



STANDARD FEATURES & SPECIFICATIONS

Moduline Mini - MINIMUM ORDER QTY 2



General Construction	
Building Code	A-277 Zone 7A*
Snow Load	Live load 42 psf (2.01 kPa) Ground snow load 72.6 psf (3.48 kPa)
Insulation R Values	Floors R-40, Walls R-22 & Ceiling R-40 (min) Meets zone 8 of the 9.36 Energy Code**
Floor	2"x10" floor joists @ 16" o.c. (14' & 16' 2"x12' floor joists @ 16" o.c. (20') Heavy tubular steel frame w/detachable hitch Second headboard at hitch end of rear unit w/ hitch plates***
Decking	19/32" T & G OSB floor decking; glued and screwed
Roof	4/12 roof pitch; engineered roof trusses 7/16" roof sheathing Architectural asphalt shingles - limited lifetime warranty
Eaves	12" sides, 18" front & 10" rear vented eaves
Siding	Maintenance free vinyl lap siding & corners
Fascia	Coloured metal - Black or White
Soffit	White vinyl
Building Envelope	Meets 0.20 L/M2S
Exterior Walls	2"x6", 24" o.c. 3/8" OSB sheathing inside & outside of wall
Interior Walls	2"x4" Interior walls 8' ceilings Cathedral ceiling in living, dining, and kitchen
Ceiling	Textured (primed) gyproc ceiling
Windows	1.36 U-value, dual low E argon filled PVC (meets zone 8 of the 9.36 Energy Code)* c/w vinyl sills, screens and security locks
Living Room	60x60v - Sliding
Dining Room	46x42v - Sliding
Bedrooms	46x42v - Sliding
Kitchen (most)	36x36v - Sliding
Exterior Doors	36" Decorative insulated entry door - Front 32" Decorative insulated entry door - Rear (floorplan specific) Includes deadbolt & peephole Round door knob - satin nickel Pot light at all exterior entrances
Exterior Decorative Features	Dormer - location & size is floorplan specific

Tasteful Interiors	
Flooring	Carpet in bedrooms Quality linoleum flooring all other areas
Blinds	Cellular cordless blinds (excl bathrooms)
Interior Doors	Pre-finished interior doors in Crystal white colour Louvered bifold at furnace location - white
Interior Door Handles	Round door knob - satin nickel Privacy locks on bathroom door
Closets	Solid white shelving
Wall Finish	Decorative 1/2" vinyl on gyproc (VOG) Battens on joints
Moulding ¹	Vinyl wrapped Colour - décor specific #3007 (2-1/4") Flat #161 (1-3/16"); Vault #3002 (2-1/4") #215 (1-1/2")
Windows & Doors	
Ceiling	
Baseboards	
Electrical	Decora switches & recepts - white
Lighting	Ceiling mount in all bdrms, halls & utility room Ceiling mount in dining room Wired for ceiling fan in living room (2 switches)

Bright, Beautiful Kitchens	
Tile	Single row w/metal tile edging
Range	30" electric - white Range hood w/light - white
Fridge	19 cu.ft., 2-door, frost free - white Opening: 34"x73"
Sink	Double stainless steel sink Dual handle faucet - chrome
Pantry	Most models
Cabinets	Doweled, full modular cabinetry Cabinet crown moulding Five distinctive colors of cabinet doors
Countertop	Arborite
Lighting	Ceiling mount

In a continued effort to meet the challenges of product improvements, we reserve the right to modify plans, specifications & features without notice. Room sizes & square footage measurements are approximate.

***** IMPORTANT NOTE: ONCE UNITS ARE SEPARATED THE REAR UNIT IS NOT RECOMMENDED FOR ADDITIONAL LONG DISTANCE HAUL DUE TO REVERSE FRAME CAMBER.**

Spacious Baths	
Tile	Single row w/metal tile edging
Fixtures	One-piece quality fiberglass tub & shower unit White oval drop in sink Single flush toilet
Faucets	Dual handle vanity faucets Single lever faucet on tub/shower unit
Hardware	Curved Shower rods in all tubs Towel bar, ring & paper holder - chrome
Vanity	Expansive vanity mirrors
Countertop Heights:	32" in all bathrooms
Electrical	GFI receptacle Power bath fan(s)
Lighting	Hampton light fixture

Utility Services	
Electrical Service	100 amp
Heating	High efficiency (95+AFUE) single stage furnace Natural gas / propane Programmable thermostat
Water Heater	30 gallon electric (220v) Lowboy 3m Insulated water lines on hot & cold
Washer / Dryer	Plumbed, wired & vented for stacking Recessed dryer outlet
Electrical - Other	Primary exhaust fan w/dehumidistat & switch Smoke detectors w/battery backup in bdrms CO/Smoke Detector(s) w/battery backup locations as per code Arc fault protection as required by code GFI protected receptacle for heat tape Dedicated receptacle in "Freezer Area" Exterior GFI electrical outlet (2) Blank communication outlet: living room
Plumbing - Other	Exterior frost free water tap Shut off valves all fixtures (excl tubs)

*DESIGNED TO MEET ZONE 7A, TIER 1 IN ALBERTA

**ENERGY ZONE UPGRADES MAY BE REQUIRED BASED ON DESTINATION

**ADDITIONAL PROVINCIAL REQUIREMENTS MAY BE REQUIRED OUTSIDE OF ALBERTA

¹MOULDING SIZES IN CLOSETS / PANTRY / LINENS MAY BE DIFFERENT FROM LISTED SIZES

ALL PRICES FOB MEDICINE HAT

PRICES DO NOT INCLUDE ASSOCIATION OR WARRANTY FEES