



BOLD Homes Inc.

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Home Specifications 2010

Job #: _____

Name: _____

Address: _____

Phone: _____

FOUNDATION

- 25 MPA concrete 8"x24" footings and 9" walls with reinforced steel bars
- Full perimeter weeping tile and drain rock into sump pump
- Damp proofing to grade on walls
- 4" basement concrete slab 25 MPA on 6" min compacted crusher chips and sand
- Secured foundation wall

FRAMING

- 2x6 exterior house wall construction c/w 3/8" sheathing
- 2x4 interior wall construction
- Sub floor glued, screwed or nailed ring shank to engineered floor joist system
- Engineered roof truss system
- 8'-9' ceilings on main level vaulted on select plans

WINDOWS AND EXTERIOR DOORS

- Double panel low E/Clear maintenance free PVC windows and sills
- Muntin bars and perimeter bars on all front elevations
- Raised panel steel insulated metal clad or fiber glass doors. Glass inserts as per plan
- Steel T-12 insulated garage overhead doors (If applicable as per plan)
- Garage door closure 1/2 hp on all models (If applicable)

ELECTRICAL

- 100-amp service with 48-circuit panel
- White plugs and switches

- Smoke detectors interconnected on each level
- TV and phone outlets in each bedroom, kitchen, and great room including outlet for TV (cable and power), above fireplace on all models
- 220-volt range outlet
- 220-volt dryer outlet
- 2 exterior outlets with ground fault indicator
- 1 Christmas light plug in soffit, switched inside
- Dishwasher rough in
- Microwave fan combination above range (hood fan only in some models as per plan)
- Basement 3 lights 1 in utility room

MECHANICAL

- 50 US gallon Natural gas hot water heater
- Soaker tub with shower in all full baths
- American Standard china basin and toilets with insulated tanks
- Delta single lever faucets
- Queen model QDL steel double kitchen sink basin with delta faucet
- Water line to fridge in all models
- 2 frost free lawn service taps, one near the front and one near the rear
- Home run water lines
- Dishwasher rough in
- Rough in central vacuum system/floor sweep (rough in only)
- 3 piece basement rough in
- High efficiency forced air furnace
- Bathroom fans
- 4 piece stainless steel kitchen appliance package, white front load washer & dryer

INTERIOR FINISH

Drywall

- ½" drywall on main floor and stair well
- Soft (round) wall corners or 45 degree on select models
- ½" CD drywall ceilings
- Insulate and drywall garage, fire taping only (if applicable)

Insulation

- R20 in all 2X6 house walls
- R40 Cellulose in ceilings
- R20 in all floors (where required)
- CGSB Poly vapor barrier

Painting

- One coat primer with one coat of latex finish
- All trim sanded, filled and painted
- Textured ceilings

Interior Doors and Trims

- Architrave & fluting trims on doors and windows (classic or craftsman)
- 4-1/4" baseboards
- Raised panel interior doors
- Closet doors raised panel doors or bi-fold doors or mirror bypass with white jambs and casing (as per plan)
- Pewter round doorknobs. Privacy in bathroom and master suite
- Pewter dead bolts for exterior door

Closet Shelving

- 5/8" MDF painted shelving
- Single shelf with hanger rod in bedrooms and coat closets
- Three rows of shelving in linen closets
- Walk in closet organizers, one row per closet
- Clothes hanger rods where required

Railings

- Wrought iron balustrades, or half walls, styles and sizes vary between models
- Wall mounted hand rails where required

Miscellaneous

- Toilet paper holder and towel bars
- Glass mirrors, sizes vary
- One gas fireplace in every model
- Gas hook-up to all garages (if applicable)

CABINETRY

- Alder, Maple or Oak, kitchen and bath cabinets
- Raised Panel or Shaker style cabinet doors
(Choice of 3 colors available)
- Beveled edge counter tops c/w regular or ceramic backsplash (granite in some models as per plan)
- Laundry room cabinets, white melamine

FLOORING

- Nylon 48 oz stain resistant carpet on ½" chip foam underlay
- Hardwood
- Ceramic tile
(Choice of 3 colors available)

EXTERIOR FINISH

- Double 4.5 vinyl siding
- Aluminum soffits, fascia and eaves trough
- Metal clad front porch posts, on some models
- Pre-engineered roof c/w 25 year warranty asphalt shingles
- Rough graded backyard
- Architecturally controlled color schemes
- Landscaped front yard including tree and driveway or walk way
- Parging on exposed foundation
- Brick or stone (as per plan)
- Drive way and or sidewalk broom finish
(Please note: no warranty on driveway or sidewalks)

DECKS AND PORCHES

- Porches as per plan
- No rear deck unless otherwise specified
(Pressure treated lumber on exterior decks and or porches, no paint)

NOTES

- House models and styles may change without notice.
- Attached blue prints are for customer reference only, elevations and other small changes may be done by builder to accommodate construction and architectural control.
- Home plans maybe reversed subject to architectural control.
- No changes to be made on the foundation, floor Joyses, or trusses.
- **Bold Homes is a member of National Home Warranty**