

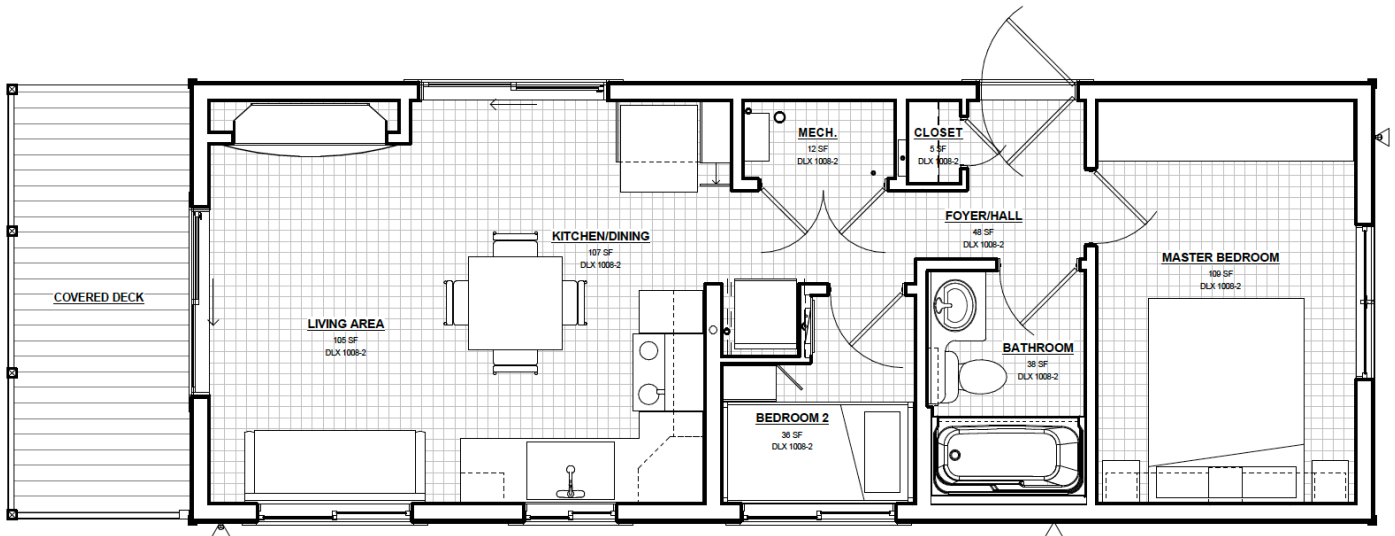
# For Sale

## "The Evergreen" Winterized Park Model located on Site 179

532 sq. ft. 2 BDR / 1 BATH

Includes: 14'x16' three season sunroom (224 sq. ft.); wrap around cedar tone deck (400 sq. ft.) & 14'x24' insulated garage (336 sq. ft.)

### \$249,000



"The Evergreen" 532 sq. ft.

# Specifications

## The Evergreen

### SUPERIOR CONSTRUCTION

- 12" I Beam Frame & Hitch
- 3/8" OSB Underbelly
- 2"x10" Floor Joist w/ Single Rim Joists 16" OC (R30 Insulation Value)
- 19/32" OSB Tongue & Groove Floor Decking (Glued & Stapled)
- 8' Exterior Sidewall Height
- 2"x6" Exterior Wall Studding, 24" OC (R20 Insulation Value)
- 3/8" OSB Exterior Sheathing
- 7/16" OSB Roof Sheathing (R30 Insulation Value)
- 3/12 Pitch Engineered Roof Trusses 24" OC

### UTILITIES

- Rinnai Tankless On- Demand Water Heater
- Propane Furnace
- HRV
- Park Pac Central Air System
- 50 Amp Electrical Panel w/ Wired Breakers
- Digital Programmable Thermostat
- Single Flush Toilet
- 1 Piece Tub Shower w/ Curved Shower Rod
- Exterior Frost Free Water Tap
- GFI Protected Receptacles in Bathroom
- AFCI Protected Receptacles in Bedrooms
- 1 GFCI & AFCI Protected Heat Trace Receptacles Near Water Inlet
- Door Chime
- Smoke/CO2 Alarms w/ LPG Detectors
- USB Combo Receptacles
- Exterior GFI Receptacles
- 3 Exterior Wall Mounted Lights
- Communications Box w/ Pre-Wired Data Locations
- Exterior Propane BBQ Hookup

### MAINTENANCE FREE EXTERIORS

- Kaycan Vinyl Siding
- House Wrap
- IKO Cambridge Laminated 1-Tab Shingles
- Berdick Triple Pane, Low E Windows w/ Argon
- 36" 1 Lite Embossed Door w/ 22x36 Window, Internal Blinds & Storm Door
- 6' Sliding Patio Doors

### CABINETS & WOODWORK

- Maple Cabinets w/ Soft Close Hardware
- Custom Cabinets & Wardrobe in Master Bedroom
- Custom Entertainment Unit w/ 42" Electric Fireplace
- White Crown Moulding Throughout
- Baseboards & Casing Throughout
- Laminate Countertops w/ Underwrap Edge
- Stainless Steel Double Kitchen Sink

### INTERIOR DÉCOR

- Armstrong Stratamax Linoleum - Down Home Brown
- Painted Drywall (One Colour Throughout)
- Interior White 3-Panel Doors
- Cathedral Ceiling Throughout Kitchen & Living Room
- Horizontal Blinds Package
- 4" Surface LED Lights Throughout

### APPLIANCES

- Whirlpool Stainless Steel 18 Cu. Ft. Top Freezer Refrigerator
- Whirlpool Stainless Steel 30' Propane Range
- Whirlpool Stainless Steel Over The Range Microwave / Range Hood
- Whirlpool Stainless Steel Built-In Dishwasher
- Whirlpool 5.0 Cu. Ft. Closet Depth Front Load Washer
- Whirlpool 7.4 Cu. Ft. Front Load Gas Dryer