

Frames and Floors

- Heavy-duty steel frame undercarriage with detachable hitch
- Seamless reinforced fibremesh sealite underbelly between chassis and floor
- 2"x 6" floor joists on 16" centres
- 5/8" Dri Deck tongue-and-groove sub-flooring glued and screw-nailed to floor joist
- Heat ducts within insulated floor cavity with 4" x 10" registers
- 1/2" main gas line with outlet at back end

Sidewalls

- 2" x 4" wall studs on 16" centres
- 90" high sidewalls with unique belt-rail structural stiffeners
- 6-mil. poly vapour barrier
- 1/4" exterior sheathing
- Pre-finished vinyl interior wallboard
- Tyvek exterior building wrap
- Horizontal exterior vinyl siding

Roof and Ceiling

- Roof pitch – floor plan specific
- Roof trusses on 16" centres
(88 lbs. per sq. ft. ground snow load)
- 7/16" roof sheathing
- 6-mil. poly vapour barrier
- Ice and Water shield protection at the eave (Shingle Application)
- Self-sealing fibreglass asphalt architectural shingles
(limited lifetime warranty)
- Low slope applications – EPDM Rubber Roof
- Vented attic space to eliminate moisture and heat build-up
- Continuous vinyl vented soffit and aluminum fascia
- Pre-textured drywall ceiling panel

Plumbing

- Heatlink cross-linked polyethylene water lines and fittings
- 16-gallon propane gas direct spark ignition (DSI) fast-recovery water heater
- Water heater by-pass
- 4.8-litre ultra low-flush water-saver toilet with insulated tank
- Designer vanity with a porcelain sink
- Deluxe built-in medicine cabinet with mirror and open shelf
- Deluxe one-piece fibreglass tub/shower combination with colour matching tub drape
- Chrome single lever faucets
- Chrome towel bar and tissue holder
- Double compartment 7" deep stainless steel kitchen sink

Electrical and Heating

- 24-circuit 30-amp hydro panel with 30' plug-in cord
- Electric smoke detector
- Safe-T-Alert gas alarm
- Decora-style light switches and receptacles
- Wired and prepared for basement air conditioning
- 50-cfm bathroom exhaust fan
- Interior GFCI receptacle in bathroom and kitchen
- 2 Exterior GFCI receptacles
- Exterior light at each door
- 40,000 BTU forced air propane furnace with in-floor ducting, electronic ignition and wall thermostat (floor plan specific)
- 56,000 BTU forced air propane furnace with electronic ignition, wall thermostat, and fresh air inlet to furnace. (floor plan specific)
- Brushed pewter residential interior light fixtures
- Amelia pendent lights over island where applicable
- Pot lights in kitchen & living room
- TV access box in master bedroom and living room

Windows and Doors

- Deluxe White Vinyl Northstar Thermopane windows with Low 'E' glass, and removable screens
- 30"x 80" pre-finished white maintenance free insulated residential full lite exterior door
- White Vinyl Northstar patio door with Low "E" glass, and screens

Insulation

- Ceilings: R-20 Owens Corning pink fibreglass batt insulation
- Walls: R-12 Owens Corning pink fibreglass batt insulation
- Floors: R-20 Owens Corning pink fibreglass batt insulation

Interior Decor Finish

- Eurobox style cabinetry with adjustable shelves (2 in upper cabinets & 1 in base cabinets), and toe kick on all kitchen cabinets
- Thermofoil 'Euro' style cabinet doors with concealed hinges
- Large entertainment cabinet wall unit with space for an optional electric fireplace
- Premium laminate kitchen counter with laminate front edging
- Roller glide-out metal drawer box hardware
- Durable maintenance friendly wood grain vinyl flooring through-out
- White 'Melrose' interior doors with satin stainless steel door levers
- Drawers below bunk beds in most second and third bedrooms
- Large wardrobe closet or walk-in closet in master bedroom
- Ceiling mouldings through-out with square edge stile casing on windows, doors, baseboards & chair rail
- Custom designer drapery valances on removable rods
- Bunk matt covers in second and third bedrooms
- Drapery Panels at patio door

Optional Items

- Plumb and wire for washer and dryer where floor plan permits
- Deluxe Coloured Vinyl Northstar Thermopane windows with Low 'E' glass, and removable screens
- Coloured Aluminium Soffit & Fascia
- Ceramic Tile Backsplash

Warranty

- 1- year product warranty, factory to consumer via dealer
- 5- year limited warranty for components and performance relating to structural integrity, weather penetration, electrical distribution system, plumbing and heating delivery systems, window and door performance

All Park Models manufactured by Northlander Industries are constructed in compliance with the stringent standards of the C.S.A.-Z241 Park Model Standard

C.S.A. LABELS HERE

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