

Harvest Builders International, LLC

Standard Specifications

Structural

- 130 mph Wind speed specs.
- 2x10 floor joists, 16" o.c.
- 2x10 floor joists, 16" o.c.
- Doubled 2x10 perimeter joists
- 3/4" OSB T&G Floor Decking
- Engineered Roof Trusses, 24" o.c.
- 7/12 Roof Pitch
- 7/16" OSB Roof Decking with Hurricane Clips on Trusses
- Continuous Roof Vent
- 12" Overhangs/Ventilated Soffits
- 2x4 Ext. & Int. Wall Studs, 16" o.c.
- 7/16" Ext. Wall Sheathing
- Ext House Wrap
- Double 2x4 Top Plate/Single 2x4 Bottom Plate on Exterior Walls
- 4" Double Dutch Lap Vinyl Siding
- Shutters Front Door Side
- 36x80 Fan Steel Front Door
- 36x80 Cottage Rear Steel Door
- Brushed Nickel Door Hardware with deadbolt locks
- Ten year Limited Structural Home Buyers Warranty

Interior

- 8' Drywall Smooth Ceilings
- Finished 1/2" Int. Drywall with Bullnose corners (green board in wet areas)
- Brushed Nickel Door Hardware
- All Wood Molding Package includes:
 - 3 5/8" Crown
 - 3 1/2" Baseboard
 - 2 1/4" Window / Door Trim
- Pre-hung 6 Panel Interior Doors with Mortised Hinges
- Wood Cased Interior Window Trim with Extended Sills
- 32 oz Carpet with 6 lb Rebond Pad

Kitchen

- Raised Panel White or Oak Wood Cabinet Doors with Hidden Hinges
- Flat Maple Cabinet Doors with Hidden Hinges
- Brushed Nickel Faucet
- 8" Deep Stainless Steel Sink
- High Definition Rolled Edge Back-Splash Countertops
- 12x12 Block Floor Tile
- Range Hood

Master Bath

- Elongated Commodes
- Cultured Marble Countertop
- Custom Bath with Corner Tub and Separate Shower (by plan)
- All Fiberglass tubs and Showers
- 3-Light Bar above Sink(s)
- Brush Nickel Faucets
- 12x12 Block Floor Tile
- Ceiling Vent Fan with Light

Guest Bath

- White Cabinets (Standard)
- 60" Fiberglass Tub / Shower
- Cultured Marble Countertop
- Elongated Commode
- 12x12 Block Floor Tile

Energy Efficiency

- Double Pane Vinyl –Clad Single Hung DP50 Windows
- HVAC Overhead Duct System (Optional in Capes)
- R30 Ceiling Insulation
- R13 Wall Insulation
- R19 Floor Insulation
- 50 Gallon Energy Efficient Water Heater
- Insulated Exterior Doors

Electrical / Plumbing

- GFI Breakers / Exterior & Baths
- Copper Wiring
- 200 Amp 40 Slot Electric Panel Box
- Recessed Fluorescent Light in Kitchen
- Lights in all Exterior Entrances
- Pex Fresh Water Line System
- Whole House Water Shut Off
- Cutoffs at all Supply Lines
- Plumb for Ice Maker
- Wire/Brace for Ceiling Fans with Switches in LR & M/Bedroom
- PVC Plumbing Waste Lines(Stubbed Below Finished Floor)

Utility Room

- Standard Light With Switch
- Plumbed for Washer
- Wired for Dryer
- Wire Shelving

Extra Standard Features for Capes

- 16" o.c. Roof Rafters
- 9 Foot Side Walls
- 2x6 16" o.c. Exterior Wall Studs
- 9/12 – 10/12 – 12/12 Roof Pitches (Per Engineered Plans)

All Homes meet current IBC, IRC, FBC, NEC, and SBCC Standards.

All Standards, Specifications and prices are subject to change without notification

Georgia Modular Systems