

# Monogram Homes Inc.

## Specification Sheet

HOME BUYER: Inventory

ADDRESS: Lot 3 Bridgewater

HOUSE TYPE - Inventory

LOT/BLOCK:

HEATED S.F. - 1559

UNHEATED S.F. - 441

COVERED PORCHES S.F. - 160

### 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(optional)

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  
PVC SLEEVE WRAPS OR ALUMINUM  
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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### **DESIRED SPECS.**

#### **PLUMBING**

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

PECS/CPVC  
 ELECTRIC/50 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/MOEN 62320/ WALL MOUNT  
 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  
CARPET  
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.