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## 2 BEDROOM 1 BATHROOM PARK MODEL ON A WATERFRONT SITE READY FOR SUMMER LIVING!

New 456 sq.ft Park Model, warranty included.

Site includes: 332 sq.ft. cedar tone deck, new landscaping stone & driveway, central A/C & interior furnishings

Location: Waterfront Site 32

Year & Make: 2023 Metaligna Brook

Service: 50 Amps

**PRICE: \$199,900**



# MetaLigna Brook Park Model Specifications

## SUPERIOR CONSTRUCTION

- Steel frame undercarriage w/ detachable hitch
- Galvanized steel sheet underbelly between chassis & floor
- 6" Cold form steel floor joists
- 5/8" OSB Tongue & Groove Sub-flooring (glued & screwed)
- 96" high Sidewall Height
- 5"8" Cold formed Steel Studs
- 1/2" Exterior Sheathing & air weather barrier
- 7/16" Roof Sheathing
- Combination vaulted & flat ceiling
- LVT Flooring - oak grey

## MAINTENANCE FREE EXTERIORS

- Premium Vinyl Siding - light gray w/ dark gray accent
- Exterior Building Wrap
- Architectural Asphalt Shingles
- Windows - White interior & exterior
- Steel Entry Door w/ Half Lite & Keyless Entry - white
- Patio Doors - white

## UTILITIES

- On-Demand Water Heater
- Propane Furnace
- Air Conditioner
- 50 Amp Electrical Panel
- Programmable Thermostat
- Tub/Shower with rain shower & hand shower
- GFI Protected Receptacles in bathroom & kitchen
- Ceiling Fan with handheld remote
- Kitchen pendant lights
- Interior flush mount LED ceiling lights
- White light switches & receptacles
- Lithium smoke detector & gas alarm
- Exterior GFI protected receptacles
- Exterior light at doors
- Exterior Propane BBQ Hookup

## APPLIANCE PACKAGE

- Stainless Steel Refrigerator
- Stainless Steel Propane Range
- Stainless Steel Over The Range Microwave

## CABINETS & UPGRADES

- White cabinetry
- Paloma Polar laminate countertops
- LVT Flooring - oak grey
- Stainless Steel Double Kitchen Sink w/ pull down faucet
- Window Coverings

## LIVING PACKAGE

- TV console w/ electric fireplace
- Sleeper sofa
- Accent chair
- Coffee table & Nesting side tables
- 2 lamps
- 4 kitchen stool

## BEDROOM PACKAGE

- Queen bed
- Bunkbeds
- Duvet covers
- Pillow shams

