

# TYPICAL BUILD SPECS

## FOUNDATION

9' or 10' poured concrete basement walls (per plan)  
Rockwell fiberglass window wells or timber window wells  
Sump pit, sump pump, and water powered sump jet back up

## FRAMING

2" x 6" exterior wall construction  
10' main floor ceiling height and 9' second level  
8'8" or 9'8" basement ceiling heights

## HVAC

96% AFUE rating Heil variable speed gas furnace and  
14 SEER Heil Cooling system  
Nest thermostat and zoned system

## ELECTRICAL

400 AMP service  
Ample can lighting and designer fixtures included

## PLUMBING

PEX water lines  
Water softener rough in  
Delta fixtures

## INSULATION

Open cell R-21 spray foam on exterior walls

## WINDOWS

Homeguard Energy Star Casement or Double hung windows (per plan)

## INTERIOR FINISHES

Premium engineered 1/2" hardwoods, luxury plank, upgraded carpets  
Designer porcelain and marble tiles in bathrooms and at backsplashes  
Sherwin Williams interior and exterior paints  
Upgraded trim packages available  
Custom metal stair railings  
Custom Amish built kitchen with designer features and pro appliances  
Built-ins, optional cabinetry and fireplaces per plans

## HOME EXTERIOR

Stone skirt (per plan)  
James Hardie Fiber cement siding and trim  
Owens Corning Duration Dimensional shingle  
6" aluminum gutters

## LANDSCAPING AND IRRIGATION

Professionally planned landscaping and irrigation system

## HOME WARRANTY

2-10 home builders warranty



WESTWOOD PROPERTIES  
Design - Build - Live