

PINECREST MODULAR RANCH MODEL PG198A

Series: Pinecrest Modular Ranch

Model: PG198A

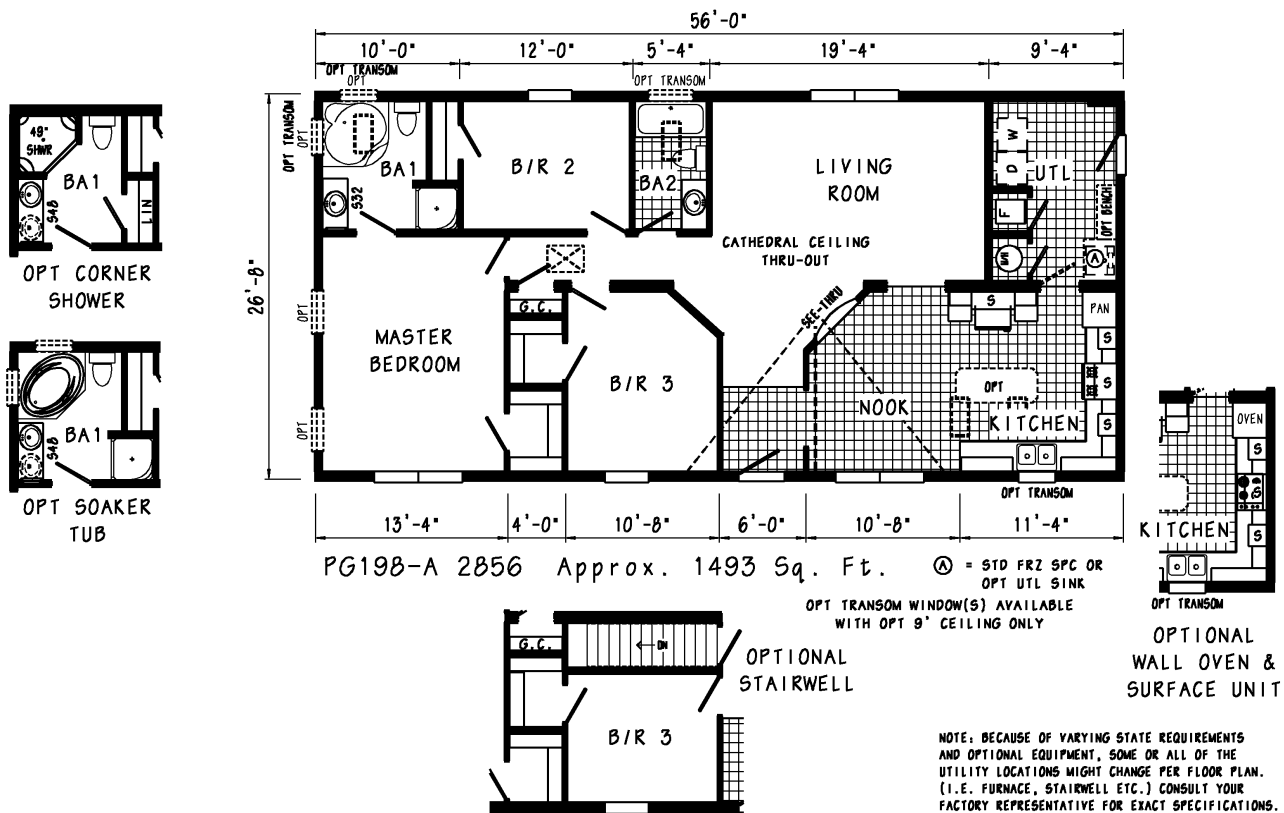
Style: Ranch

Bedrooms: 3

Bathrooms: 2

Sq. Ft.: 1493

Floor Plan



PINECREST
Marquee Homes



Standards and Features for Pinecrest Modular Ranch

INTERIOR

- Primed Smooth Drywall Throughout
- Cathedral Ceiling Throughout
- Smooth Ceiling
- 7'6" Sidewall Height
- Textured Saxony Carpet
- Rebond Carpet Pad
- Tackstrip Carpet Installation
- Foyer Entry with Vinyl Flooring
- No-Wax Congoleum Vinyl Floor Coverings
- 5-Arm Brushed Nickel Dining Room Light
- Alabaster Glass Pendant Nook Light
- Glass Light Shades Throughout
- Pre-Hung Door Jambs
- Pinned Mortise Hinges
- Metal Interior Passage Sets
- Floor Mount Door Stops
- Smoke Detectors With Battery Back-Up
- Wire Shelving in Guest Closet

KITCHEN

- Classic Craft Cabinetry (KCMA Approved)
- Hardwood Flat Panel Cabinet Doors
- Hardwood Cabinet Face Frames
- Upgrade Cabinet Hardware
- Concealed Cabinet Hinges
- Crown Moulding on Overhead Cabinets
- 30" Staggered Height Overhead Cabinets
- Lined Overhead Cabinets
- Adjustable Shelves in Overhead Cabinets
- Drawer Over Door Base Cabinets
- Deluxe Roller Guide Drawer System
- Adjustable Center Shelf in Base Cabinets
- 25" High-Pressure Laminate Countertops with Laminate Bevel Edging
- 4" Laminate Backsplash
- No-Wax Congoleum Vinyl Floor Coverings
- Stainless Steel Sink - 33x19x7
- Tip-Out Trays at Kitchen Sink
- Huntington Brass Brushed Nickel Single Lever Faucet

APPLIANCES

- 30" Gas Range
- Power Range Hood with Light
- 18 Cubic Foot, No-Frost Refrigerator

BATHS

- 60" One-Piece Fiberglass Tub/Showers
- Fiberglass Glamour Tub in Glamour Baths
- One-Piece Fiberglass Shower with Glass Door in Glamour Baths
- Tub Overflows
- Deluxe Overdrape at 60" Tubs
- 1.6 Gallon Per Flush Elongated Toilets
- Vitreous China Stool, Tank and Lid
- Vitreous China Sinks with Overflows and Pop-Up Drains
- High-Pressure Laminate Countertops with Laminate Bevel Edging
- 4" Laminate Backsplash
- Lighted Vent Fan in Each Bath
- Hardwood Flat Panel Cabinet Doors
- Upgrade Cabinet Hardware
- Concealed Cabinet Hinges
- Base Shelf in Vanities
- 33" High Vanities
- Huntington Brass Brushed Nickel Faucets
- Anti-Scald Valves on Showers
- Recessed Medicine Cabinet in Master Bathroom – Most Models

BEDROOMS

- Ceiling Lights
- Egress Window Each Bedroom
- Wire Shelving in Wardrobes
- 30" Interior Passage Doors
- Switched Light in All Walk-In Closets

UTILITIES

- Washer and Dryer Area
- 200 AMP Electrical Service
- Plumb and Wire for Washer
- Wire and Vent for Dryer
- 40 Gallon Electric Water Heater with Pan
- 90 Plus High Efficiency Gas Furnace:
- #FG6RL-060C-12 – 56' and Under
- #FG6RL-080C-16 – 60' and Over
- Woodgrain Furnace Door
- Perimeter Heat System
- Air Return System in Ceiling
- Fiberglass Heat Ducts
- In-Floor Cross-Over Duct System
- Copper Wiring Throughout
- Main Water Line Shut-Off Valve
- Water Shut-Off Valves Where Accessible
- Programmable Thermostat
- One Exterior Water Faucet

INSULATION

- R-19 Fiberglass Insulation in Walls
- R-31 Avg. Blown Insulation in Ceiling



EXTERIOR

- Nickel Lantern Light at Front Door
- Brushed Nickel Coach Light at Rear Door
- Two GFI-Protected Exterior Receptacles
- Vinyl Dutch Lap Siding
- O.S.B. Sheathing Under Siding
- Wind Wrap Air Infiltration Barrier
- 5/12 Pitch Shingle Roof with 10" Fixed Eaves
- Architectural Shingles
- Ridgevent Roof Ventilation System
- Ice Shield
- 38x82 Steel 9-Panel Front Door with Leaded Glass Window and Deadbolt Lock
- 34x82 Steel 6-Panel Rear Door with Deadbolt Lock
- Vinyl Insulated Windows With Grids and Low-E Glass
- 12" Louvered Shutters on Door Side

CONSTRUCTION

- 2x10 Transverse Floor System on 16" Centers
- 2x6 Exterior Walls on 16" Centers
- 2x4 Interior Walls on 16" Centers
- 40# Roof Load
- 90 Mile Exposure C Wind Load Design

WARRANTY

- RWC 10-Year Limited Warranty

Options

Attic Access/Stairwells

- Attic Access with Pull Down Stairs
- Attic Access with Stairwell

Bathrooms

- #MO-94A Medicine Cabinet
- #MO-94B Medicine Cabinet
- #MO-103A Medicine Cabinet
- #MO-95A Cosmetic Box
- #MO-95 Cosmetic Box
- #TT2141G Medicine Cabinet over Stool
- #TT2832 Linen Cabinet over Stool
- Recessed Medicine Cabinet
- Millennia 18" Linen
- Millennia Bath Lav Cabinet(s)
- Dream Oasis Bath
- 24x27 Vinyl Window over Stool
- 46x40 Vinyl Arch Top Window at Tub
- 34x42 Glass Block Window at Tub
- Diamond Glass Block Window over Tub
- 49" Corner Shower
- 54" Shower
- 54" Ceramic Shower with Moulded Seat
- Curved Shower Rod
- Soaker Tub Replacing Corner Tub
- Linen Cabinet with 4 Drawers in Bottom

Cabinetry - KCMA Certified

- Georgetown Oak - Flat Cathedral
- Georgetown Oak - Flat Square
- Georgetown Oak - Raised Panel Cathedral
- Georgetown Oak - Raised Panel Square
- Georgetown Oak - Shaker
- Mocha Maple - Raised Panel Cathedral
- Mocha Maple - Raised Panel Square
- Natural Maple - Raised Panel Cathedral
- Natural Maple - Raised Panel Square
- Ropoe Insert Moulding on Kitchen Overhead Cabinets
- Under Cabinet Moulding on Kitchen Overhead Cabinets

Ceilings

- Smooth Flat Ceilings
- White Ceiling Cove Moulding

Closets

- #MF-343C Tower for Wk-In-Closets

Computer Centers

- #MF-265 Computer Center
- #MF-264 Computer Center

Dormers

- Twin Peak Dormer on 3/12 Roof
- Twin Peak Dormer on 5/12 or 7/12 Roof
- High Profile Fold-Down Dormer with Full eave on 5/12 Roof
- High Profile Fold-Down Dormer with Full eave on 7/12 Roof

Entertainment Centers

- #MB-286 Entertainment Center



Exterior Doors

- 6-Panel Rear Steel Door with Storm
- 9-Panel Steel Front Door
- Oval Leaded Glass Steel Front Door
- Round Top Steel Front Door
- Transom Over Front Door
- Vinyl Sliding Glass Door
- Swing Patio Door
- 9-Lite Steel Rear Door with Storm Door
- 12-Lite Steel Door
- House Type Tear Door with Storm
- Door Surround

Exterior Lights

- Brushed Nickel Coach Light
- Nickel Lantern Light

Faucets - Empire

- Standard Kitchen Faucet
- Tub Faucet
- Bathroom Lav Faucet
- Shower Head and Handle
- Utility Sink Faucet

Faucets - Huntington Brass

- Kitchen Faucet with Pull-Out Sprayer
- High Rise Kitchen Faucet
- Bathroom Lav Faucet
- Glamour Tub Faucet
- Rainfall Shower Head
- Adjustable Shower Head
- Tub/Shower Head & Faucet
- Bar Sink Faucet
- Utility Sink Faucet

Fireplaces

- Tile Fireplace
- Brick Fireplace
- Deluxe Oak Fireplace
- Full Stone Fireplace
- Half Stone Fireplace
- Half Stacked Stone Fireplace
- Aspen Fireplace
- Fireplace Bump-Out
- Bookcase & Entertainment Center
- Drywall Niche Fireplace

Hutches

- #MF-47 Hutch 78"
- #MF-110 Corner Hutch

Interior Doors

- 6-Panel Woodgrain Doors
- 6-Panel White Door
- French Doors
- Lever Door Handles

Interior Lights

- Strip Lights over Bathroom Mirror
- 2-Arm Lights over Bathroom Mirror
- Hanging Light
- Stem Lights over Kitchen Islands
- Recessed Eyeball Can Light
- Recessed Can Light
- 48" Recessed Fluorescent Light
- Surface Mount Fluorescent Light
- 24" 2-Head Track Light

Kitchen Islands

- 30x40 Island with Pull-Out Drawers
- 30x60 Island with Pull-Out Drawers
- 36x72 Island with Pull-Out Drawers

Kitchen Pantries

- #MF-330 Pantry
- #MF-51 Pantry
- #MF-209 or #MF205 Pantry

Kitchens

- Stainless Steel Sink
- White Porcelain Sink
- Ceramic Backsplash
- Full Ceramic Backsplash
- Laminate Bevel Edge Countertops
- Ceramic Edge Countertops
- Plate Rack
- Wine Rack
- Lazy Susan
- Smooth Top Cooktop
- Staggered Height Overhead Cabinets
- 42" Height Overhead Cabinets
- Pull-Out Shelves in Base Cabinet
- Wood Bell Range Hood with Ceramic Insert



Miscellaneous Options

- White or Oak Window Sills
- Rustic Interior Package
- Sony Under Cabinet Audio System

Oil Rubbed Bronze Package

- Bedroom or Hall Light
- 18" Strip Light
- #MO-103A Medicine Cabinet
- Foyer Light
- Dining Room Light
- Door Hinges
- Nook Light
- Cabinet Door Pulls
- Door Knobs
- Stem Lights over Kitchen Islands
- Cabinet Door Knobs
- Lever Door Handles
- 2-Arm Lights over Bathroom Mirror

Paddle Fans

- Brushed Nickel Paddle Fan with Lights
- Deluxe Brushed Nickel Paddle Fan
- Deluxe Oil Rubbed Bronze Paddle Fan

Porches

- Composite Porch Decking
- 8' Porch
- 12' Porch

Roofs

- 5/12 Roof
- 7/12 Roof
- Saddle Roof (5/12 Roof only)

Sidings

- Aspen Front Entry
- Coastal Shores Dutch Lap Siding
- Sandstone Package
- Aspen Columns Full
- Craneboard Siding
- Vinyl Shake

Utility Room

- Louvered Utility Room Door
- 30", 36", 52" or 60" Bench
- #MO-89 Cabinet over Washer/Dryer
- Coat Rack
- Utility Sink

Windows

- Window Lineals
- Picture Window replacing 1, 2, or 3 Windows
- Bay Window #36
- Picture Window at Kitchen Sink
- Bay Window #4
- Bay Window #38
- Single Transom Window
- Bay Window #35
- Octagon Window
- Archtop Mulled Window

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