



CARLTON CONSTRUCTION

Model 1 Base Pricing

Cabinet Style: Rainier from the Legend Cabinetry Line (36" Uppers)

<https://legendscabinetry.com/door-styles/rainier/>

Cabinet Location: Kitchen & Bathrooms

Cabinet Color: Stained Birch (Acorn, Canyon, Ember, Flint, Mist)

Cabinet Color: Stained Rustic Birch (Acorn, Canyon, Ember, Flint, Mist)

Cabinet Color: Paint Grade Additional Charge (Glacier, Pebble, White, Granite, Stone)

Countertops: Della Terra Group 3 or lower (Biancone, Blanco Genova, Concrete Grey, Concrete Grey Honed, Denali-N, Ivory White, Ivory White Honed, New Venatino Beige, New Venatino Grey, Pro Cloud, Pro Frost, Pro Storm, Troya)

<https://www.arizonatile.com/products/slab/della-terra-quartz/>

Countertop Location: Kitchen & Bathrooms

Gas Drop Locations: Range, Fireplace, Furnace, Hot Water Heater

Hose Bibs: 2 included

Windows: Sierra Pacific White Vinyl 8000 Series. Includes Patio Slider Door (Pre-Selected Package. No Upgrades available other than switching to a black exterior vinyl.)

<https://www.sierrapacificwindows.com/Product/Detail/Window/Casement/Vinyl/New%20Construction%20Casement%20-%208000%20Series>

LVT on all main level except stairs and bedrooms: Tandem Rigid (Calton Moor, Sterndale Moor, Blackshaw Moor, etc.)

<https://www.tasflooring.com/tandem-rigid/>

Carpet: Dixie Home (Select Colors Per Interior Images)- Bedrooms, Bedroom Closets, Stairs & Bonus Rooms

<https://www.dixie-home.com/>

Wall/Floor Tile: 12"x24" Daltile (Avery Glazed AV17, AV18, AV19, Costar Glazed CT76)
-Can be cut down to smaller pieces to make floor tile designs, niches, etc.

<https://www.daltile.com/product/Avery>

Kitchen Backsplash: Ragno Tile by Syverson 3"x11" (Rewind Brick in Corda, Vanilla, Peltro, Polvere, Tobacco)

(Eden in Cotone, Bianco, Greige, Fango, Ottanio)

<https://midamericatile.com/products/series/rewind/tobacco/62924-2/>

<https://midamericatile.com/products/series/eden/fango/>

Siding Colors: White/Bronze (Will add another color over time)

Siding Profile: Board & Batten LP Smart Side Primed Siding (painted later) White or Terra Bronze. (Pre-Selected Package. No Upgrades Available)

https://lpcorp.com/products/exterior/siding-trim/products/panel-vertical-siding?gclid=Cj0KCQiAmpyRBhC-ARIsABs2EAqVBGvluas5nQVNOKg97t8sn_epCzbdAg_eT-EQERUuqO2w2nzZ3kAaAny-EALw_wcB

Plumbing Specifications:

- Toilets: Gerber White Viper 12 inch Tank ADA Floor Mount
- Fixture Colors: (Stainless Steel, Black, Bronze)
- Zero Entry Tile Shower in Master Bath
- Fiberglass Tub Unit W/Tile Shower Surround in Bath #2
- Fiberglass Tub/Shower Unit in Bonus Room Bath
- Tub/Shower Trim (Delta Trinsic)
- Faucets (Delta Trinsic Single Handle Lav. Faucet)

HVAC Specifications:

- Gas Fireplace Insert (MDV3732-C)
- Furnace (85,000 BTU 95% Rheem Single Stage)
- A/C (3.5 Ton, 13 Seer Rheem)
- Honeywell Programable Thermostats

Insulation: Blow-in/batts throughout whole house. 5" spray foam on bonus room ceiling.
Garage Doors: Midland Model Long Recessed Panel-Insulated Door (Color: Black or White)
-Includes Plain Insulated Windows.

Appliance Package: GE (can upgrade to Bosch or Thermador) All Stainless Steel
GTD645SFN
GYE22GEN
JGSS66EEL
JVM3160RF

Roofing: (Malarkey Vista: Midnight Black)

<https://www.malarkeyroofing.com/products/shingles-overview/vista-ar-shingles/>

Interior Hardware: Satin Nickel

- Front Door (108B) Schlage F58ADD619
- Front Door (108B) Schlage F59LAT619
- Doors (105, 123, 118, 125, 119A, 116B, 204, 203, 122) Schlage F10LAT619
- Doors (107, 103, 101, 112, 202, 201)
- Door (121) Schlage F51ALAT619
- Barn Door (116A) BARN-FL 15
- Doors (102, 106) 218B15
- Pocket Door (119B) 990B619
- Towel Bars, Toilet Paper Holder, Robe Hooks, (Kohler Brushed Nickel)

Lighting: Can Lights Everywhere Except Where Fixtures Specified on Electrical Drawings

- Kitchen Island Pendants (Model: CA9D336A-CH)
- Bathroom Vanity Lights (Model: 45885NI)
- Exterior Wall Sconces (Model: 35016BK)
- Ceiling Fan in Living Room & Master Bedroom (52" Whisenant 5-Blade)

Overhead Garage Doors: Midland Recessed Panel

- Black or White
- Stockton or Stockbridge Windows

<https://www.midlandgaragedoor.com/residential-garage-doors/recessed-panel/>

Front Door: 3' x 0" x 6" x 8" BML-106-09E Designer Smooth Fiberglass Door- External Grille-Left Hand Inswing (Painted White or Black)

Interior Millwork & Trim:

- Painted 3 ½" MDF Door Trim
- Painted 5 ½ MDF Baseboard
- Painted MDF Doors
- Painted Particle Board Shelving in Closets

Stained Faux Beams in Kitchen Ceiling Where Ceiling is Trayed