

Value Porch Homes



MODEL: VPH-2844B
APPROXIMATELY 1173 SQ. FT.*
2 BEDROOM, 2 BATH
***INCLUDES PORCH**

QUALITY YOU NEED, AT A PRICE YOU'LL LOVE

STANDARD FEATURES

INTERIOR FEATURES

- * Dramatic Cathedral Ceilings Throughout
- * Tape and Textured Drywall Throughout
- * White Interior Passage Doors with Painted Jambs and Casings
- * Beautiful Carpeting with ½" Pad
- * Congoleum Linoleum in Kitchen, Bonus Room, Baths and Entryway (Per Plan)
- * Silent Wall Switches
- * Upgraded Passage Door Hardware & Heavy Duty Hinges
- * Quality Designer Light Fixtures
- * Wired and Braced for Ceiling Fans in Living Room & Master Bedroom
- * White wood window cornices with 2" blinds
- * Hollow Core Wardrobe Doors

EXTERIOR FEATURES

- * Distinctive Residential Elevations
- * Vertical Grooved Painted Siding
- * Fiberglass Shingled Roof
- * 6" Sidewall Roof Eaves and 12" End wall Overhangs
- * Porch Lights at All Exterior Doors
- * Residential In swing Front and Rear Doors with Deadbolt
- * Oversized Windows with Tinted Glass

KITCHEN AND BONUS ROOM FEATURES

- * Custom Cabinets with MDF Doors, Maple Finished Overhead Cabinet Interiors, and Drawers Over Doors in Kitchen Base Cabinets
- * Nationally Serviced General Electric Appliances
- * 30" Free Standing Gas Range
- * Double Door Frost-Free Refrigerator
- * High Pressure Laminate Kitchen Countertops with Ceramic Tile Backsplash
- * Stainless Steel Sink
- * Wired and Plumbed for Washer & Dryer
- * Utility Overhead Shelf over Washer & Dryer Area
- * Single Lever Faucet with Spray

BATH FEATURES

- * Fiberglass Tub/showers
- * Single lever or dual handle lavatory faucets

- * Laminate Countertops with Ceramic Tile Backsplash
- * Towel Bars and Tissue Holders
- * Vanity Mirrors with Light Bars
- * Privacy Door Locks and Exhaust Fans
- * Recessed Medicine Cabinets

CONSTRUCTION

- * 2 x 4 Exterior Walls on 16" Centers
- * 90" Sidewall Height
- * 2 x 6 Floor Joists on 16" Centers
- * 2x Interior Walls on 16" Centers
- * Elevated Nominal 4/12 Roof Pitch with 30 lb. Construction
- * Solid Steel I-Beam Frame Construction
- * Easy Access Undercarriage Drain System
- * Climate Zone II Insulation with Floors R-22, Walls R-11, and Roof R-25 Minimum
- * Ventilare III Air Exchange System
- * 100 Amp Electrical Service (Per National Electric Code) with Copper Wiring
- * 30 Gallon Electric Water Heater
- * Easy Access Interior Electrical Panel Box with Separate Appliance Circuits and Breaker Protection on All Circuits
- * Shut Off Valves on all Water Fixtures
- * Forced Air Gas Furnace with Ducts Inside Fully Sealed Basement Cavity

POPULAR OPTIONS

- * Floor Plans Customized to Meet Your Individual Needs
- * Flash Master Bathroom With Corner Tub and Separate Shower Stall
- * Detachable Hitches
- * Bay Window Treatments
- * Upgraded Exterior Elevations and Roof Dormers
- * Vinyl Dual Glazed Windows
- * Upgraded Climate Zone III Insulation
- * 2 x 6 Exterior Walls with R-19 Insulation
- * Upgraded Appliances & Dishwashers
- * Customized Fireplaces and Hearths
- * Upgraded Carpets
- * Increased Roof Load Construction
- * Skylights and Starlight Dormers
- * Rounded Drywall Corners



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