

Monogram Homes Inc.

Specification Sheet

HOME BUYER: Inventory

ADDRESS: Lot 2 Bridgewater

HOUSE TYPE - Inventory

LOT/BLOCK:

HEATED S.F. - 1574

UNHEATED S.F. - 400

COVERED PORCHES S.F. - 246

SPECIFICATION

DESIRED SPECS.

FOOTINGS & FOUNDATION

FOOTING CONCRETE
FOOTING REBAR
FOUNDATION - MONOLYTHIC
FOUNDATION MATERIAL
BASEMENT SLAB
WATERPROOFING
GARAGE SLAB
DRIVEWAY(CONCRETE) 45 - lft
LEADWALK(CONCRETE) 15 - lft.
PATIO

2500 psi & STONE
YES
CONCRETE
CONCRETE
N/A
PERIMETER DRAIN
3000 psi / FIBER MESH - TROWEL FINISHED
CONCRETE - BROOM FINISH
4' CONCRETE - BROOM FINISH
CONCRETE - TROWEL FINISHED

STRUCTURAL, FRAMING & CORNICE

FIRST FLOOR SYSTEM
FIRST FLOOR DECKING
1ST FLOOR PLATE HEIGHT
1ST FLOOR EXTERIOR SHEATHING
1ST FLOOR EXTERIOR BRACING

CONCRETE
CONCRETE
9'-0"
A.I.S. OR OSB W House Wrap
1/2" OSB

SECOND FLOOR

SECOND FLOOR SYSTEM
SECOND FLOOR DECKING
2ND FLOOR PLATE HEIGHT
2ND FLOOR EXTERIOR SHEATHING
2ND FLOOR EXTERIOR BRACING
ROOF PITCH
FT & REAR OVERHANGS
RAKES
ROOF SHEATHING
ROOF UNDERLAYMENT
ROOF SHINGLES
DECK

N/A
N/A
N/A
N/A
N/A
6/12 MINIMUM
12"
12"
7/16" OSB
15lb FELT
30 YEAR TAMCO ARCHITECTURAL OR EQUAL
N/A

EXTERIOR WALL COVERING

FRONT
BACK & SIDES
FACIA MATERIAL
SOFFIT MATERIAL
COLUMNS
GUTTERS

0.42 PREMIUM VINYL SIDING
0.42 PREMIUM VINYL SIDING
ALUMINUM
ALUMINUM OR VINYL
ALUMINUM OR MIRATEC
ALL SIDES SEAMLESS ALUMINUM AS NEEDED

DOORS & WINDOWS

FRONT ENTRANCE DOOR
GARAGE ENTRANCE DOOR
BACK DOOR
BASEMENT ENTRANCE
BASEMENT EXTERIOR
GARAGE DOOR
WINDOWS
SCREENS

3'0" FIBERGLASS
N/A
3'0" STEEL 15-LITE
N/A
N/A
STEEL W/ 1/2" INSULATION
CAREFREE 2010 SINGLE HUNG INSULATED OR EQUAL
ALL WINDOWS WHERE APPLICABLE

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PLUMBING

PLUMBING SUPPLY/WASTE
 WATER HEATER
 KITCHEN SINK
 KITCHEN SINK FAUCET
 ICEMAKER HOOK-UP
 HOSE BIBS

PECS/CPVC
 ELECTRIC/40 GAL.
 STAINLESS STEEL 2 BOWL
 CHROME MOEN OR TBD
 STANDARD/IN WALL
 2

HALL BATH

SINK
 FAUCET
 TUB
 TUB FAUCET
 TOILET

CULTURED MARBLE
 CHROME/MOEN OR TBD
 1 PC. LASCO FULL ENCLOSURE
 CHROME/MOEN62320/T-183 PRES BAL
 1.6 GAL/ELONGATED/WHITE

MASTER BATH

SINK
 FAUCET
 SHOWER BASE
 SHOWER VALVE / FAUCET
 TUB
 TUB FAUCET
 TOILET

CULTURED MARBLE
 CHROME/MOEN OR TBD
 1 PC. FIBERGLASS
 CHROME/MOEN62320/T-183 PRES BAL
 60" FIBERGLASS GARDEN TUB
 CHROME/MOEN62320/T-183 PRES BAL
 1.6 GAL/ELONGATED/WHITE

BASEMENT

N/A

HVAC & ELECTRICAL

HVAC TYPE
 UNIT LOCATION
 DUCTWORK
 HEAT/AC
 ELECTRIC SERVICE
 CEILING FAN PREWIRE(2)

ELECTRIC HEAT PUMP "ENERGY STAR" STYLE INSTALLATION
 1- ZONE IN ATIC
 FLEX DUCT
 ELECTRIC/ELECTRIC 13 SEER
 200 AMP
 MASTER BEDROOM /GREAT ROOM

CABLE OUTLETS(2)
 PHONE OUTLETS - CAT5(3)
 PLATE SIZE
 SWITCHES
 EXTERIOR SPOTLIGHTS
 EXTERIOR COACH LIGHTS

MASTER BEDROOM /GREAT ROOM
 KITCHEN/ GREAT ROOM/ MASTER BEDROOM
 OVERSIZED/WHITE
 TOGGLE
 1 EACH FRONT AND BACK
 1 LIGHT PER EXTERIOR DOOR

FIREPLACE (OPTIONAL)

FIREPLACE
 SURROUND
 LOCATION

GAS NON-VENTED(1)
 CERAMIC TILE
 GREAT ROOM

INSULATION & DRYWALL

INSULATION - CUSTOM ENGINEERED PER HOUSE

WALLS R-13
 FLOORS N/A
 CEILING R-30
 BASEMENT N/A

DRYWALL

STD. THICKNESS 1/2"
 WALL FINISH SMOOTH
 STD. CEILING THICKNESS 1/2"
 CEILING FINISH SMOOTH
 GARAGE THICKNESS 1/2"
 GARAGE FINISH SMOOTH

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INTERIOR TRIM, DOORS AND INTERIOR HARDWARE

INTERIOR DOOR STYLE	
DOOR	2 PANEL CATHEDRAL ELITE
BASEBOARD	5-1/4" SPEED BASE
CASED OPENING MATERIAL	RB-3
WINDOW CASINGS	RB-3
SHELVING	CLOSET MAID / WIRE
KITCHEN SHELVING	CLOSET MAID /TIGHT WIRE
HARDWARE MFG.	KWIKSET - EQUAL
HARDWARE FINISH	BRUSHED NICKEL
HARDWARE STYLE	OVAL

PAINT

INTERIOR WALLS	SW PROMAR-200 - FLAT OR EQUAL ONE COLOR
INTERIOR TRIM	SW PROMAR-200 - GLOSS
EXTERIOR SIDING	N/A
EXTERIOR TRIM	A-100 GLOSS OR EQUAL
EXTERIOR DOORS	A-100 GLOSS OR EQUAL
WALL FINISH	SMOOTH
CEILING FINISH	SMOOTH - WHITE

CABINETS, COUNTER TOPS & VANITIES

CABINET MFG.	TBD
CABINET STYLE	MAPLE OR OAK RAISED PANEL OR WHITE
HEIGHT	30"
COUNTER TOP MATERIAL	CUSTOM LAMINATE OR SOLID SURFACE(OPTIONAL)
BACK SPLASH	CERAMIC TILE

MASTER BATH

CABINET STYLE	TBD
VANITY TOP W/ BACKSPLASH	CULTURED MARBLE
BOWL SHAPE	OVAL

HALL BATH

CABINET STYLE	TBD
VANITY TOP W/ BACKSPLASH	CULTURED MARBLE
BOWL SHAPE	OVAL

MIRRORS & SHOWER DOORS & HARDWARE

MASTER BATH

MIRROR	1/4" PLATE GLASS / VANITY LENGTH X 42"
SHOWER DOOR	CLEAR
HARDWARE	CHROME

HALL BATH

MIRROR	1/4" PLATE GLASS / VANITY LENGTH X 42"
SHOWER DOOR	N/A
HARDWARE	CHROME

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APPLIANCES

APPLIANCE MANUFACTURER
RANGE
MICROWAVE
DISPOSAL
DISHWASHER

GENERAL ELECTRIC
CERAN SMOOTH TOP
OVER RANGE
INSINKERATOR 1/2 HP BADGER
TRITON 6-CYCLE

SPECIFICATION

HARDWOOD
CARPET
PAD
VINYL
CERAMIC TILE (OPTIONAL)

2 1/4" OAK
WORLD 28 oz. OR SIMILAR
1/2" 6LBS REBOND
ARMSTRONG - INITIATOR w/ TOUGHGUARD FINISH
TILE W/ DURAROCK THINSET TO SUB-FLOOR

ROOM BREAKDOWN

FOYER
DINING ROOM
STUDY
GREAT ROOM
KITCHEN/BREAKFAST NOOK
HALL - DOWNSTAIRS
HALL - UPSTAIRS
ALL BATHROOMS & LAUNDRY
ALL BEDROOMS

WOOD
WOOD
N/A
CARPET
VINYL
CARPET
N/A
VINYL
CARPET

LIGHT FIXTURES

LIGHTING

BY BUILDER

LANDSCAPE

LAWN COVERAGE/ SHRUBS/GRADING

BY BUILDER
7 3-gal. SHRUBS
SEED AND STRAW DISTURBED AREAS
PINE NEEDLES IN PLANT BED

OPTIONS - at additional charge

1. EXTRA PHONE OR CABLE OUTLETS - \$60.00
2. EXTRA CEILING FAN PRE-WIRE W/ SUPPORT AND HANG FAN - \$110.00/FAN (does not include fan)
3. ADD JETS TO MASTER BATH GARDEN TUB - TBD
4. CHANGE ANY FLOORING, APPLIANCE, CABINET OR COLOR SELECTION
5. MULTIPLE PAINT COLORS FOR WALLS.