

2021 Luxe - Specifications

Frames and Floors

- Heavy-duty steel frame undercarriage with detachable hitch
- Seamless reinforced fibremesh sealtite 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
- Prefinished vinyl interior wallboard
- Tyvek exterior building wrap
- CanExel exterior prefinished 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 on a shingled roof
- Continuous vinyl vented soffit and aluminium 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 a curved rod and colour coordinating tub drapery panel
- Matte black single lever faucets
- Matte black towel bar and tissue holder
- Double compartment 8" 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-protected receptacle in bathroom and kitchen
- 2 Exterior GFCI-protected 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)
- Matte black residential interior light fixtures with LED bulbs & white recessed LED pot lights in kitchen, living room & bathroom
- Newport series pendent lights over island where applicable
- TV access box in master bedroom and living room

Windows and Doors

- White Northstar vinyl Thermopane windows with low 'E' glass, and removable screens
- 32"x 80" pre-finished white maintenance free insulated residential full lite exterior door
- White Northstar vinyl patio door with low 'E' glass, screen, and no grills

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 Décor Finish

- Eurobox style cabinetry with adjustable shelves, decorative crown moulding and toe kick on all kitchen cabinets
- Thermofoil bevelled edge cabinet doors with concealed hinges and matte black bar pulls
- Large entertainment cabinet wall unit with space for an optional electric fireplace
- Premium laminate kitchen counter with laminate front edging
- Ceramic tile decorative backsplash in kitchen
- Roller glide-out metal drawer box hardware
- Durable maintenance friendly woodgrain & tile patterned vinyl flooring throughout
- White 2-panel interior doors with matte black door hardware
- Drawers below bunk beds in most second and third bedrooms
- Wardrobe closet in some second and third bedrooms
- Large wardrobe closet with mirror sliders or walk-in closet in master bedroom
- Ceiling crown mouldings throughout with casing on windows and doors
- Custom designer drapery valances on removable rods
- Bunk matt covers in second and third bedrooms
- Drapery panel at patio door

Optional Items

- Plumb and wire for washer and dryer where floor plan permits
- Coloured Northstar vinyl Thermopane windows with low 'E' glass, removable screens, and no grills
- Coloured aluminium soffit & fascia