



STANDARD FEATURES AND SPECIFICATIONS

Northland Residential

Foundation Series

EXTERIOR

Maintenance free vinyl siding & white vinyl soffit
30-year architectural fiberglass shingles
16" eave on hitch end & rear, 18" on long walls
Nominal 4/12 pitch roof with R60 insulation (Peak Sections) (30' and 32' requires optional hinged roof)
Coach lights at all exterior doors
6-Panel insulated exterior doors & lever handles
LowE PVC windows and sills with screens and blinds
2x6 side walls at 24" o.c. -8' walls, R22 insulation
Whole house wrap
Floor system: 19.2" o.c. (designed for full perimeter support), 14" open web, single LVL rim
19/32" T&G subfloor
Exterior GFI receptacle with waterproof cover
Frost free tap
Door chimes front and rear (wireless)
Engineered roof trusses to 2.7 KPA snow load

KITCHEN

Rangehood with two speeds and light, vented to exterior
Stainless-steel kitchen sink
Single lever faucet with vegetable sprayer
PVC cabinet doors
Adjustable shelves in all cabinets: (2) upper and (1) lower
Microwave cabinet with separate circuit (most models)
Crown moulding
Soft close hinges and drawers
Upper corner cab - narrow reed glass
Fridge, stove, dishwasher - white
Communication box (empty) at kitchen area

BATHROOMS

One-piece tub/shower
Single lever faucets with mechanical stopper
Showerhead and rod in all baths
Soft close hinges and drawers
Exhaust fan in bathroom
Towel bar and towel ring (most models) in each bath
GFI protected receptacle in bathroom
Cosmetic box in main bath

INTERIOR

2x4 interior walls
Cathedral ceilings throughout
Painted drywall (Type "A") with painted moulding
White embossed passage doors with lever handles
Bifold closet doors
Plush carpet in living room, all bedrooms, hall and den, family room, all bedroom closets
Linoleum elsewhere
Privacy locks on bathroom and master bedroom doors
Decora electrical switches
4" ceramic tile backsplash at kitchen and vanities with tile edging
2" Venetian blinds on all windows

MISCELLANEOUS

Electric smoke/CO detector(s)
Primary exhaust fan
Shut off valves on all fixtures
Stairwell opening (temporary joists)
3-way switch and circuit provided for basement
Furnace, HWT and ducting not included
All plumbing stubbed through decking only
Electrical panel box installed on main floor with extra 1-1/2" conduit through floor
Programmable thermostat
Airtight protocols for foundation models
100-amp service panel

**ALL HOMES ARE BUILT TO MEET OR EXCEED
CSA A-277 SPECIFICATIONS**

ENERGY ZONE UPGRADES MAY BE REQUIRED

HOME IS BUILT TO MEET ENERGY ZONE 7A

ALL PRICES ARE F.O.B. LETHBRIDGE, AB

ALL PRICES DO NOT INCLUDE GST

ALL PRICES DO NOT INCLUDE ASSOCIATION FEES

STANDARDS IN EFFECT AS OF JANUARY 19, 2021

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