

NEW HORIZON CAPE MODULAR MODEL NE302A

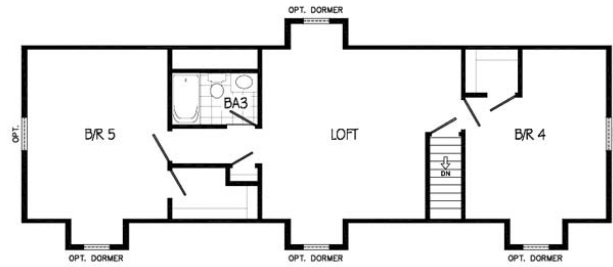


Series: New Horizon Cape Modular
Model: NE302A
Style: Cape
Bedrooms: 3
Bathrooms: 2
Sq. Ft.: 1568

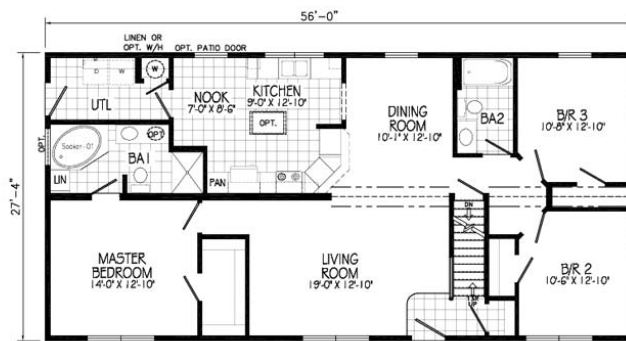
Interior Images



Floor Plan



SECOND FLOOR BY OTHERS Approx. 1002 Sq. Ft. UNFINISHED



FIRST FLOOR

NE302A 28x56 Approx. 1531 Sq. Ft.

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Standards and Features for New Horizon Cape Modular

FLOOR CONSTRUCTION

- 2X10 Floor Joists 16" O.C. with Metal Cross Bridging
- Double 2X10 Rim Joist
- ¾" T&G OSB Floor Decking

EXTERIOR WALLS

- 2X6 Studs 16" O.C.
- 3/8" Structural OSB Sheathing
- Crane Vinyl Siding
- 8' Wall Height

INTERIOR WALLS

- 2X4 Interior Wall Studs 24" O.C.
- 2X4 Marriage Wall Studs 16" O.C. with 3/8" OSB Sheathing
- Primed ½" Smooth Drywall Throughout

ROOF AND CEILING

- 8' Flat Ceiling (Optional Cathedral Ceiling Available only with 7' 6")
- Double Felt Shingle Underlayment at Eaves
- Aluminum Drip Edge on all Roof Edges
- 5/12 Roof Pitch with 12" Residential Flipped Eave Overhangs
- Shingle Over Ridge Vent Ventilation
- Smooth Drywall Ceiling
- Vented Vinyl Soffit
- 30 Year Architectural Shingles
- Aluminum Fascia
- 12" Gable End Eaves
- Pre-Engineered 45# Roof Trusses 24" O.C.
- 15/32" Structural OSB Roof Decking

INSULATION

- Exterior Walls R-19 Fiberglass Insulation
- Ceiling R-33 Blown Cellulose

EXTERIOR DOORS AND WINDOWS

- 36" Sunburst Insulated Primed Steel Door with Nickel Hardware @ Front
- DP-50 Low-E Vinyl Insulated Single Hung Argon Filled White Windows with Painted White Sills – Mullled Where Applicable
- 15" Raised Panel Shutters Door Side
- All Patio Doors Optional
- 36" 1-Lite Insulated Primed Steel Door with Deadbolt Rear
- Keyed Alike Lock Sets

INTERIOR DOORS AND TRIM

- 6-Panel White Interior Doors w/Lever Lock Sets and 3 Mortise Hinges
- Door Stops
- Wire Shelving all Closets and Washer/Dryer Area
- Privacy Locks on all Bedroom and Bath Doors
- White Wood Colonial Molding Package
- Brushed Nickel or Antique Brass Hardware

FLOOR COVERING

- Congoleum Armorbright or Legacy Vinyl Flooring (Kitchen, All Baths, Utility and Foyer)
- 100% Continuous Filament Nylon Carpet with Stain Protection (FHA Approved)
- 5# Rebond Carpet Pad

KITCHEN

- Certified Oak Classic Craft Cabinets – Wheat Stained Flat Panel Doors (Roman Arch Top – Square Bottom)
- Power Range Hood
- Tip Out Trays at Kitchen Sink
- Beveled Edge Laminate Countertops
- Brushed Nickel or Antique Brass Hardware
- Corner Base Lazy Susan (Where Applicable)
- 8" Deep Stainless Steel Kitchen Sink
- 2 ½" Crown Moulding on Kitchen Overhead Cabinets
- All Islands Optional
- Single Lever Brushed Nickel Faucet with Sprayer

BATHS

- Single Lever Brushed Nickel Faucets
- Vitreous China Lavatories
- 60" One Piece Fiberglass Tub/Shower
- Anti-Scald Valves for Showers
- 1.6 Gallon Flush Elongated Toilets
- Fiberglass Soaker Tub (Per Plan)
- Bath Vanity to Match Kitchen Cabinets
- Lighted Exhaust Fans with Insulated Ducts– All Baths
- 36" or 48" One Piece Fiberglass Shower with Glass Shower Enclosure (Per Plan)
- Beveled Edge Laminate Countertops
- 2 or 3 Arm Light with Mirror at Vanity
- All Double Lavs Optional

PLUMBING

- Exterior Water Faucet (Shipped Loose on Sidewalls)
- Schedule 40 PVC Drain, Water and Vents Stubbed Through Floor
- Plumb, Wire and Vent for Washer/Dryer (Per Plan)
- Copper Water Lines Stubbed Through Floor
- Shut Off Valves for all Sinks, Lavatories and Water Closets

ELECTRICAL

- 200 AMP Electrical Service with 40/40 Panel Box
- 2 GFI Exterior Receptacles with In-Use Covers
- Rustic Silver Light at Front Exterior Door
- White Coach Light at Rear Exterior Door
- Interior Light Package (Includes Bedroom Ceiling Lights)
- Smoke Detectors with Battery Back-up
- Wire for Electric Range with 4-Prong Receptacle
- Carbon Monoxide Detector(s)
- Brushed Nickel Light Fixtures
- Electric Doorbell @ Front Door

CAPE MODELS

- 12/12 Roof Pitch with 10" Fixed Eaves on 26' Wide Models & 12" Residential Flipped Eaves on 28' Wide Models
- Close-Off Package for 2nd Floor Including Interior Door and Partitions for On-Site Installation
- 19/32" Floor Decking for 2nd Floor – Shipped Loose
- 2-110 Electrical Circuits to Junction Boxes for Future Lights – Electrical Circuit to Junction Box for Future Smoke Detector(s) – Electrical Circuit to Junction Box for Future 3-Way Light on 2nd Floor
- Rough-In Plumbing for Future Bath on 2nd Floor
- Carpet Grade Stairs with Railing and Handrail – Carpet Shipped Loose for Stairs
- 2nd Floor Gable End Windows Optional

CHALET MODELS

- 12/12 Roof Pitch with 10" Fixed Eaves on 26' Wide Models & 12" Residential Flipped Eaves on 28' Wide Models
- Prow Gable – 36" Extension at Peak on Living Room & Dining Room End
- 2-Vinyl Sliding Patio Doors with Insulated Low-E Glass (Per Plan)
- Trapezoid Windows above Patio Doors with Low-E Glass (Per Plan) Site-Installed

TWO STORY MODELS

- 5/12 Roof Pitch with 10" Fixed Eaves on 26' Wide Models and 12" Residential Flipped Eaves on 28' Wide Models
- 19/32" Floor Decking on 2nd Floor
- Open Web Floor Trusses in Wet Areas of 2nd Floor
- 2nd Floor Copper Supply Loop and ABS Drain Lines
- 8' Flat Ceilings on 2nd Floor
- Carpet Grade Stairs with Railing and Handrail – Carpet Shipped Loose for Stairs

WARRANTY

- 10 YEAR RESIDENTIAL HOME WARRANTY

Your purchase contract including options is with your retailer who is an independent contractor, not our agent, and is responsible totally for any alterations, exchanges, additions or attachments made in or to your home.

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