



impresa
MODULAR

GRAND

FLOOR CONSTRUCTION

2X10 Floor Joists 16" O.C.
3/4" T&G OSB Floor Decking
Insulated Basement Stairwell

EXTERIOR WALLS

2X6 Studs 16" O.C.
Double 2X6 Top Plates
8' Wall Height
Structural OSB Sheathing
Whole House Wind Wrap
Vinyl Siding

INTERIOR WALLS

2X4 Interior Wall Studs 24" O.C.
2X4 Marriage Wall Studs 16" O.C. with OSB Sheathing
Primed 1/2" Smooth Drywall Throughout

ROOF AND CEILING

8' Flat Ceiling
5/12 Roof Pitch with 12" Eaves
Saddle Roof and Porch (Select Models)
Pre-Engineered 40# Roof Trusses 24" O.C.
90 MPH Wind Exposure C Wind Load Design
Ice Shield
Structural OSB Roof Decking
Shingle Over Ridge Vent Ventilation
Vented Vinyl Soffit
Aluminum Fascia
Aluminum Drip Edge on all Roof Edges
Smooth Drywall Ceiling
Architectural Shingles
(Limited Lifetime Warranty)
Synthetic Roof Underlayment

INSULATION

Exterior Walls R-23 Fiberglass Insulation
Ceiling R-38 Fiberglass Batt Insulation

FLOOR COVERING

Congoleum Vinyl Flooring
25 oz. Carpet with Stain Protector
5# Rebond Carpet Pad
Floorte Pro Series 7 (per print)

EXTERIOR DOORS AND WINDOWS BATHS

3/0 x 6/8 6-Panel Fiberglass Door with Nickel Hardware & Composite Jambs at Front & Rear Primed White
Door Pan on Exterior Doors
Low-E Vinyl Insulated Single Hung Argon Filled White Windows – Muller where Applicable
Front & Rear Door Kwikset Lockset with Smart Key
15" Raised Panel Shutters Door Side
Full View Exterior Door with Grids

INTERIOR DOORS AND TRIM

2-Panel Painted White Interior Doors w/ Lever Passage Sets and 3 Mortise Hinges
36" Interior Doors – Where Available
Privacy Locks on Bedroom & Bath Doors
Door Stops
White Wood Colonial Moulding Package
Wire Shelving all Closets
Cabinet over Washer Dryer
Brushed Nickel Hardware

KITCHEN

3/4 Overlay Classic Craft Cabinetry - KCMA Certified
Hardwood 5-Piece French Country Oak, Rustic Elm or Barnwood Oak Mission Flat Panel Doors
Craftsman Cabinet Crown Moulding 42" Height Kitchen Overhead Cabinets
Dovetailed Drawers
Soft Close Undermount Drawer Guides
Laminate Countertops
Stainless Steel Farmers Kitchen Sink Black Metal Faucet with Sprayer
Black Cabinet Pulls
Corner Base Lazy Susan (where applicable)
USB Receptacle II
Pearl Stainless Steel Appliance Package
24 CF SxS Refrigerator, Self Clean Range, 4 cycle Dishwasher
Full Ceramic Backsplash - Range Wall
Single Row Backsplash - Window Wall
Euro Glass & Black Rangehood



Black Metal Faucets
Anti-Scald Valves for Showers & Tubs
Laminate Countertops
Square China Lavs
Elongated Toilets
Lighted Exhaust Fans with Insulated Ducts
Black Vanity Lights
60" One Piece Fiberglass Tub/Shower
4x6 Ceramic Shower
Double Bowl Bath Vanity
Simulated Black Framed Mirrors
Linens with Drawers (where available)

ELECTRICAL

200 AMP Electrical Service with 40/40 Panel Box
2 GFI Exterior Receptacles with In-Use Covers
Light at Front Exterior Door
Light at Rear Exterior Door
Recessed LED Lighting T/O
(Excludes Bedroom Ceiling Lights)
2 Pendant Lights over Island
Smoke Detectors with Battery Back-up
Wire for Electric Range
Carbon Monoxide Detector(s)
Ceiling Fan in Great Room
Electric Doorbell at Front Door

PLUMBING

PEX Water Lines Stubbed Through Floor Drain,
Water and Vents Stubbed Through Floor
Shut Off Valves for all Sinks, Lavs and Toilets
Plumb, Wire and Vent for Washer/Dryer
Recessed Dryer Vent Box
Oetiker Clamps

GRAND
Duette

Sliding Barn Doors
Craftsman Range Hood



LONG LIVE HAPPY HOMES®

Impresa Modular homes are constructed to meet or exceed various state building codes. Equipment, colors, material specifications, prices and model availability are subject to change without notice. Some exterior attachments as shown on elevations are materials required to be supplied locally or installed by others on site. Customized floor plans are available. (rev. 092122)