



Sterling Series Specifications

APPLICABLE BUILDING CODES

- 2013 California Building Code (CBC)
- 2013 California Electrical Code (CBC)
- 2013 California Mechanical Code (CBC)
- 2013 California Plumbing Code (CBC)
- 2013 California Energy Code – Title-24 (CBC)
- 2013 CalGreen (CBC)

EXTERIOR

- 25-Year Owens-Corning Roof Shingles – Class A
- Fiber-Cement Vertical Siding (Non-Combustible)
- 3/8" OSB Exterior Wall Sheathing - Per Plan
- 6-Panel Steel Front Door
- Deadbolt
- In-Swing Steel Rear Fire Door
- 2" x 6" Exterior Walls
- Rough Sawn Window Trim
- Exterior Lights at Doors
- 9' Sidewall Height (Ceiling Height)
- Flat Ceilings throughout
- 3/12 Roof Pitch – As Per Floor Plan
- 7.5" Minimum Fascia
- 20# Roof Load
- Doorbell
- Windows: Material: Vinyl
 Glass: Dual-Paneled
 Efficiency: Low-E
- Insulation Throughout California:
 Walls: R-19
 Floor: R-21
 Roof: R-38

INTERIOR

- 1/2" Finished, Texture, Painting Drywall Throughout
- Painted & Textured Ceiling Throughout
- Rocker-Type Wall Switches
- Rounded Drywall Corners
- 3" Baseboards
- Lever Latch Door Handles
- Denton Carpet (or equivalent)
- 7/16", 7 Pound Rebond Pad
- Hollow-Core Wardrobe Doors per Floor Plan
- Shelf and Pole in Wardrobes
- Dining Room Chandelier
- Heat Registers in Toe Kicks (Kitchen & Bath)
- Attic access
- 2" x 10" Floor Joists, 16" O.C. (Double at Perimeter)
- 2" x 12" Floor Center Beam (or as per plan)
- 23/32" Minimum T&G Plywood Floor Decking

KITCHEN

- 18 CU. FT. Double Door Free Fridge
- Overhead Cabinet Above Refrigerator
- 30" Gas Range
- Lighted Power Hood W/Fan Over Stove
- Solid Wood Cabinet Doors & Face Frames
- Topmount Composite/Stainless Steel Sink
- Formica Counter Tops
- 4" Backsplash on Counter Top
- Crown Molding Over Cabinets
- Adjustable Shelves
- Lined Overhead Cabinets
- Vinyl Flooring
- Drawer-over-door Cabinet Construction

BATHROOMS

- 1.28 Gallon Low-Flow Toilet
- 60" Fiberglass Tub/Shower Combo
- Topmount Sink w/Overflow & Pop-Up Drain
- Raised Lavatory Base in Master Bath
- Elongated China Commodes
- Beveled Mirror Medicine Cabinet
- Mirror & Light Strip Over Lavatory
- Exhaust Fan/Light Combination (or as per plan)
- Banjo Lavatory Top in Half-Bath – Per Plan
- Drawer Bank in Master Bath (Per Plan)
- Nickel Hardware Throughout

UTILITY

- 200 AMP Electrical Panel
- 40 Gallon Water Heater (Gas or Electric)
- Nordyne Forced Air Heater (Gas or Electric)
- Plumb for Washer
- Plumb for Gas Dryer or Wire for Electric
- Programmable Thermostat
- Smoke Detector(s) w/Battery Backup
- Carbon Monoxide Detector(s)
- Canned Lights in Kitchen – Per Plan
- Water Shut-off Valves Throughout

MISC

- Raised Panel Cabinet Doors w/Hidden Hinges
- Solid Wood Cabinet Doors & Face Frames

**Additional Options Available
Current to January 1, 2015**

For your comfort and safety, all of our Sterling Series modular homes are approved and inspected for conformance to the California Building Code (CBC/IBC).

Dimensions are stated to industry standards. Width and length dimensions are nominal and are not to be used for setup of home on site. The square footage is approximate and based upon nominal exterior floor size. Room sizes are measured from floor ends and wall centers.

Because of progressive product improvements, all prices & specifications are subject to change without prior notice or obligation by the factory. Cutting Edge Homes Inc., an independent company that is not an agent of the factory, is the party responsible for your purchase contract and any additions, deletions, alterations, or attachments made to or in your home.

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