

The

Sunset

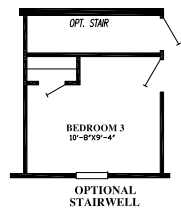
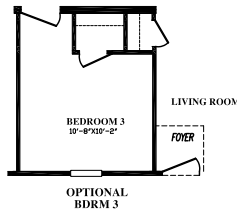
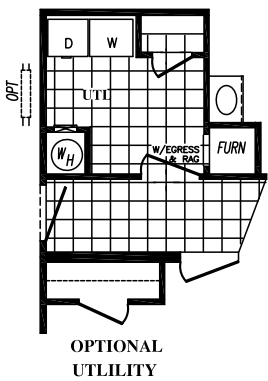
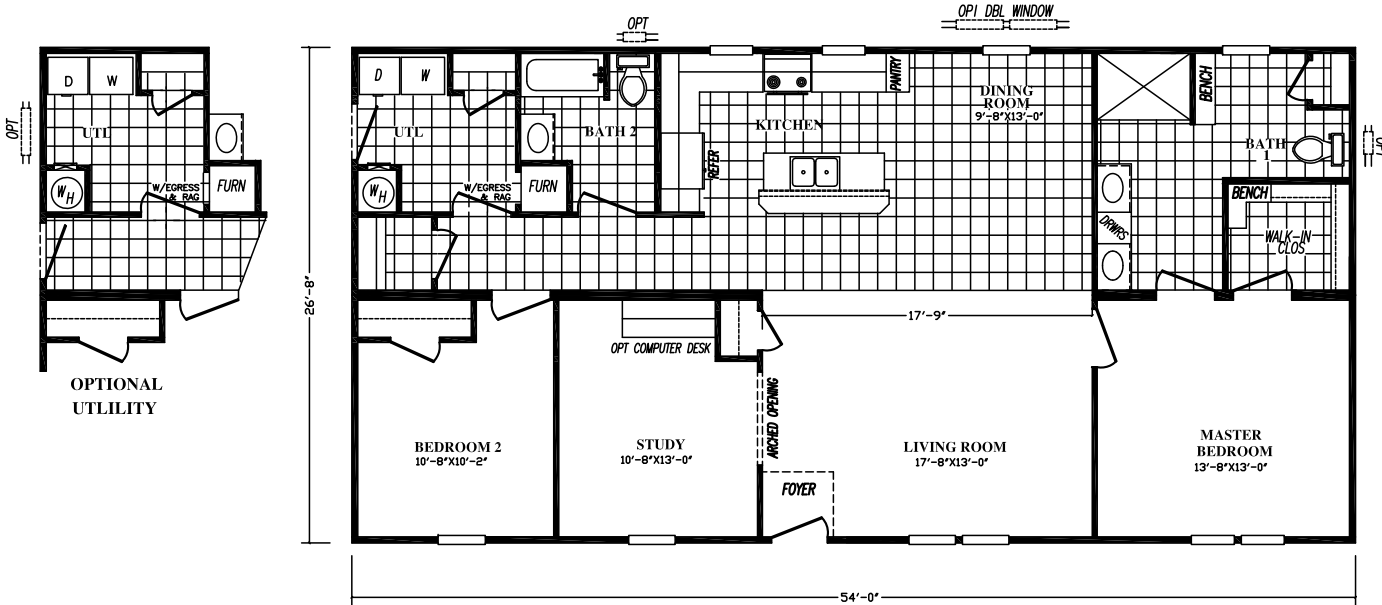
Royale



Our new Sunset Royale home comes with many very special features, including an exclusive Service Program. Some of these unique features include 36" passage doors, elevated electrical receptacles, elongated commodes, and an enormous walk-in shower to enhance your living experience through the elder years.



Large Walk-in Shower



Luxury and Comfort for Less

SUNSET ROYALE STANDARDS



Exterior Standards:

Thermal Zone III Construction
Foundation Ready Chassis w/ Outriggers 96" O.C.
Nominal 3/12 Roof Pitch
Vinyl siding by "Stylecrest" w/ Lifetime Warranty
25 year "IKO" Fiberglass Shingles
7/16" OSB Roof sheathing
18 Ft. Dormer
2x6 Floor Joists 16" O.C. (28' Wides)
12" Raised Panel Shutters @ FDS Only
R-32 Ceiling Insulation
2x6 Sidewalls with R-19 Insulation
R-32-19-11 Insulation
7 1/2 Ft. Sidewall Height w/ Cathedral Ceilings
Vinyl Windows Throughout with Grids
OSB Exterior Wrap
OSB Floor Decking
38x80 Residential Front Door w/ Glass (Storm Optional)
38x80 Steel Rear Door w/ Adjustable Storm
Dead Bolt Locks at Front and Rear (Keyed Alike)
Detachable Hitch

Interior Standards:

36" Full Length Passage Doors w/ Return Air Grills Above
(2) Coat Closets and (2) Linen Closets (2854-1 Only)
Stomp Ceiling w/ Mate Line Plate Shipped Loose
Finished Drywall Through-out (Except Closets)
Beige Colored Primer Applied to All Finished Drywall
3.5" Cove Molding in Main Living Area (White)
2 1/4" Base Board Molding in Main Living Area
2 1/4" Door Casing and Window Trim - Main Living Area
Flat Trim in Remainder of Home
Ceiling Fan Installed in Living Room
Side Panel Drapes in Living Room & Dining Area
Valances in all Bedrooms
2" Window Blinds
Hardwood Window Sills - Main Living Area
Utility Room Door
25 oz. New Day Carpet from Shaw Industries
Diamond Floor Linoleum by Congoleum
Interior Décor Selections
Flat Interior Doors (Apollo Cherry or Fulton)
Lever Door Handles on All Interior Doors
Door Stop on all 3 Sides (Except Closets)
Lino Entry @ Foyer
(2) Sconce Lights - Dining Area
Full Cabinets Above Washer & Dryer
Black Toe Kicks on all Cabinets
Floor Mount Door Stops Throughout
Furnace and Water Heater Door

Electrical, Plumbing & Heating:

Perimeter Heat Registers (Where Available)
In-Floor Heat Duct Cross-Over

Electrical, Plumbing & Heating (con't):

Gas Furnace w/ 100 AMP Service Box
40 Gallon Electric Water Heater
Lighting Package:
Chandelier in Dining Area
Vanity Lights above all Lavy's
Recessed Can Lights in Kitchen
Renaissance Mirrors in Bathrooms
Digital Thermostat
Recessed Can Lights in Kitchen
(2) Dimmer Switches: Pendant Lights & Kit Can Lights
Exterior Flood Lights (2) Both Front Door Side
White Torch Light @ Front Door
Pendant Lights (2) over Island
Whole House Shut-Off Valve Near Water Heater
Water Shut- Off Valves Throughout
Exterior Faucet - FDS (if Possible)
Exterior Recept - FDS
Media Jack (1) in Living Room
Water Purifier @ Kitchen Faucet

Kitchen Standards:

Base & Center Shelves w/ Adjustable Shelves in O/H
Cabinets Above Refrigerator
Cabinet Cove Molding
Ceramic Tile Range Hood
Whirlpool Appliances: Choice of White or Black
22 C.F. Side-by-Side Refer w/ Ice & Water in Door
Dishwasher
Deluxe Electric Range
Upgraded Kitchen Sink (White or Black):
High Bar on Kitchen Island w/ 4" Columns
Single Lever Kitchen Faucet
Formica Backsplash with Hardwood Beveled Edging
Hardwood Cabinet Styles Throughout
Hardwood Cabinet Doors Throughout
Oil Rubbed Bronze Cabinet Pulls Throughout
Concealed Cabinet Door Hinges
(2) Transom Windows Between Base & O'Head Cabs

Bath Standards:

Enlarged Bathrooms for Wheelchair Maneuverability
China Bathroom Sinks w/ Single Lever Faucets
60" x 43" Fiberglass Shower w/ Bench Seat
Bathroom Lavy Toe Kicks with Feet
1 Pc. Fiberglass Tub/Shower - Guest Bath
Single Lever Tub & Shower Faucets
Medicine Cabinet over Commode (Hall Bath)
Towel Bar & Tissue Holders Installed in Each Bath
Power Exhaust Fans in all Bath Rooms
Elevated China Commodes
Bench Seats w/ Available Storage & Cushions
Laminated Countertops with Hardwood Beveled Edging
Valance at Tub/Shower - Guest Bath