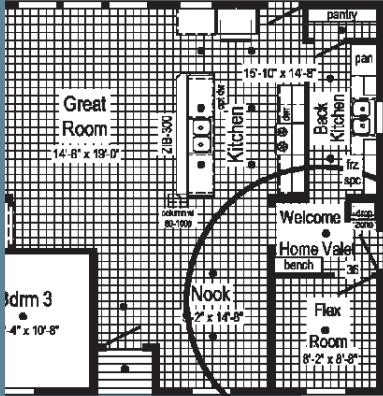


LIMITED

MANORWOOD





- 1. The Back Kitchen** - The kitchen is where we entertain so the Back Kitchen is where the counter clutter goes (coffee maker, toaster, blender, etc.) Also cooking prep before and clean up after. Second freezer space for freezer or additional refrigerator since we never have enough storage for beverages.
- 2. Power Pantry** - How we shop today is in bulk. Power Pantry provides bulk storage and can reduce the need for kitchen overheads, allowing the kitchen to be more streamlined and contemporary.
- 3. Welcome Home Valet** - Entry into your home should be an inviting event. The Welcome Home Valet says - "Welcome home it's time to kick back and relax". This area provides a location to store your personal belongings (coat, purse, back-pack, shoes, cell phone, keys, etc). After a stressful day from work or school no one wants to enter past a stack of dirty laundry.
- 4. Connect Laundry** - Let's put the laundry where it makes the most sense; connected to the master closet and close to secondary bedrooms. Shorten the chores by taking clothes directly from the dryer to the closet or removing the wrinkles from that shirt for an evening event.

Pet Palace-

A majority of homeowners are also pet owners. The Pet Palace provides a place for bathing your pet at an elevated height. It also serves as the location for storing pet "stuff", pet bed or crate, pet feeding location or even litter box hide-away.



Pet Owner

Winter Organizer

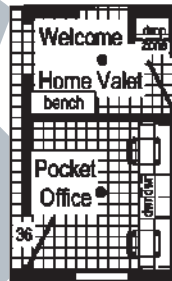
Located directly off the Welcome Home Valet the Winter Organizer is a place for all your winter gear. Hunters have a place to store their camo and the kids have a place for snow gear to dry. Shelves for storing boots, scarves, hats & gloves, and a coat rod for coats, snow pants, and overalls. Keep everything in one place!



Winter Organizer

Pocket Office

Busy households need a space everyone can use. Working from home or an area for the kids to do homework; the Pocket Office provides a private area to get away and concentrate on the task at hand or do some gaming without distracting others.



Work from Home

Entertainer

For entertaining guests or family convenience the beverage center may serve as a coffee bar, beverage center, or for wine storage. It's a serve-self area for everyone.



Entertainer

Clean-Up

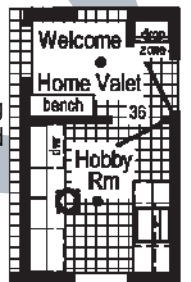
Crew Whether you're a mechanic, builder, farmer, or hard worker that just needs that place to clean up after a busy day of work. Located directly off the side entry the "Clean-Up Crew" bath provided a private bath to clean-up prior in entering into the common areas.



Clean-up Crew

Hobbyist

All hobbies require space! The Hobbyist offers countertop space for creating, cabinets for storing it all away, and a sink for rinsing molds, brushes, and more.



Hobbyist

So how can you get all those features without taking space from your home?
Check out the Flex Room Options to meet YOUR Lifestyle.

9M32563C

(2M3901-X)

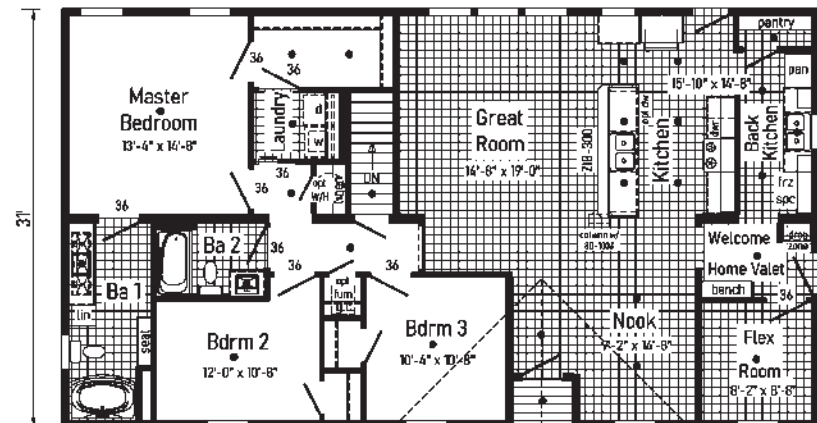
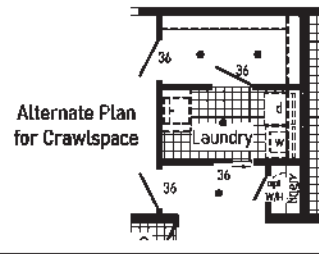
Style: Ranch
 Square Feet: 1722
 Size: 3256

Bedrooms: 3
 Bathrooms: 2-3



Limited 1.1

Some features shown on renderings may not be available or will have to be done on-site by others



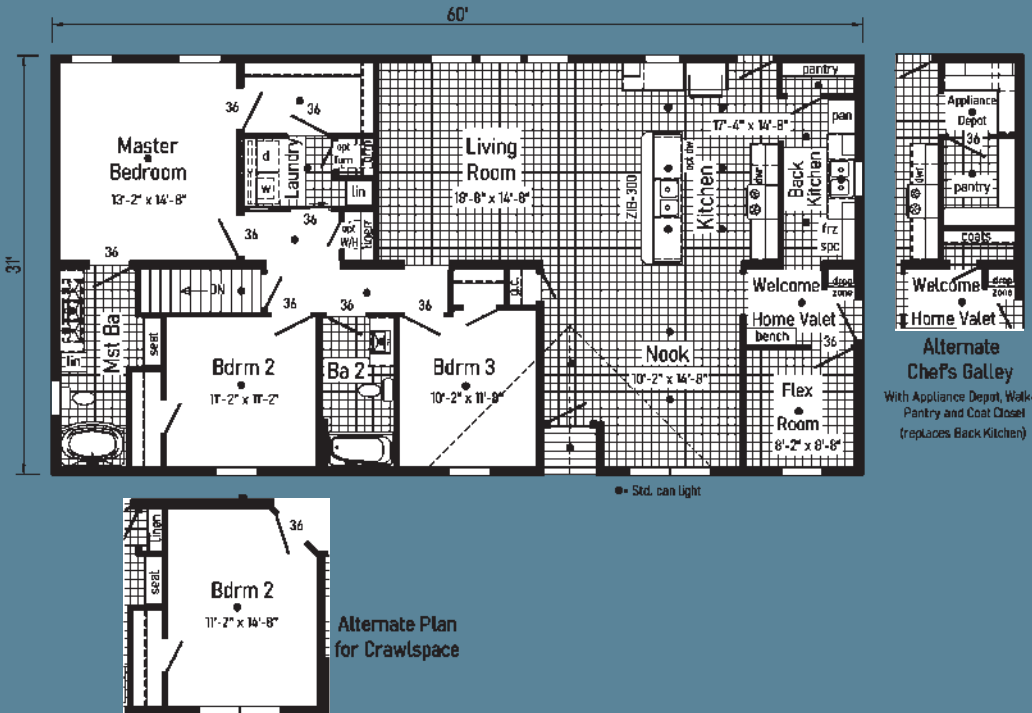
● Std. can light

Limited 1.2

9M32603B
(2M3902-X)

Style: Ranch
Square Feet: 1846
Size: 3260

Bedrooms: 3
Bathrooms: 2-3

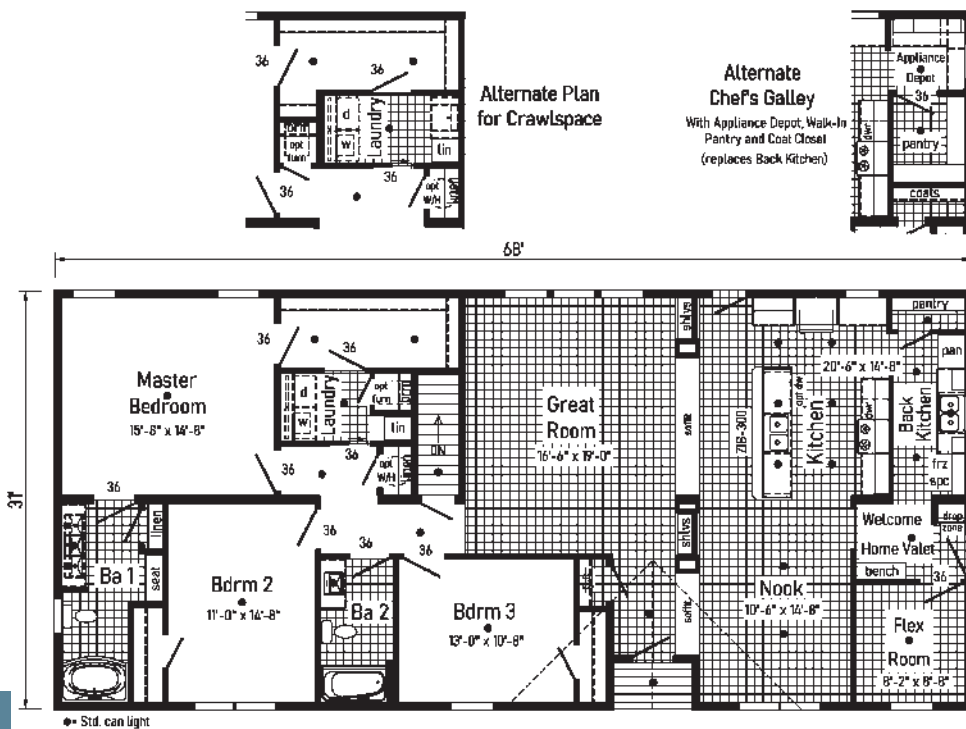


Limited 1.3

9M32683D
(2M3903-X)

Style: Ranch
Square Feet: 2087
Size: 3268

Bedrooms: 3
Bathrooms: 2-3





FLOOR CONSTRUCTION

2X10 Floor Joists 16" O.C.
 ¾" T&G OSB Floor Decking
 Insulated Basement Stairwell

EXTERIOR WALLS

2X6 Studs 16" O.C.
 Double 2X6 Top Plates
 8' Wall Height
 Structural OSB Sheathing
 Whole House Wind Wrap
 Vinyl Siding

INTERIOR WALLS

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

ROOF AND CEILING

8' Flat Ceiling
 5/12 Roof Pitch with 12" Eaves
 Pre-Engineered 40# Roof Trusses 24" O.C.
 90 MPH Wind Exposure C Wind Load Design
 Ice Shield
 Structural OSB Roof Decking
 Shingle Over Ridge Vent Ventilation
 Vented Vinyl Soffit
 Aluminum Fascia
 Aluminum Drip Edge on all Roof Edges
 Smooth Drywall Ceiling
 Architectural Shingles
 (Limited Lifetime Warranty)
 Synthetic Roof Underlayment

PLUMBING

PEX Water Lines Stubbed Through Floor
 Drain, Water and Vents Stubbed Through Floor
 Shut Off Valves for all Sinks, Lavs and Toilets
 Plumb, Wire and Vent for Washer/Dryer
 Recessed Dryer Vent Box (where available)
 Oetiker Clamps
 Plumb for Dishwasher

INSULATION

Exterior Walls R-21 Fiberglass Insulation
 Ceiling R-38 Fiberglass Batt Insulation



EXTERIOR DOORS AND WINDOWS

3/0 x 6/8 6-Panel Fiberglass Door with Nickel Hardware & Composite Jambs at Front & Rear
 Primed White
 Door Pan on Exterior Doors
 Low-E Argon Filled Energy Efficient Vinyl Windows - White
 Front & Rear Door Delaney Lockset with 15" Raised Panel Shutters Door Side

INTERIOR DOORS AND TRIM

2-Panel Painted White Interior Doors w/ Lever Passage Sets and 3 Mortise Hinges
 36" Interior Doors – Where Available
 Privacy Locks on Bedroom & Bath Doors
 Door Stops
 White Wood Colonial Moulding Package
 Wire Shelving all Closets and Washer Dryer Area
 Brushed Nickel Hardware

FLOOR COVERING

Congoleum Vinyl Flooring
 (Kitchen, Baths, Utility and Foyer, Great Room, Nook) (per plan)
 25 oz. Carpet with Stain Protector
 8# Rebond Carpet Pad

KITCHEN

¾ Overlay Classic Craft Cabinetry
 - KCMA Certified
 Hardwood 5-Piece Rustic Elm Oak or American Maple Mission Flat Panel Doors
 Craftsman Cabinet Crown Moulding
 42" Height Kitchen Overhead Cabinets
 Dovetailed Drawers
 Soft Close Undermount Drawer Guides
 Soft Close Cabinet Doors
 Laminate Countertops with Crescent Edge
 8" Deep Stainless Steel Kitchen Sink
 Brushed Nickel Gooseneck Pull-Down Faucet
 Power Range Hood
 Forge Cabinet Pulls - Antique Silver, Matte Black, or Brushed Gold
 Corner Base Lazy Susan (where applicable)
 USB Receptacle II



BATHS

Brushed Nickel Metal Faucets
 Anti-Scald Valves for Showers & Tubs
 Laminate Countertops with Crescent Edge
 Square China Lavs
 Raised Elongated Toilets
 Lighted Exhaust Fans with Insulated Ducts
 Recessed LED Lighting
 60" One Piece Fiberglass Tub/Shower
 Linens with Drawers (where available)

ELECTRICAL

200 AMP Electrical Service with 40/40 Panel Box
 2 GFI Exterior Receptacles with In-Use Covers
 Gatsby Light at Front and Rear Exterior Door
 Patina Lantern Light
 Recessed LED Lighting T/O
 Smoke Detectors with Battery Back-up
 Wire for Electric Range
 Carbon Monoxide Detector(s)
 Electric Doorbell at Front Door

Flex Rooms
 Omit Basement Stairwell
 Superior Bracing
 Exterior Water Faucet Extra
 Single Bowl Kitchen Sink
 50 Gallon Electric Hot Water Heater
 Heating Package:
 (Furnace, Return Air (Trunk lines available) (Gas or Electric))
 ½ Lite Pembrook
 Single Full View Door
 60" Fiberglass Shower

Vinyl Sliding Glass Door
 Whole House Ventilation Fan
 Flood Light Shipped Loose
 Photo Electric Smoke Detector
 Photo Electric Smoke Detector with Carbon Monoxide
 Phone Jack
 Junction Boxes with Conduit
 Coastal Shores Siding
 5/12 60#, 80# and 100#
 7/12 Non-Storage 40#, 60#, 80# and 100#

Wind Zones
 Seismic Zones
 Tru Spirit Carpet
 MSI Prescott Luxury Vinyl Plank Shipped Loose
 Omit Carpet
 Cabinet Colors
 Double Sink in Master
 Utility Sink
 Pearl Appliance Pkg (gas or electric)
 Labels and Codes

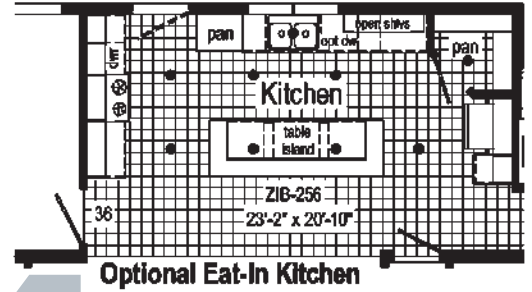
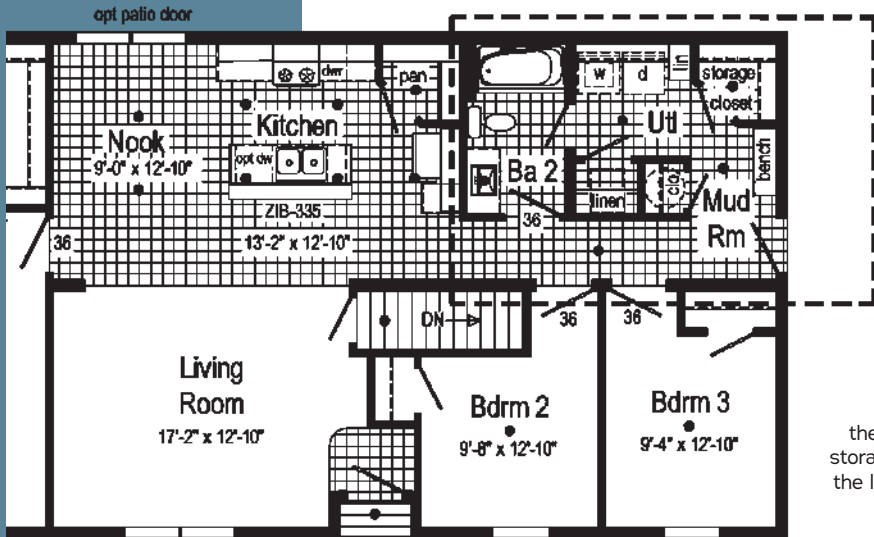
AVAILABLE OPTIONS

Additional Options Available, Fees May Apply

Manorwood Homes are constructed to meet or exceed various state building codes. Equipment, colors, material specifications, prices and model availability are subject to change without notice. Some exterior attachments as shown on elevations are materials required to be supplied locally or installed by others on site. Your purchase contract is with your builder/dealer 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. Customized floor plans are available. 9/24

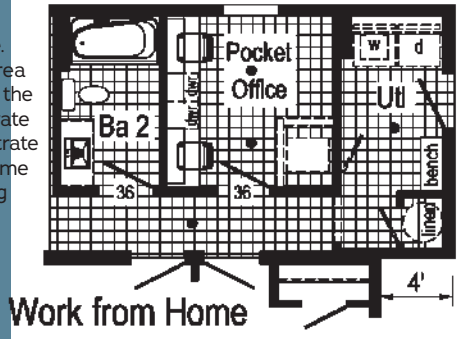
Limited²

THE EASY LIFE

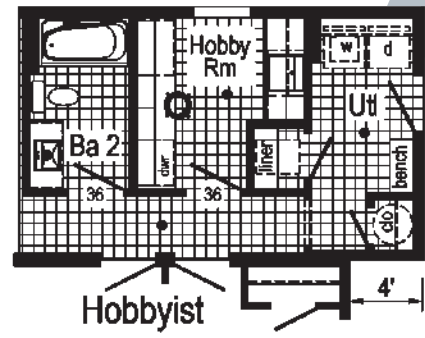


Eat-In Kitchen
The kitchen is where the heart is. Loads of space, storage, and work area. Open to the living for great entertaining.

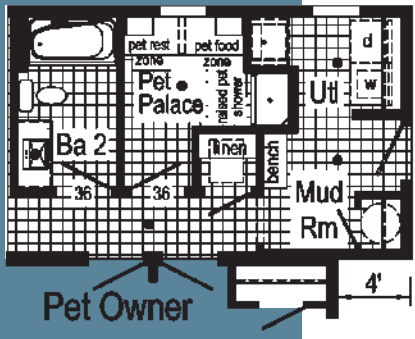
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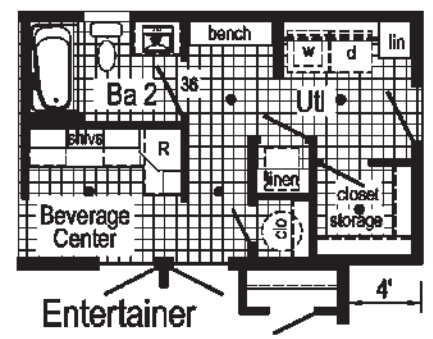
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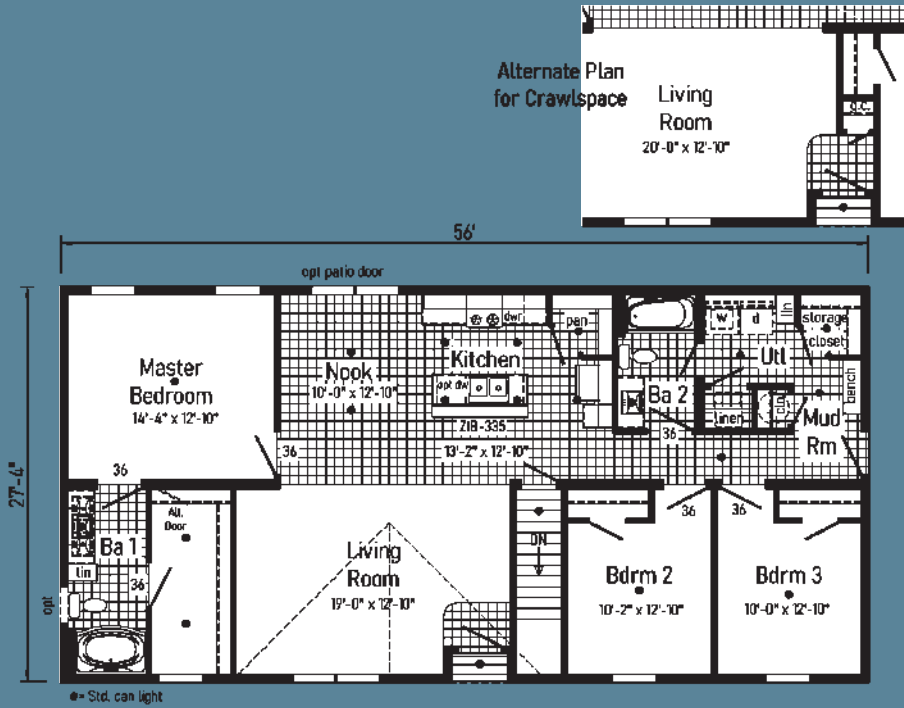
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Limited 2.3

9M28563C
(2M3906-R)

Style: Ranch
Square Feet: 1532
Size: 2856

Bedrooms: 3
Bathrooms: 2

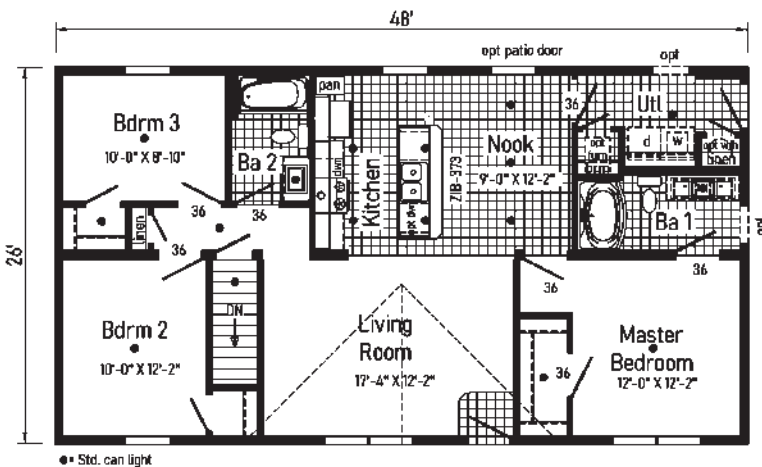


Limited 2.6

9M26483A
(2M3910-N)

Style: Ranch
Square Feet: 1248
Size: 2648

Bedrooms: 3
Bathrooms: 2

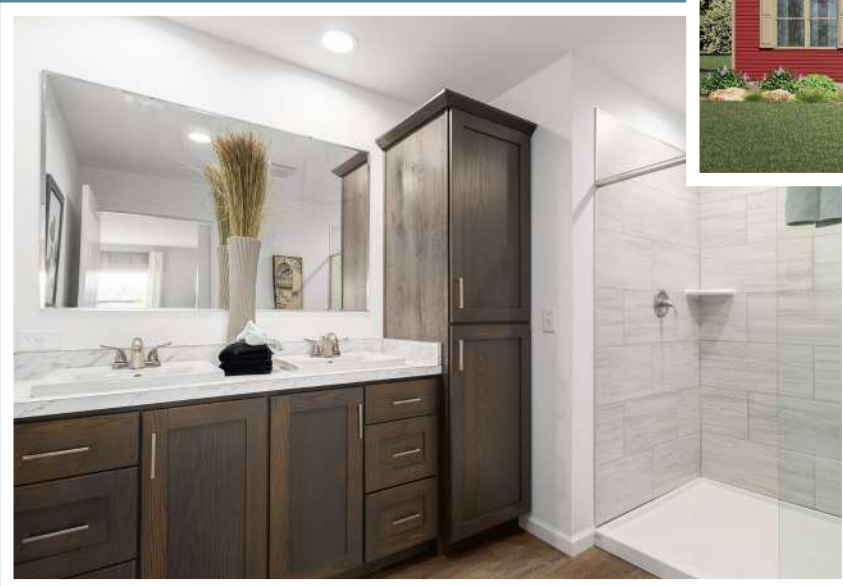
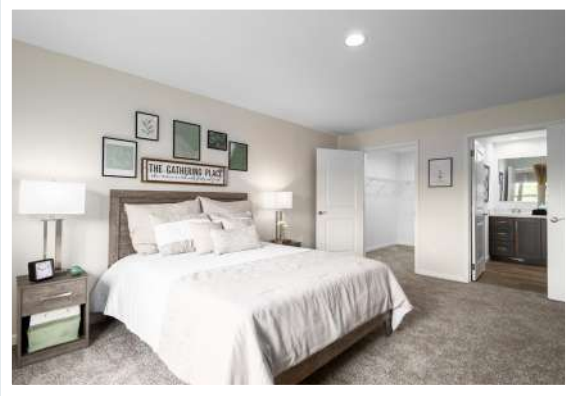


Limited²



OR





*Please use pictures for floorplan vision only. Decors and materials used are constantly changed and improved.

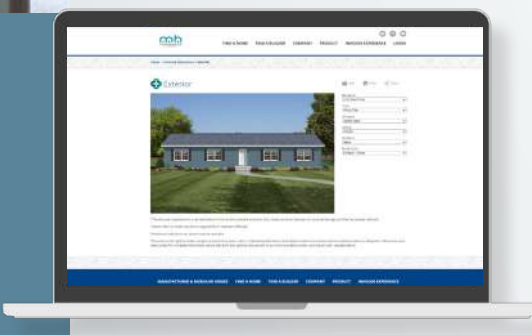


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