level 4 - ACC
Kitchen Perimeter Color:	Calacatta Miraggio Duo
Kitchen Island Level:	Level 4 - ACC
Kitchen Island Color	Calacatta Miraggio Duo
Family Room -	site built top
Pantry	butcher block
Master Bath Level	Level 3 - ACC
Master Bath Color	Calacatta Laza
Laundry Room Level	Level 1 - ACC
Laundry Room Color	Morning Frost
First Floor Hall Bath Level	Level 1 - ACC
First Floor Hall Bath Color	Morning Frost
2nd Floor Hall Bath	Level 1 - ACC
2nd Floor Hall Bath Color	Morning Frost
Rec-Room Bath Level	Level 1 - ACC
Rec-Room Bath Color	Morning Frost
Edges	Eased
4" countertop splash (areas?)	all bathrooms,

SINK TYPES:

Kitchen:	RVH8303 Item: bci4833321 - SS Single Bowl
Downstairs Powder (per plan)	NA
Pantry (per plan)	NA
Laundry (per plan)	SS Undermount
Master Bath Sink	Rectangle Undermount
Secondary Bathrooms	Rectangle Undermount
Wet Bar Sink (per plan)	NA

SELECTIONS:



BACKSPLASH	
Backsplash - Kitchen	Level 4
Model/Style/Size	Daltile Zellige Neo 3X12
Color	Gesso ZL11
Pattern	½ Offset Horizontal
Grout	Custom - Alabaster #333
Schluter	AE - Satin Anodized Aluminum
Backsplash - Pantry (per plan)	NA
Style/Model/Color	
Grout	
Pattern	
Schluter	
Backsplash - Wet Bar (per plan)	NA
Style/Model/Color	
Grout	
Pattern	
Schluter	

MASTER BATH FLOOR	
Tile Level	Level 4
Style	Emser
Model/Size	Potenza 12x24
Color	Ivory Matte
Pattern	Straight Stacked Parallel to Vanity
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum
Tile Vent	Yes

MB SHOWER -PAN ZERO ENTRY	
Tile Level	Level ?
Style	Emser
Model/Size	Potenza 2x2
Color	Ivory Matte
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum

MASTER BATH SHOWER AND TUB SURROUND	
Tile Level	Level 4 - to ceiling
Style/Model	Emser
Size/Color	Jute Linen 12x24
Pattern	Straight Stacked Vertical - only to 3'2", then transition to 3x12 tile
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum
Tile Niche (size/location)	Yes STD Combo 12 x 20 - Center below shower head
Accent Tile - See Diagram	Level 4 - Emser - Raku - White Glossy - 3X12 - Vertical Straight stacked above 3'2"

FIRST FLOOR HALL BATH FLOOR	
Tile Level	Level 3
Style	Byrd
Model/Size	Adrock 12x24
Color	Frost
Pattern	Straight stacked parallel to vanity
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum
Tile Vent	Yes

FIRST FLOOR HALL BATH SHOWER PAN	
Tile Level	Level 1
Style	Emser
Model/Size	Source 2x2
Color	Pure White
Grout	Custom - Bleached Wood #545

FIRST FLOOR HALL BATH SURROUND	
Tile Level	Level 3 - to ceiling
Style	Byrd
Model/Size	Songbird 4x4
Color	Quill
Pattern	Straight stacked
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum
Tile Niche (size/location)	Yes STD Combo 12 x 20 - Above Bench

2ND FLOOR HALL BATH FLOOR	
Tile Level	Level 2
Style	Emser
Model/Size	Cavanite 12x24
Color	Ivory Matte
Pattern	½ offset parallel to vanity
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum
Tile Vent	Option

2ND FLOOR HALL BATH SURROUND	
Tile Level	Level 3 - to ceiling
Style	byrd
Model/Size	Songbird 3x12
Color	Coastal Cliff
Pattern	½ offset Vertical
Grout	Custom - Bleached Wood #545
Schluter	AE - Satin Anodized Aluminum
Tile Niche (size/location)	Yes STD Combo 12x20 - Opposite of Plumbing

SELECTIONS:



REC-ROOM BATH FLOOR

Tile Level	Level 3
Style	Emser
Model/Size	Nobleza 12x24
Color	Astorga Matte
Pattern	½ offset parallel to vanity
Grout	Custom - Platinum #115
Schluter	AE - Satin Anodized Aluminum
Tile Vent	Option

REC-ROOM BATH SURROUND

Tile Level	Level 3 - to ceiling
Style	Emser
Model/Size	Nobleza 12x24
Color	Astorga Matte
Pattern	½ offset vertical
Grout	Custom - Platinum #115
Schluter	AE - Satin Anodized Aluminum
Tile Niche (size/location)	Yes STD Combo 12x20 - Opposite of Plumbing

CARPET

Level	Level 2
Model/Style	Mohawk Smart Strand - Authentic Voice - Birdbath
Padding	8lb
Bedroom 3/Closet	Yes
Bedroom 4/Closet	Yes

HARDWOOD/LVP/LAMINATE

Level	Level 3 - Engineered Hardwood
Model/Style	Mohawk Tecwood Wyndham Farms
Color	Weathered Oak
Thickness	1/2"
Foyer	Yes
Family Room/Living Room	Yes
Kitchen	Yes
Dining Room	Yes
Pantry	Yes
Mud Room	Yes
Laundry	Yes
Master Bedroom & Closet	Yes
Guest Suite & Closet	Yes
Second Floor Hallway/Loft	Yes
Rec-Room	Yes
Office	Yes
Breakfast	Yes
Stair Landing per plan	NA
Floor Vent to match HWDS (yes/No)	yes first floor only

SELECTIONS:



TRIM STYLE	
Interior Door Style (standard or upgraded)	Lincoln 1 panel - hollowcore
First Floor Crown Molding (size)	7" Simple Cove
Second Floor Crown Molding (size)	5" Simple Cove
First Floor Baseboard (size)	1x8 MDF
Second Floor Baseboard (size)	1x6 MDF
Casing	1x4
Stair Treads	White Oak - 2" Square
Rail Type	Open Tread
Hand Rail Style	6010
Newel Post Style	4001
Picket Style	Metal Straight
Cased Windows	1x4 Casing Picture Frame 1 by jamb
Shelves (Face Frame or Routed)	Routed throughout
Pantry Shelving 12" or 16"	16"
Master Closet Pull down (yes or no)	Option
Master Closet 2 drawer stacks	Option
Stain grade material (maple, birch, white oak etc)	White Oak
Height for floating shelves (through out)	

TRIM INSTALLED BY ROOM	
Interior Trim Labor Allowance	
Crown Molding	foyer, family, master br/bath, kitchen, breakfast, dining, mud area, guest br/bath, first floor hall, second floor hall
MDF/Birch/Maple	MDF and White Oak as specified
Family Room/Living Room	Built base cabinets on both sides of FP- Stainable top - (3) floating white oak shelves above. - 1x2 batten strips above mantel - See diagram
Dining Room	Trey ceiling - crown inside trey
Pantry	MDF - (3) 16" Shelves
Mud Room	Mudroom - See Diagram • 3 Cubbies • 1x2 Batten Strip with Ledge for 3 Hooks • Open Bench for Shoes • SW9644 Portsmouth
master bedroom	Trey ceiling - crown inside trey
Laundry Room	• (2) Floating Shelves Above W/D • Floating Shelf with Hanging Rod in nook parallel to W/D - Paint to match Cabinet
Butlers Pantry	Wine Rack - Painted - See Diagram
Dining Room	• Base Cabinets in nook, Painted SW9644 to match color drenched room • White Oak Top stained to match Hardwoods • 2 Floating Shelves, White Oak stained to match Hardwoods, LED Tape including top of upper shelf.

SELECTIONS:



INTERIOR COLORS

Vendor	Sherwin Williams
Walls	SW7570 Egret White
Ceiling	SW7005 Pure White
Trim	SW7005 Pure White
Interior Doors	SW7005 Pure White
handrails & newels	Match HW
Oak Stair Treads	Match HW
Pantry Shelves	Paint to Match Cabinet - Galaxy
Mud Bench All	SW9644 Portsmouth
Laundry Shelves	Paint to Match Cabinet - Galaxy
Family Room Base Cabinets	SW7570 Egret White
Front Door	Minwax Dark Walnut 2716
Butlers Pantry	Paint to Match Kitchen Island Cabinet Color - Galaxy
Dining Room - Color Drench (Base, walls, Crown, Ceiling)	SW9644 Portsmouth

EXTERIOR COLORS

Siding (size)	SW9645 Big Dipper
Shake	NA
BB	SW9645 Big Dipper
Wood Accent Siding - Per Plan	NA
Trim	SW7570 Egret White
Front Door	Minwax Dark Walnut 2716
French Door (outside)	SW7570 Egret White
Brick	SW7570 Egret White
Front Porch Flagstone	NA
Screen Porch	SW9645 Big Dipper
Shingles	Weathered Wood
House Numbers in Black	Yes
Gutters	Linen
Garage Doors	Walnut
Garage Service Door	SW9645 Big Dipper
Garage Steps	SW7570 Egret White
Deck Railing	
Front Porch Ceiling	Minwax Dark Walnut 2716
Screened Porch Ceiling	Minwax Dark Walnut 2716
Screen porch stairs	SW7570 Egret White
Window Color	SW7570 Egret White
Window Headers	SW7570 Egret White
Gable Brackets	SW7570 Egret White
Foundation Color	SW7570 Egret White
Headwall Colors	SW7570 Egret White

Signature confirms approval of all selections and specifications on these pages, each of which has been reviewed and discussed, for ordering and construction. These selections supersede all plans or prior documents. Changes after approval may affect cost, lead time, or schedule.

Please sign & Date: _____

Due to unforeseen circumstances and today's current market, the above selections may change without notice but will remain the same or higher.

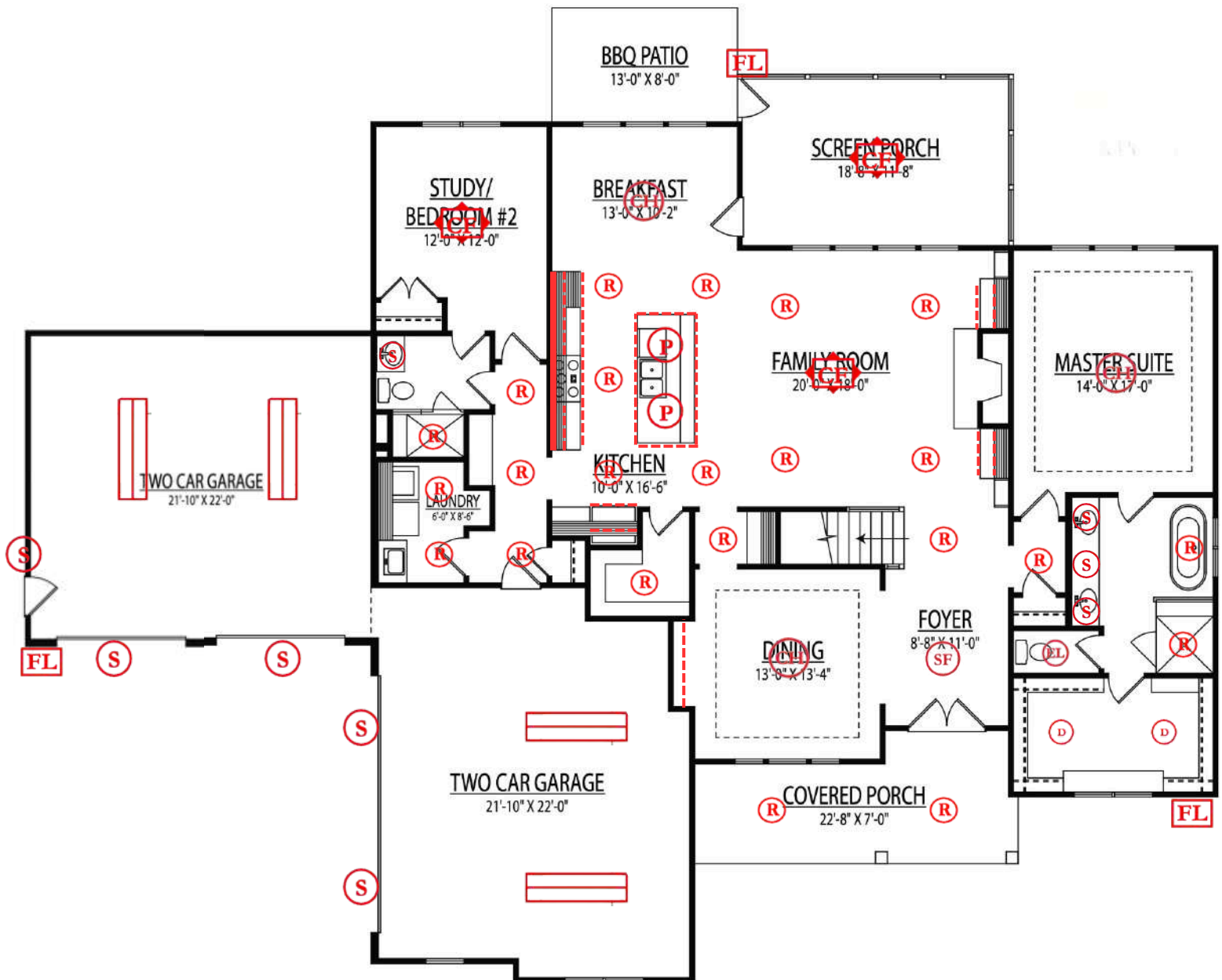
Electrical Diagram



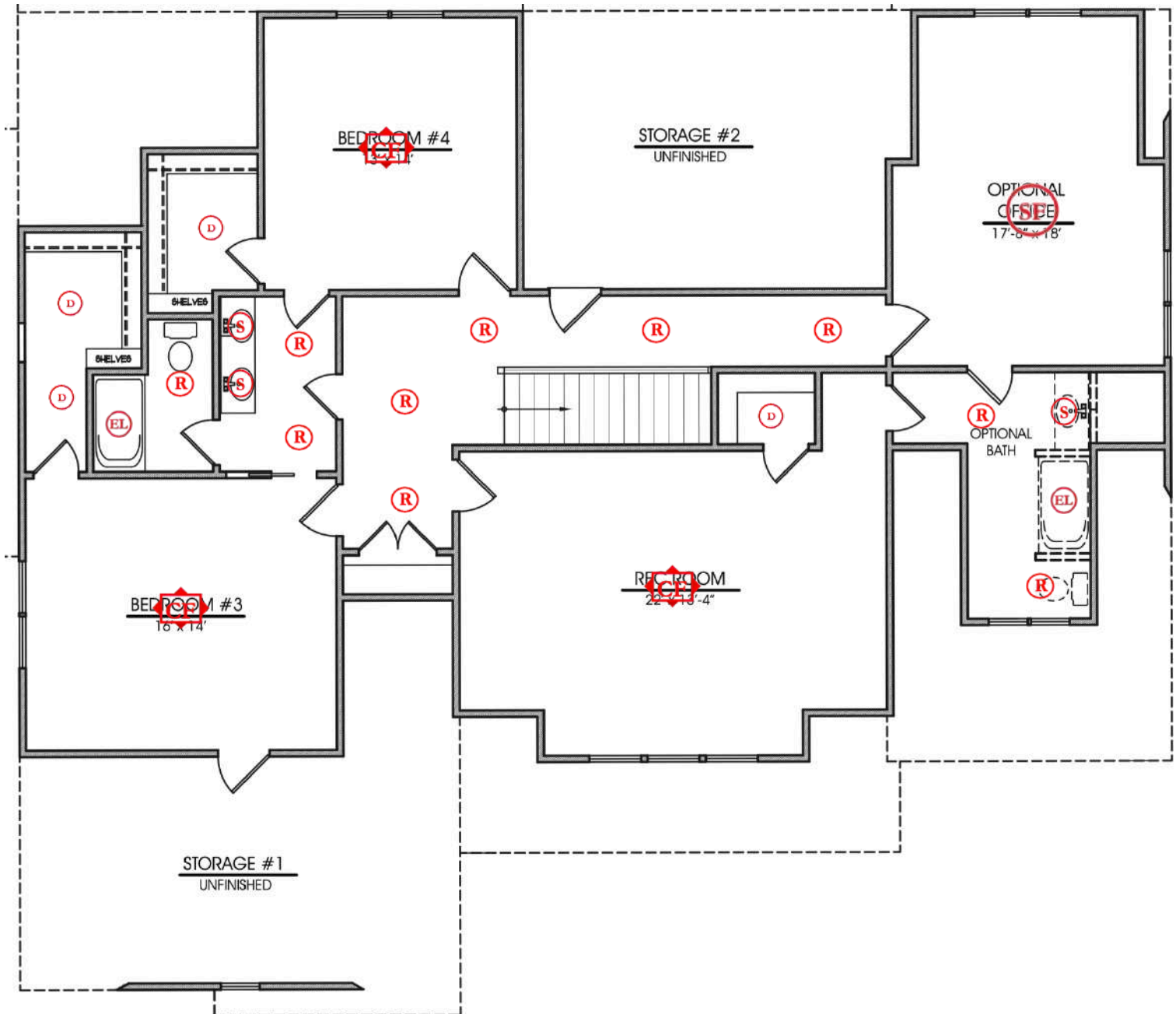
ELECTRICAL DIAGRAM SYMBOL KEY

	= RECESSED CAN LIGHT		= CHANDELIER/ HANGING LIGHT
	= 4" MINI RECESSED CAN LIGHT		= EXHAUST FAN/LIGHT COMBO
	= PENDANT		= SCONCE
	= CAT 6		= 110V OUTLET
	= Plug Mold		= KEYLESS LIGHT
	= CAT-5E ETHERNET JACK		= LED TAPE LIGHTING
	= CEILING FAN PREWIRE W/ FLUSHMOUNT INSTALLED		= FLOOR OUTLET (FINISH TO MATCH HOUSE SPECS)
	= CEILING FAN PREWIRE W/ FAN INSTALLED		= SLOPED RECESSED CAN LIGHT
	= LINK LINE/ CHASE PIPE - TERMINATES NEXT TO CABLE JACK		= SEMI FLUSH MOUNT
	= FLOOD LIGHT		= DISK LIGHT
	= FLUSHMOUNT		= VANITY LIGHT
	= FLUORESCENT LIGHT		= SPEAKER PREWIRE
	= BEDSIDE OUTLET/SWITCH		= PAY SPECIAL ATTENTION TO
	= LED DOWN LIGHT		= CAR CHARGER

Electrical Diagram



Electrical Diagram

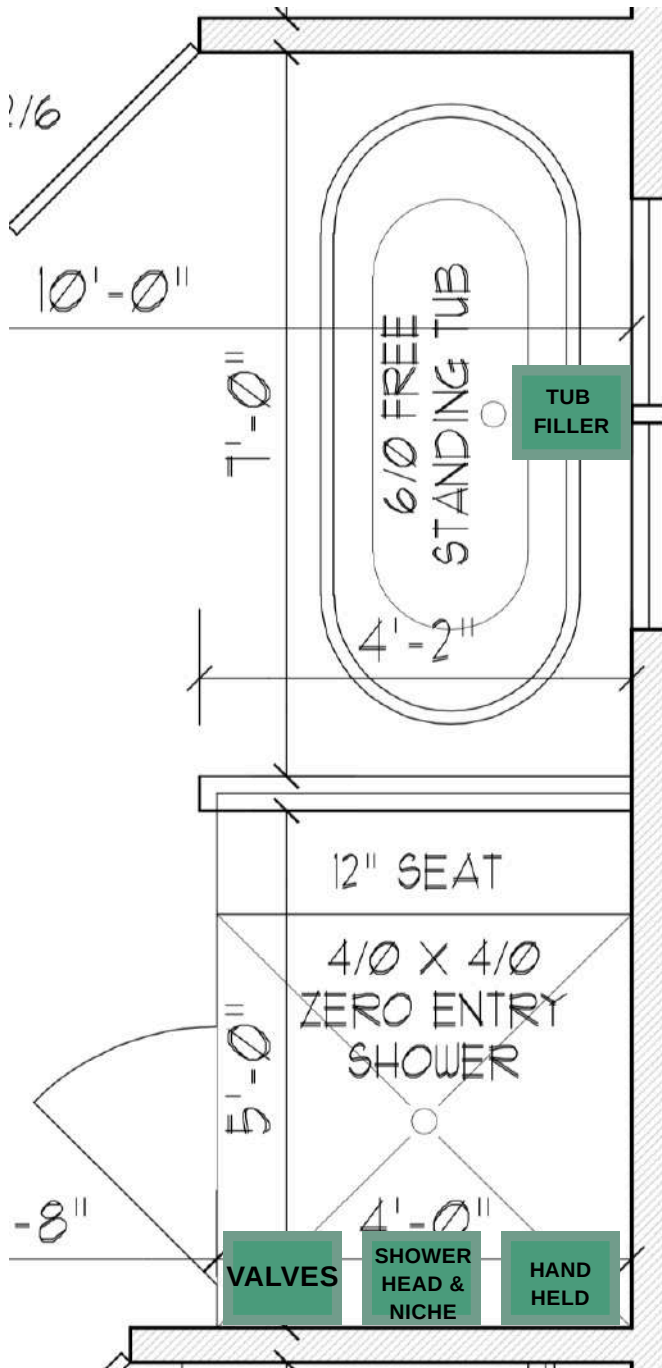


PLUMBING DIAGRAMS - PRIMARY BATHROOM

For reference only; actual layout may vary.



PRIMARY BATHROOM



- **CASE WINDOW ON ALL SIDES**
- **RUN EMSER JUTE LINEN TO BOTTOM OF WINDOW CASING (APPROX. 3'2") CARRY THIS ON LEFT, CENTER AND RIGHT WALL.**



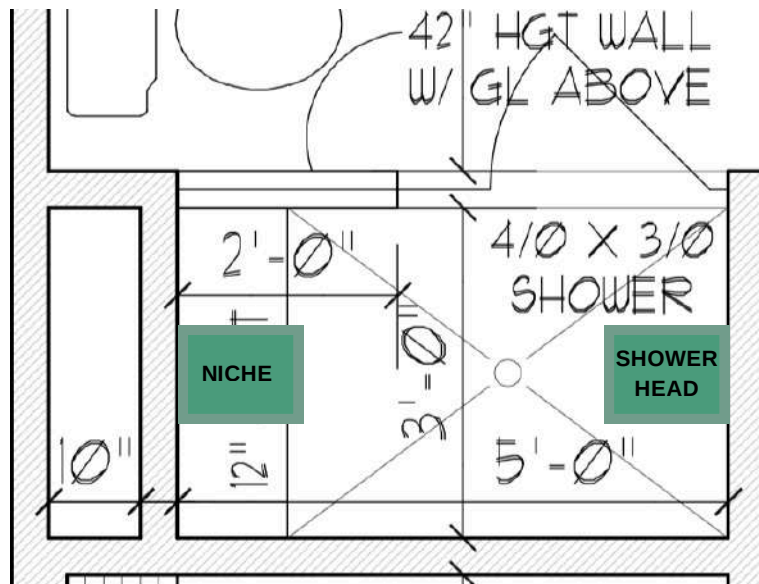
- **KEEP KNEE WALL BUT MAKE FINISHED HEIGHT TO LINE UP WITH BOTTOM OF WINDOW CASING (APROX. 3'2")**
- **KEEP BENCH SEAT AT 12"D**
- **EMSER JUTE LINEN 12X24 TO STOP AT 3'2"(VERTICAL STRAIGHT STACK). THEN TRANSITION TO EMSER RAKU WHITE POLISHED (VERTICAL STRAIGHT STACK).**

PLUMBING DIAGRAMS

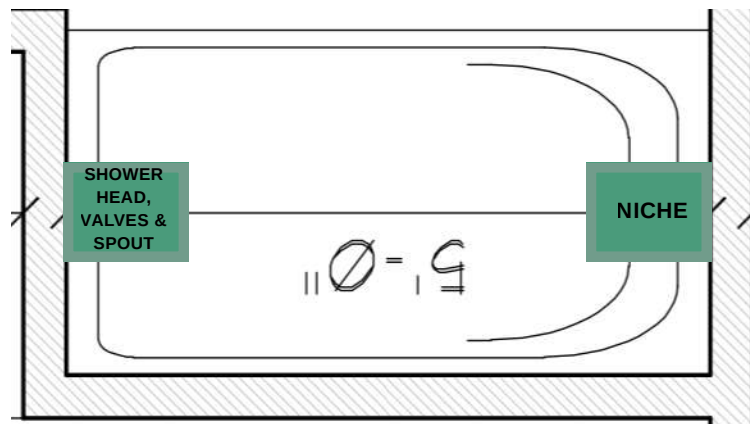
For reference only; actual layout may vary.



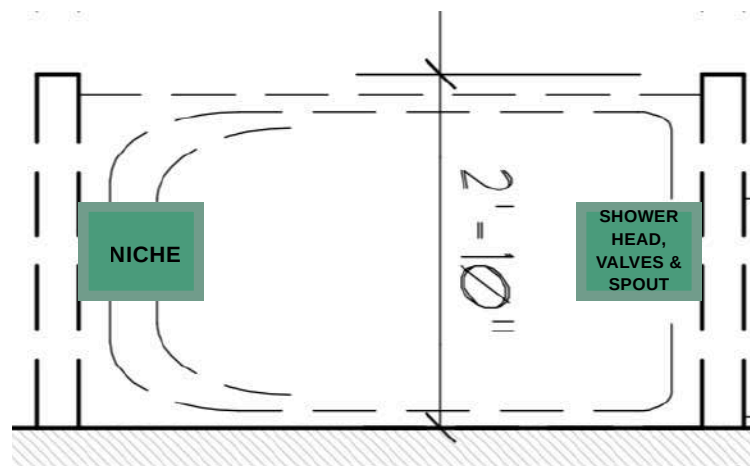
GUEST BATHROOM



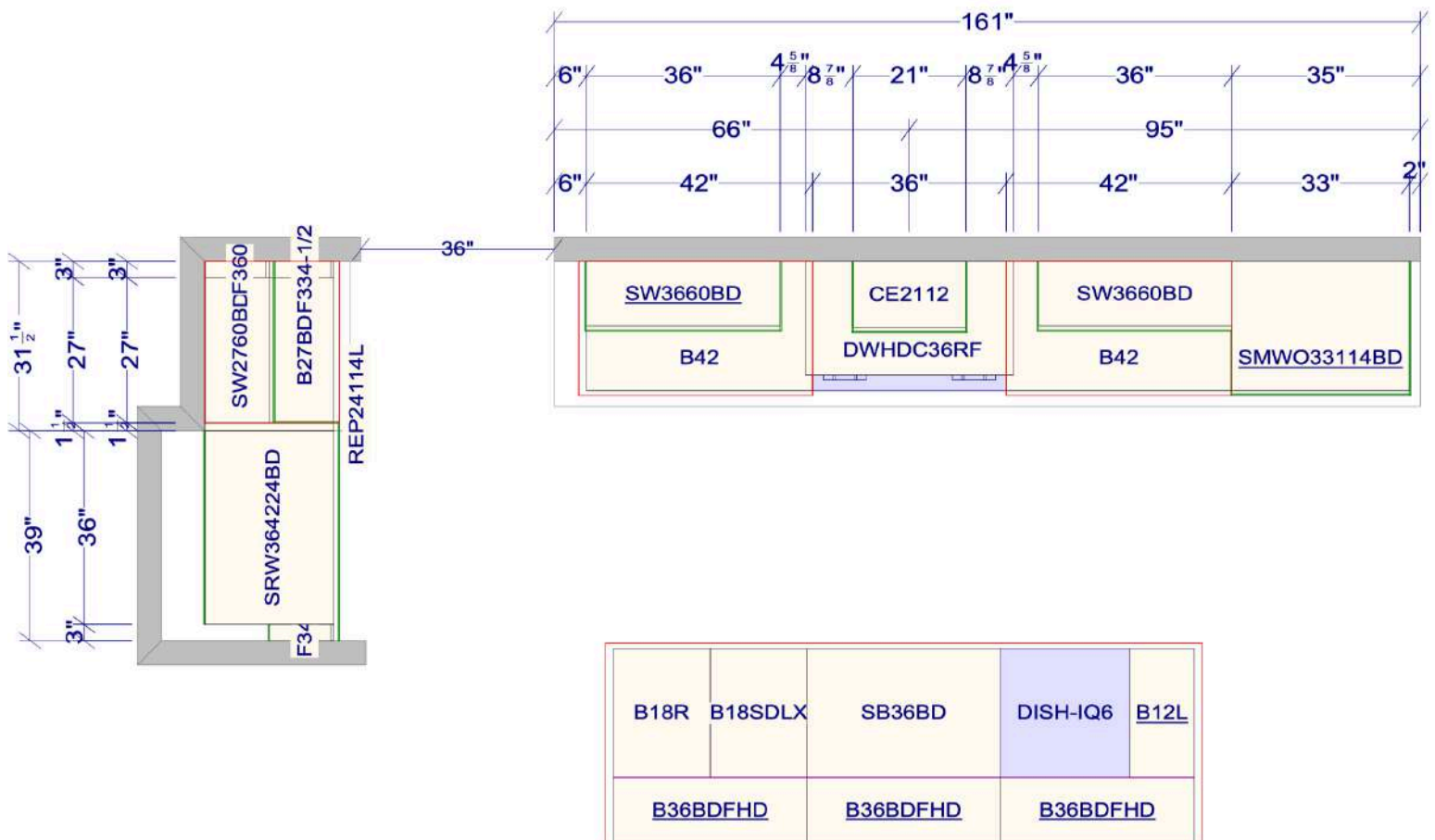
BATHROOM 3/4



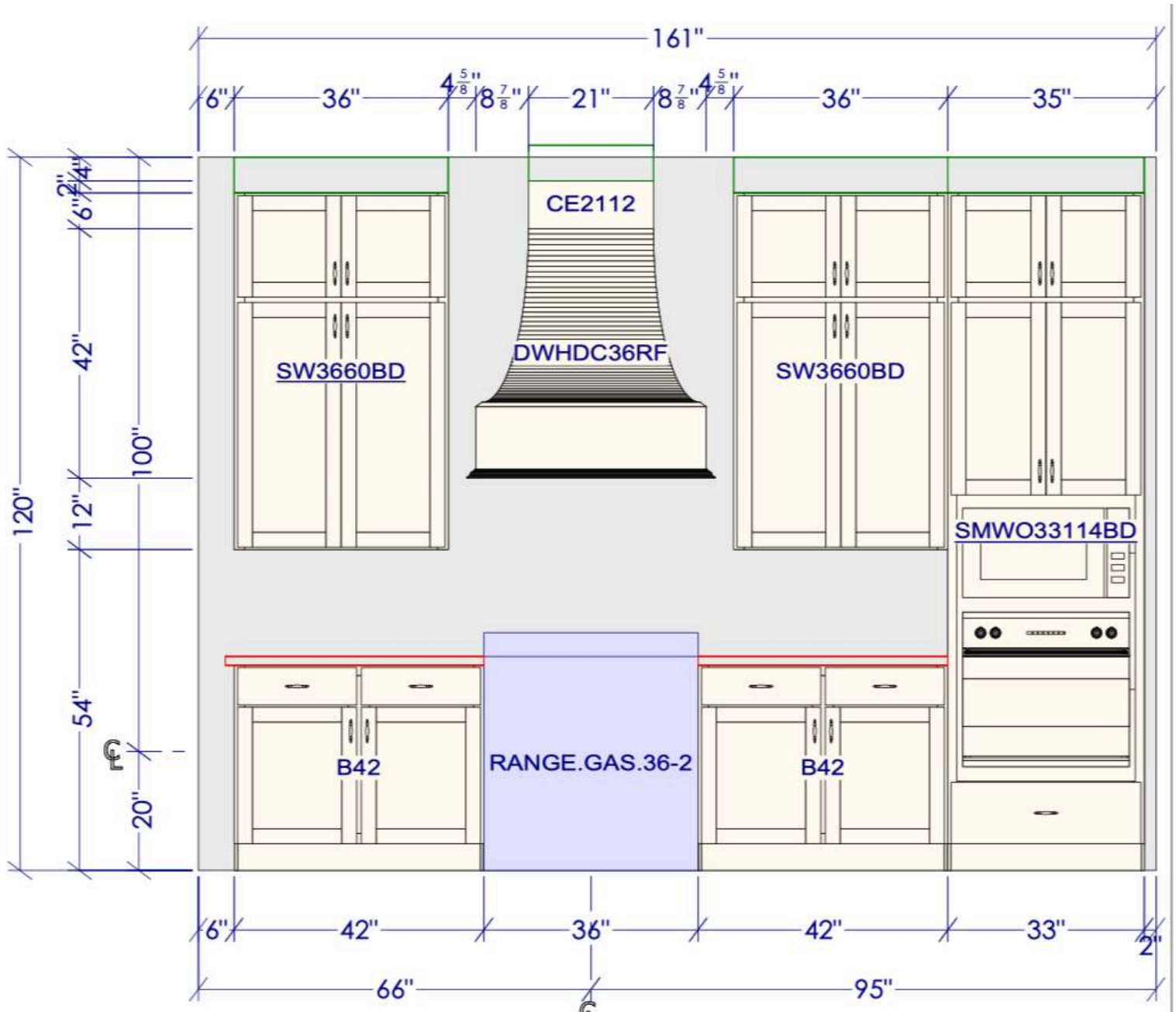
REC ROOM BATHROOM



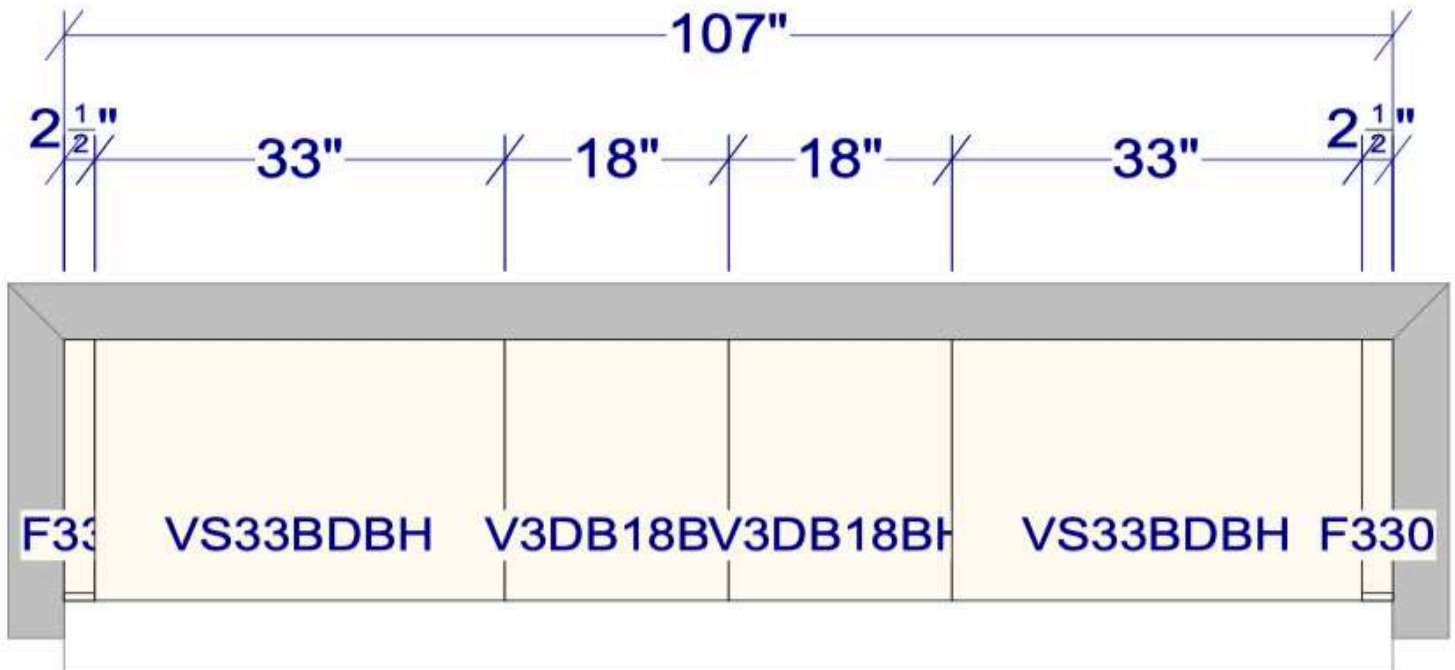
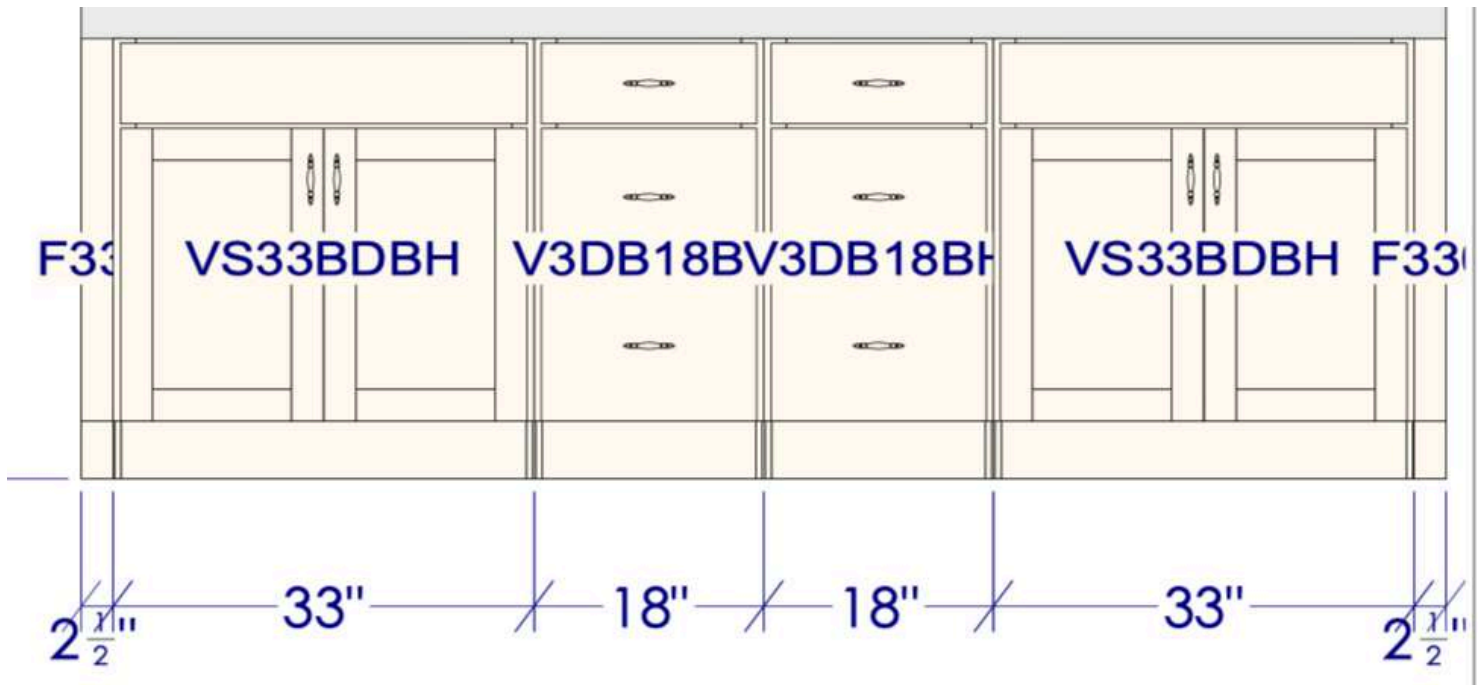
Cabinets - Kitchen



Cabinets - Kitchen

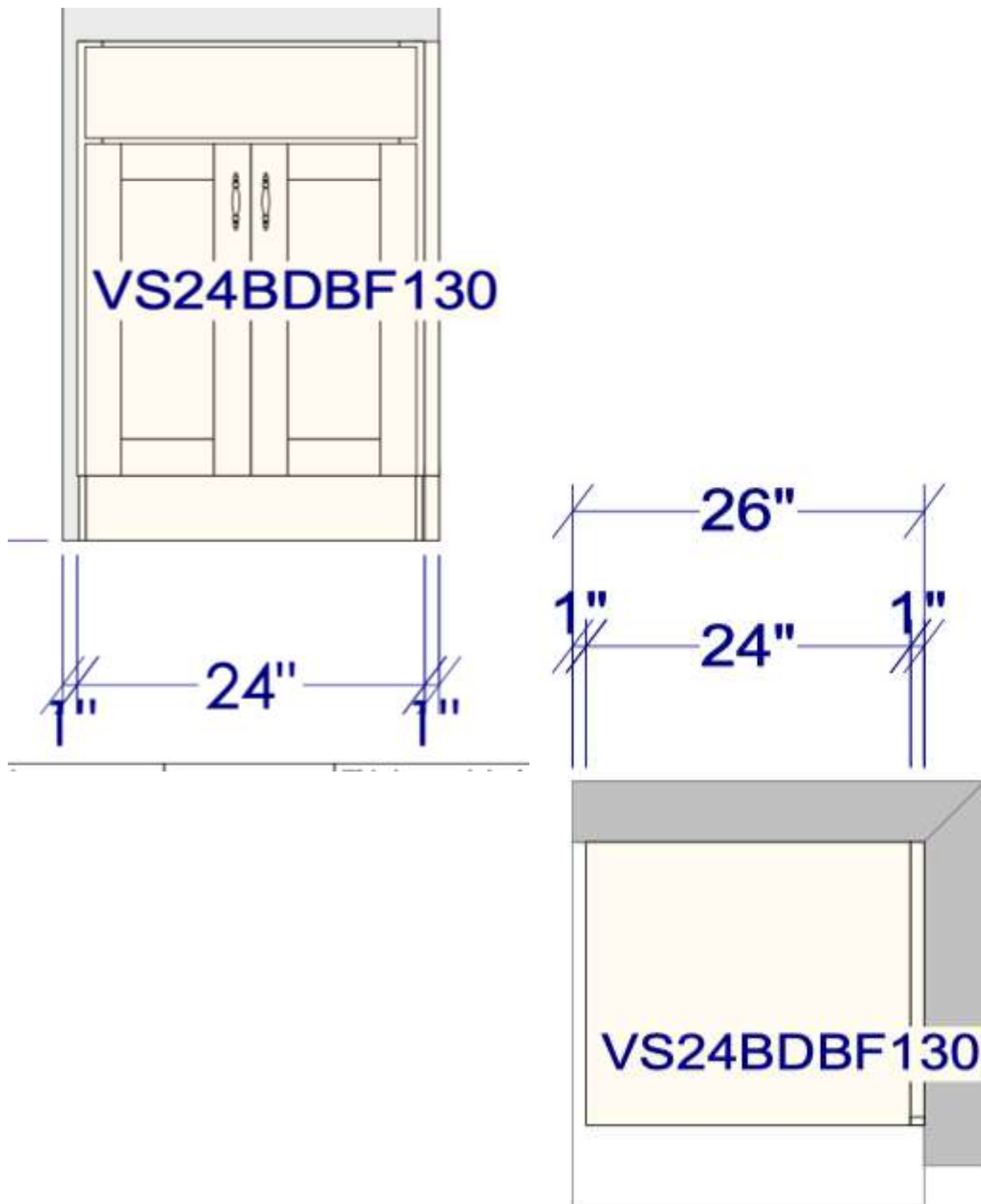


Cabinets - Primary Bathroom

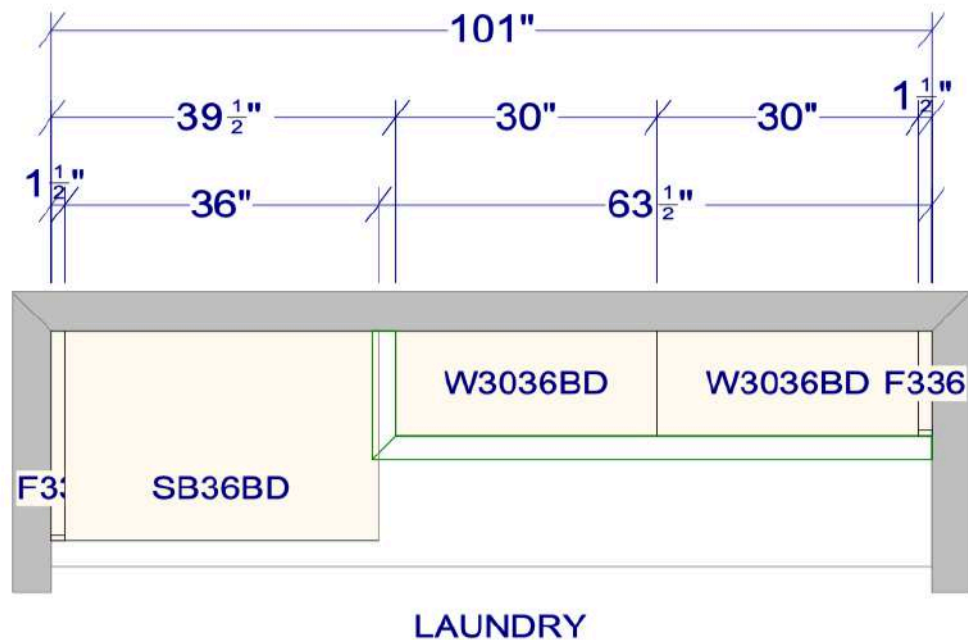
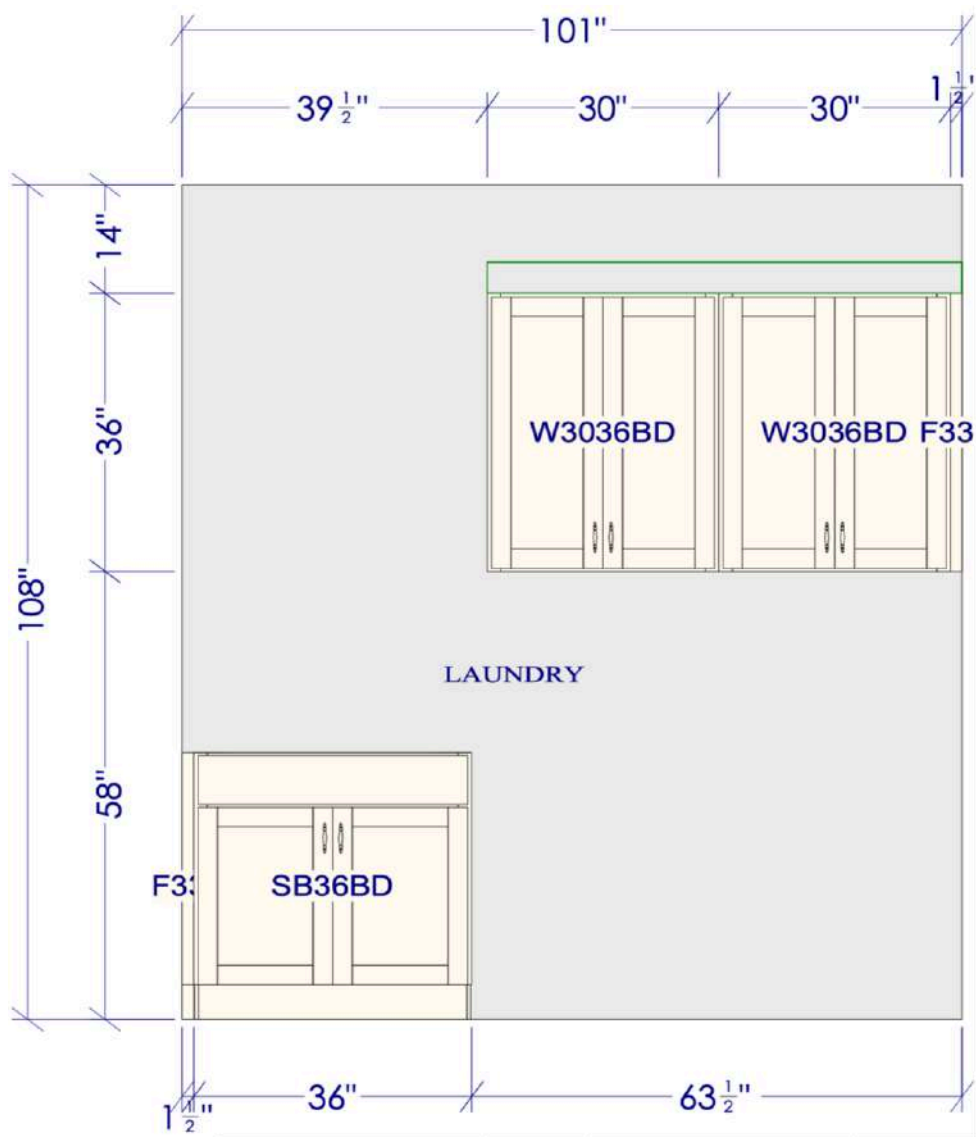


MASTER BATH

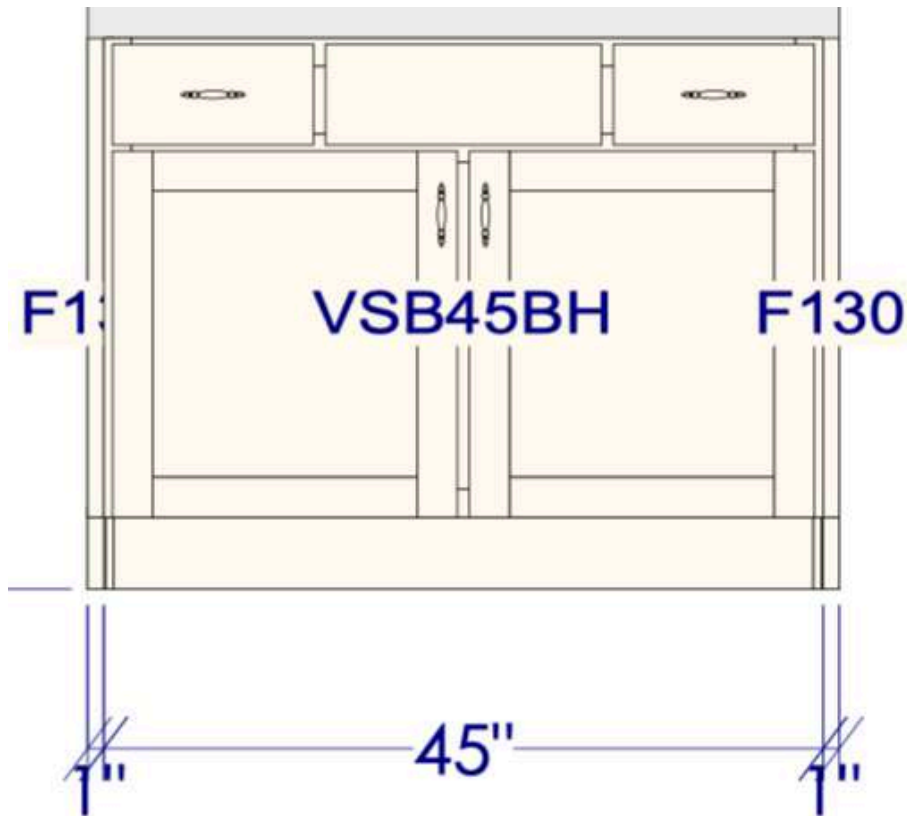
Cabinets - Guest Bathroom



Cabinets - Laundry Room

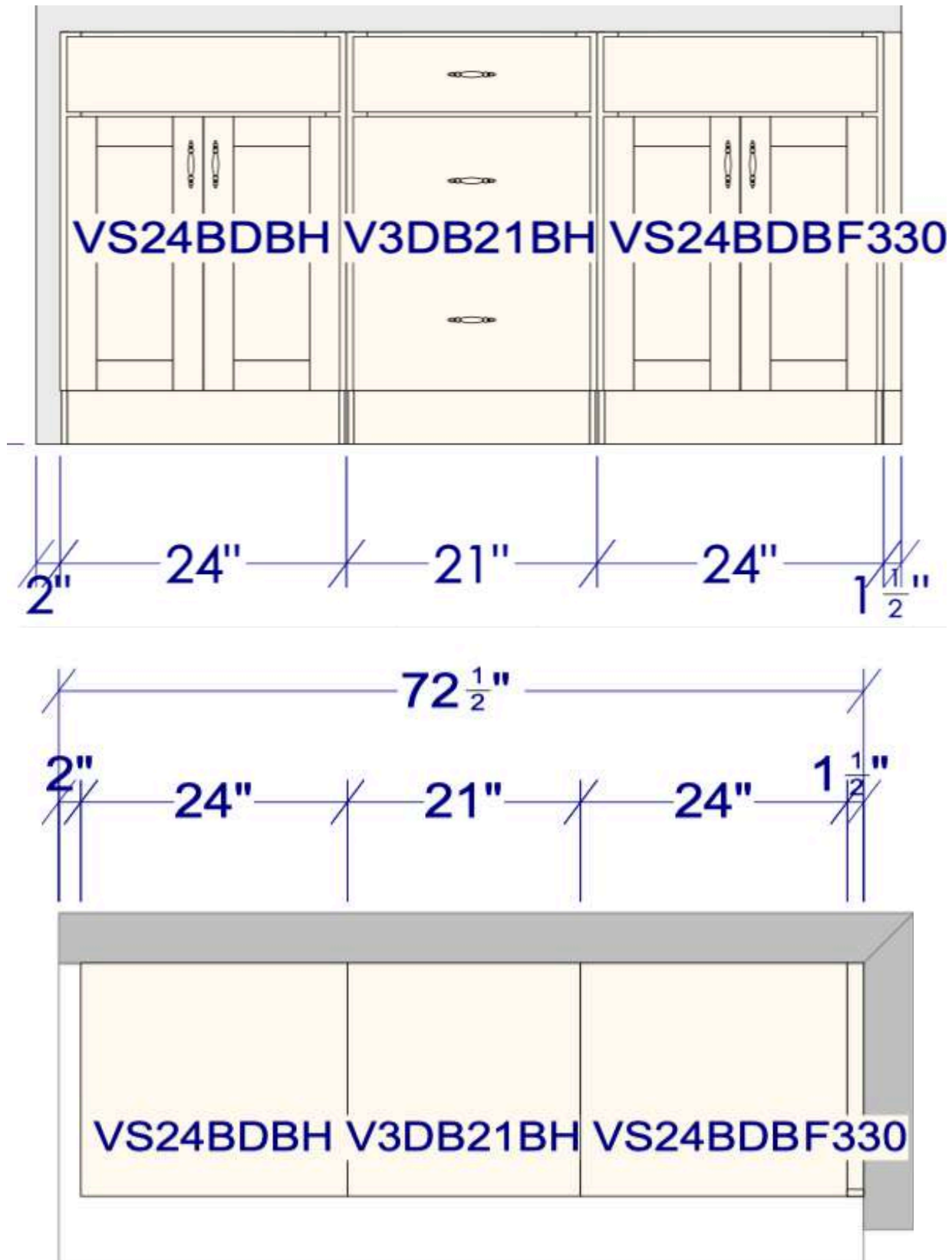


Cabinets - Rec Room Bath



REC ROOM

Cabinets - Up Hall Bathroom



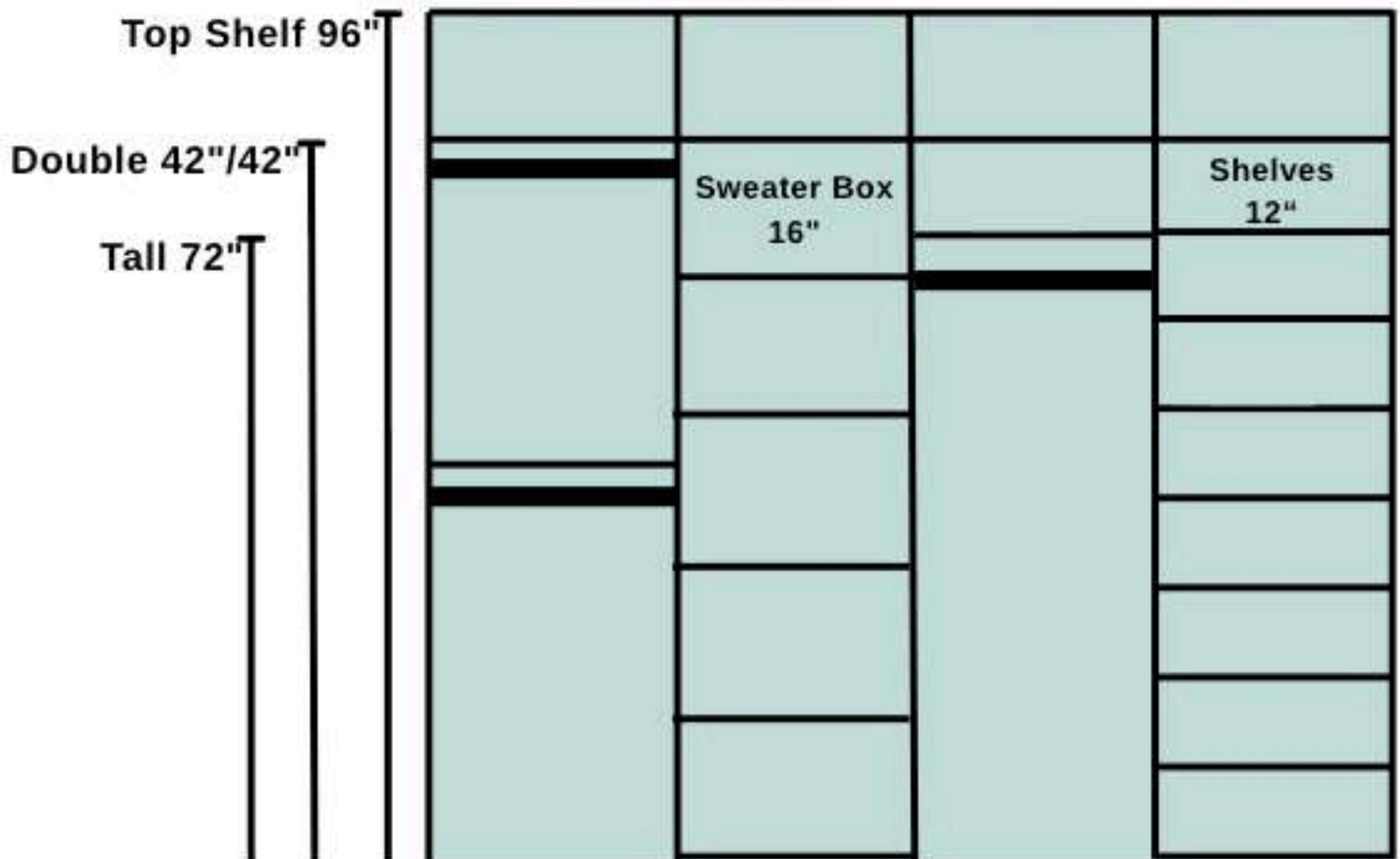
UPSTAIRS BATH

CLOSET KEY

For reference only; actual layout may vary.

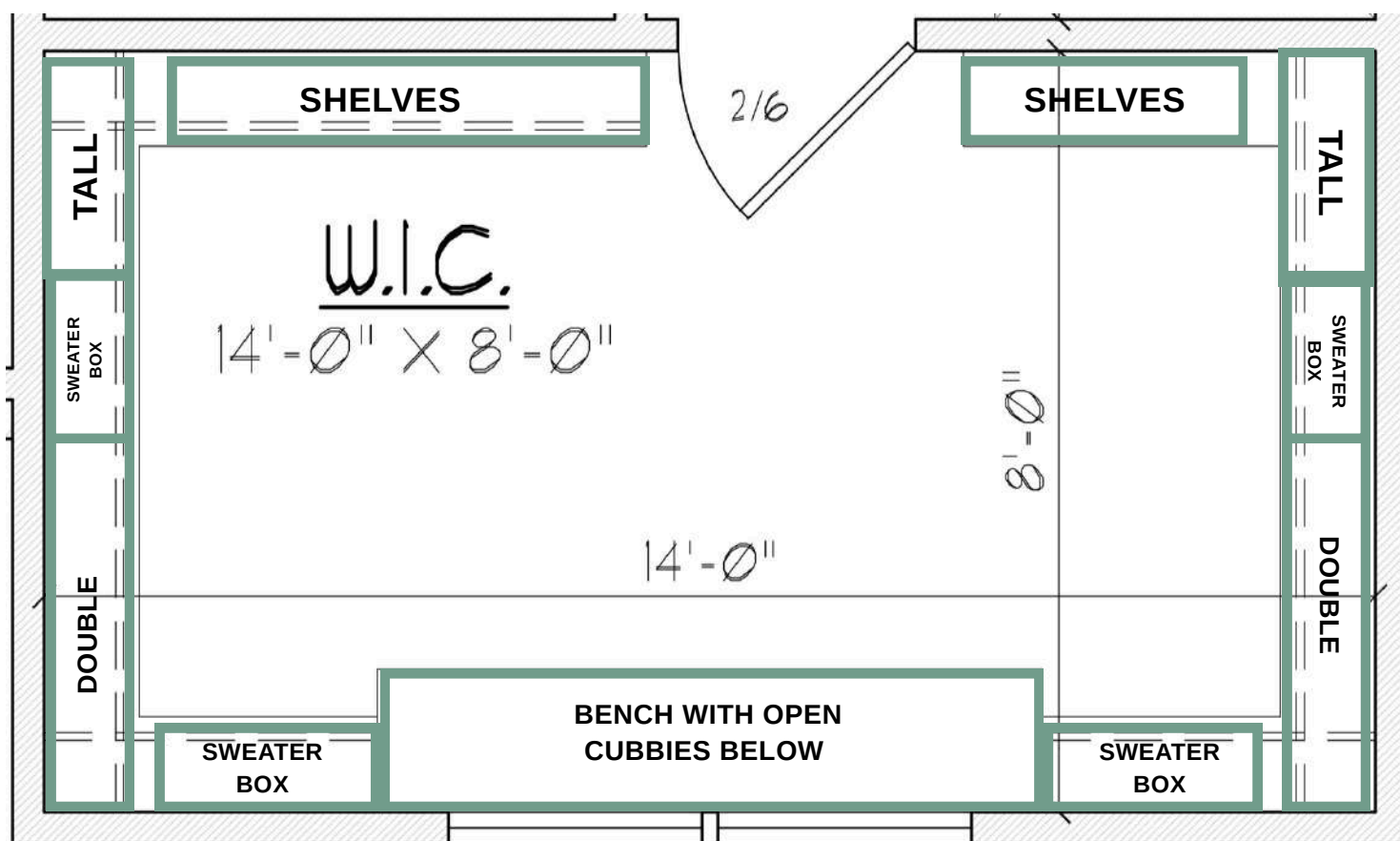


CLOSET KEY	
TOP SHELF	TOP SHELF ENDS AT 96"
DOUBLE	(2) 42"/ 12" TOP SHELF
TALL	72"/ 12" SHELF/12" TOP SHELF
SWEATER BOX	(5) 16" SHELVING/12" TOP SHELF
SHELVES	(7) 12" /12" TOP SHELF
DRAWERS	COUNTERTOP HEIGHT



CLOSET DIAGRAM - PRIMARY CLOSET

For reference only; actual layout may vary.

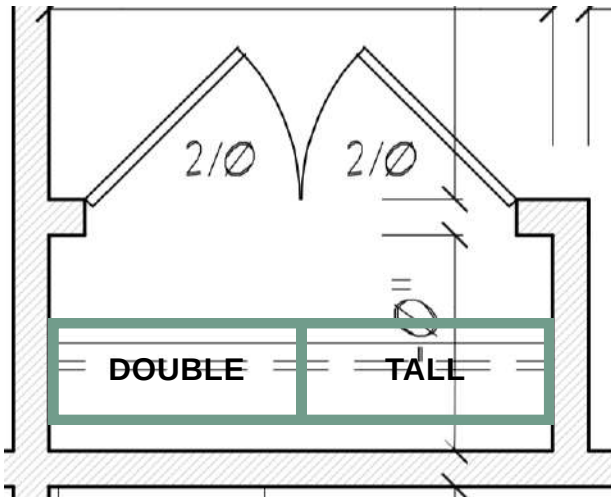


CLOSET DIAGRAM - SECONDARY CLOSETS

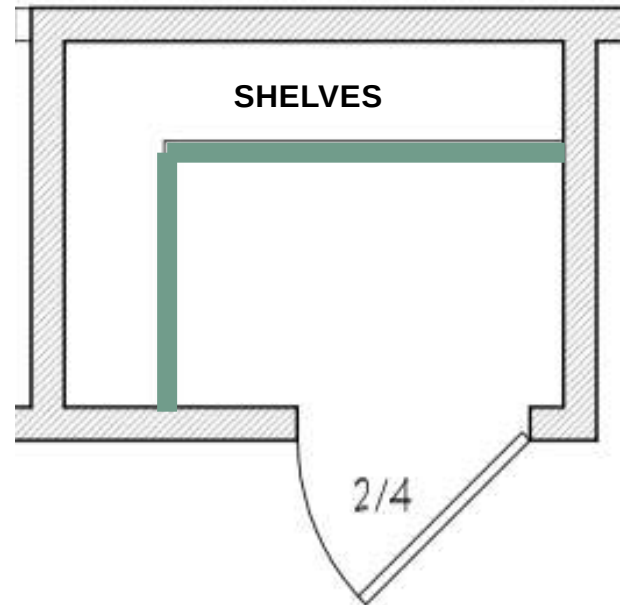
For reference only; actual layout may vary.



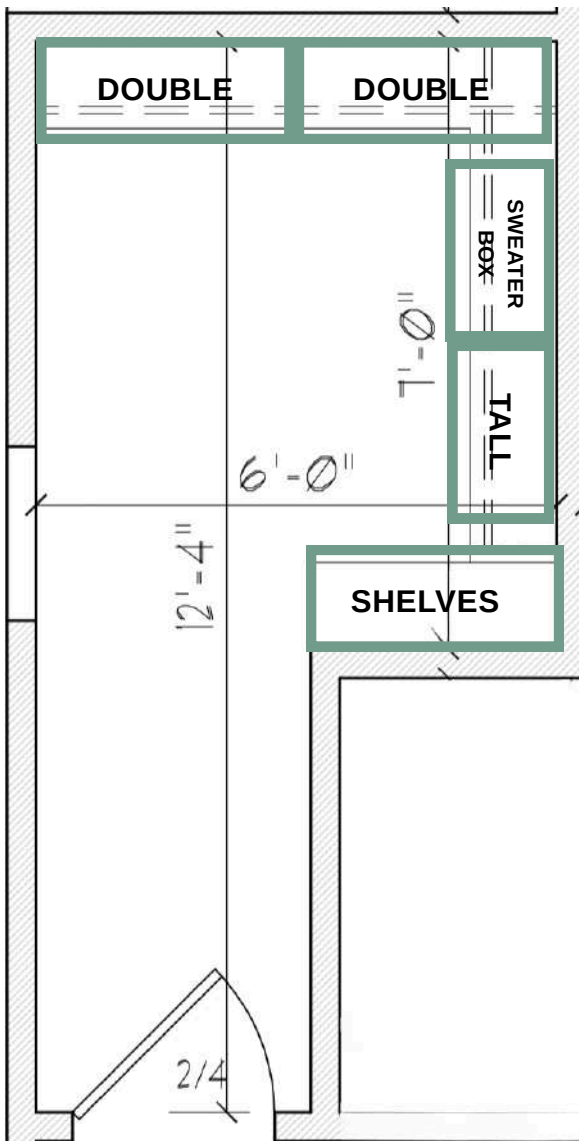
GUEST BEDROOM



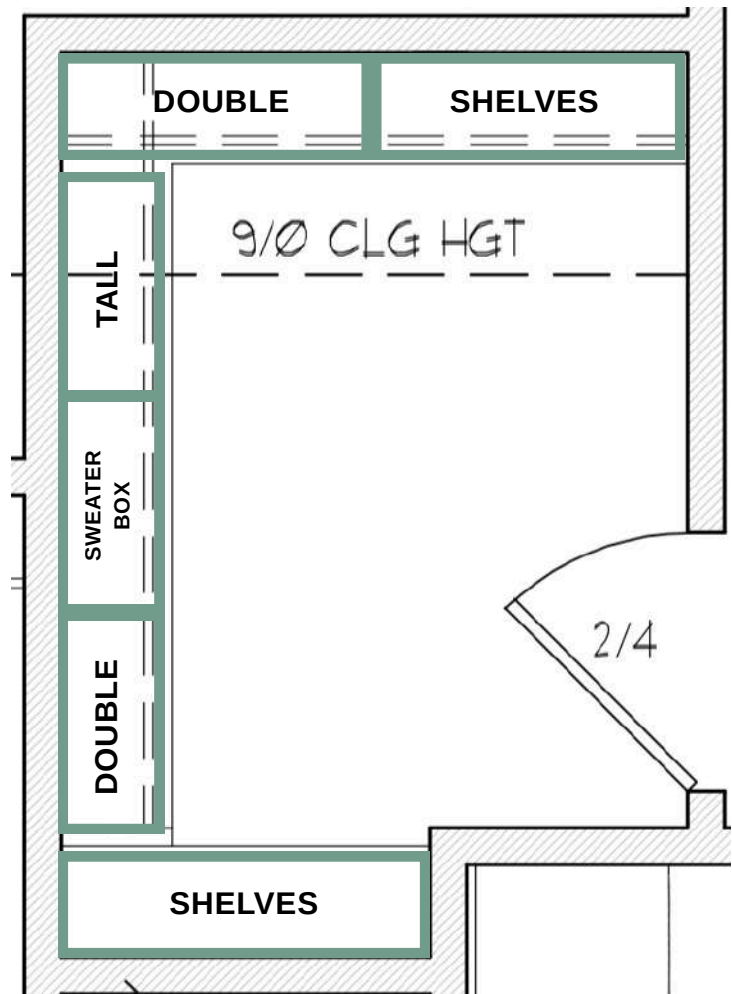
BEDROOM 4



BEDROOM 3



REC ROOM



TRIM DIAGRAMS - FAMILY ROOM

For reference only; actual layout may vary.



SW 7570
Egret White

Fireplace Surround

- Wescott Mantel with Slate Surround
- 1x2 Batten Strip Above Mantel
- Paint SW7570 Egret White to match Walls

Fireplace Built-Ins

- (2) 30"Wx18"D Base Cabinets painted SW7570 Egret White
- White Oak Top stained to Match Hardwoods
- (3) floating Shelves, Stained to match Hardwoods, LED Tape Lighting including the top of the upper shelf.
- Frame Wing Wall to the right of right Base Cabinets, match the depth of the fireplace.

TRIM DIAGRAMS - MUDROOM

For reference only; actual layout may vary.



SW 9644
Portsmouth

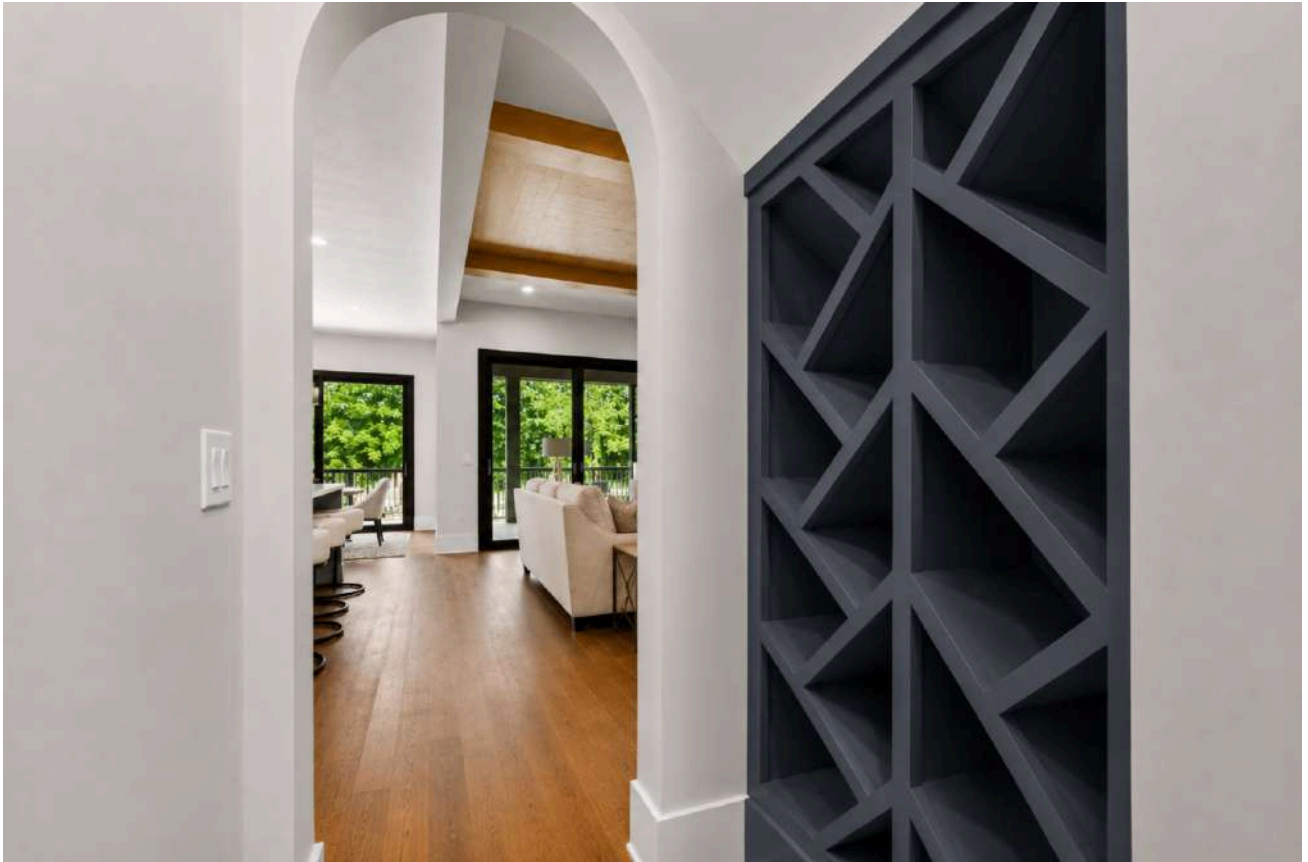
Mudroom

- 3 Cubbies
- 1x2 Batten Strips with Ledge for 3 Hooks
- Open Bench for Shoes
- SW9644 Portsmouth



TRIM DIAGRAMS - BUTLERS PANTRY

For reference only; actual layout may vary.



Geometric Pattern



Butlers Pantry

- Geometric Pattern for Wine Bottles
- Paint to match Kitchen Island
- Cabinet Color - Galaxy

TRIM DIAGRAMS - DINING ROOM

For reference only; actual layout may vary.



SW 9644
Portsmouth

Dining Room

- Base Cabinets in nook, Painted SW9644 to match color drenched room
- White Oak Top stained to match Hardwoods
- 2 Floating Shelves, White Oak stained to match Hardwoods, LED Tape including top of upper shelf.



Exterior Concept



Brick & Trim

SW 7570
Egret White

Siding

SW 9645
Big Dipper

Landmark
Weathered
Wood

*Door &
Garage Stain*

Minwax
Dark
Walnut

Roofing

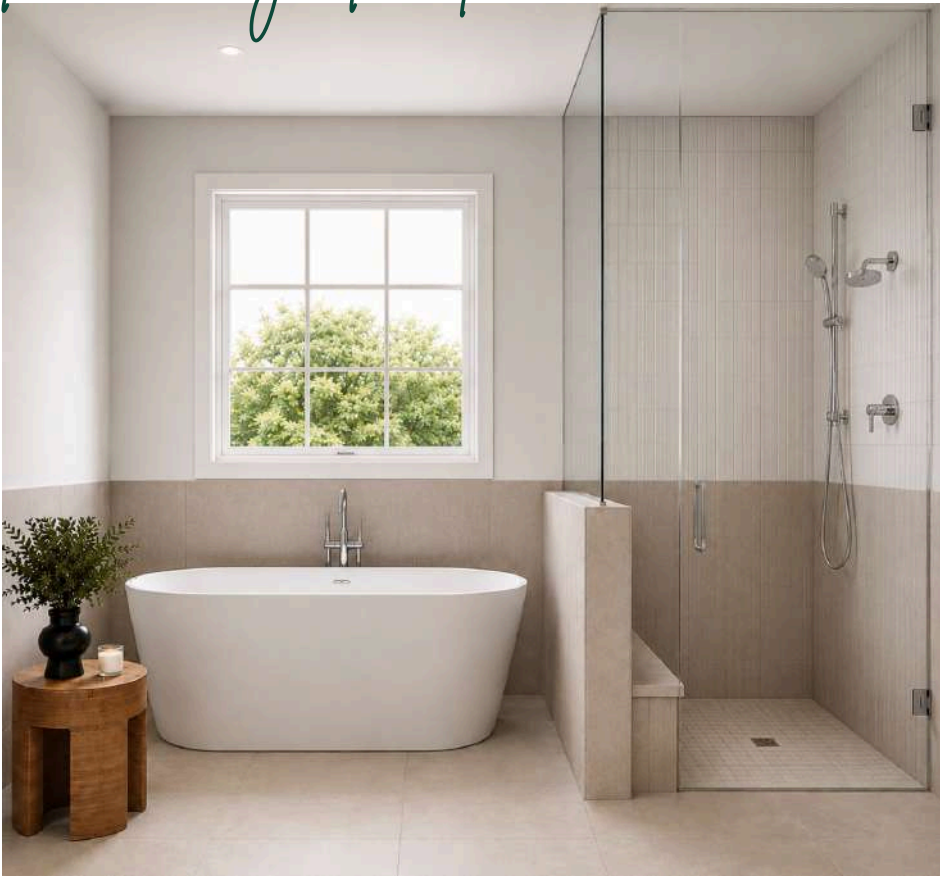
Kitchen Concept



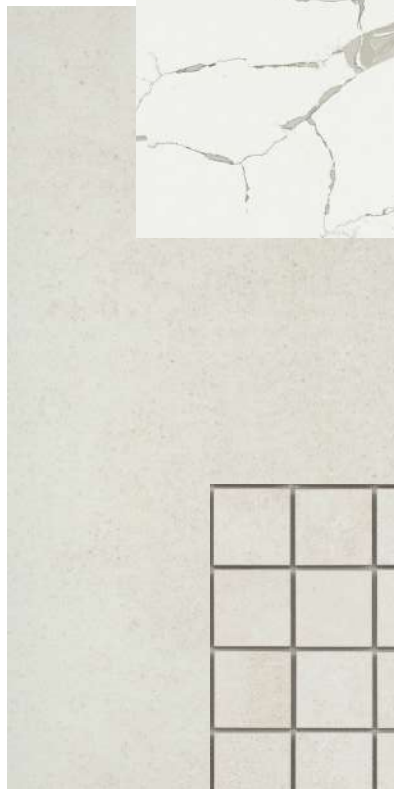
SW 7570
Egret White



Primary Bathroom



SW 7570
Egret White

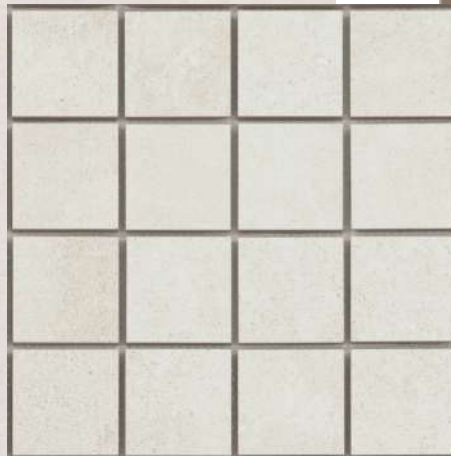


Guest Bathroom

SW 7570
Egret White



Morning Frost
Quartz



Up Hall Bathroom

SW 7570
Egret White



Morning Frost
Quartz



Bathroom 4

SW 7570
Egret White

Morning Frost
Quartz

