

R-Anell Homes Standards

INTERIOR

- 9 Foot Ceiling Height
- 8 Foot Ceiling Height 2nd Floor of 2-Story Homes
- Smooth Finished Ceilings
- Smooth Primed Walls
- ½" Finished Drywall
- 5/8" Drywall Ceilings
- No Cove Molding - Finished Taped Top Angle
- White 4" Base Board Molding
- White Window & Door Trim
- Mitered Cut Crown Moldings
- 2-Panel Interior Doors
- Brushed Nickel Door Hardware
- FHA Approved Nylon Carpet Throughout
- 6 lb Rebond Pad
- Vinyl Floor Coverings in Bathroom, Kitchen & Utility
- Wire Shelving all Closets
- Over Head Lights all Bedrooms

KITCHEN

- Custom Flat Panel Oak
- Brushed Nickel Cabinet Pulls
- Matching Cabinet Crown Molding
- Adjustable Cabinet Shelves
- Pull-out Pot Drawer
- Lazy Susan per Floor Plan
- Tip Out Drawers at Kitchen Sink
- Deep Stainless Steel Sink
- Price Pfister Chrome Faucet w/Spray
- Recess Can Lighting
- Laminate Countertops w/ Ceramic Edge & Backsplash
- Plumb For Icemaker

BATHROOMS

- Fiberglass Tubs & Showers
- Master Bathroom Shower Door
- 36" High Master Bath Vanities
- 30" High Vanity Secondary Bathrooms
- Laminate Countertops w/ Ceramic Edge & Backsplash
- China Sinks
- Price Pfister Chrome Faucets
- Custom White Cabinets w/ White Cabinet Pulls
- Beveled Mirrors Over All Sinks
- Lighting Over Mirrors
- Power Vent w/ Light
- Elongated Toilets
- Linen Cabinet (most models)

UTILITIES

- 50 Gallon Water Heater
- 200 Amp Service
- Heat Pump Ready
- Pex Water Lines Throughout
- Shut Off Valves all Fixtures
- Whole House Shut Off Valve
- Smoke Detectors all Bedrooms
- Wire for Ceilings Fans - Master Bedroom & Living Room
- 2 TV & 2 Phone Jack Preps (No Wiring)

EXTERIOR

- Vinyl Siding
- Architectural Shingles
- OSB Exterior Sheathing
- 6" Aluminum Fascia
- Vinyl Vented Soffit
- Decorative Front & Rear Exterior Lights
- Single-Hung Low E Vinyl Windows w/ Screens
- 2 Exterior Receptacles
- 2 Exterior Water Faucets
- 36" 6-Panel Steel Exterior Front Door
- 36" 6-Panel Steel Exterior Rear Door
- Housewrap

STRUCTURAL

- 2x6 Exterior Walls
- 2x4 Marriage Walls
- 2x4 Interior Walls
- 1/2" Drywall Glued & Screwed to Walls
- 10" Engineered Truss Floor System
- 6/12 Roof Pitch with Roof Trusses
- 12/12 Roof Pitch with Roof Trusses on Cape Cod Models
- 9/12 Roof Pitch with Roof Trusses on Bonus Ranch Models
- ¾" Tongue & Groove OSB Floor Decking (Attic Decking Included on 12/12 Cape Cod & 9/12 Bonus Ranch Models)
- 12" Overhangs
- R-30 Roof Insulation
- R-19 Wall Insulation

APPLIANCES

- GE 18 CU FT Refrigerator
- GE Self Cleaning Range, Cook Top or Downdraft per Print
- GE Dishwasher