

## PRINTABLE INFO SHEET

Series: Beacon Ranch Modular

Model: DB4104-V



## About This Model

Style: Ranch / Bedrooms: 3 / Bathrooms: 1 / Square Feet: 1080

## CUSTOMER CONTACT

Notes:

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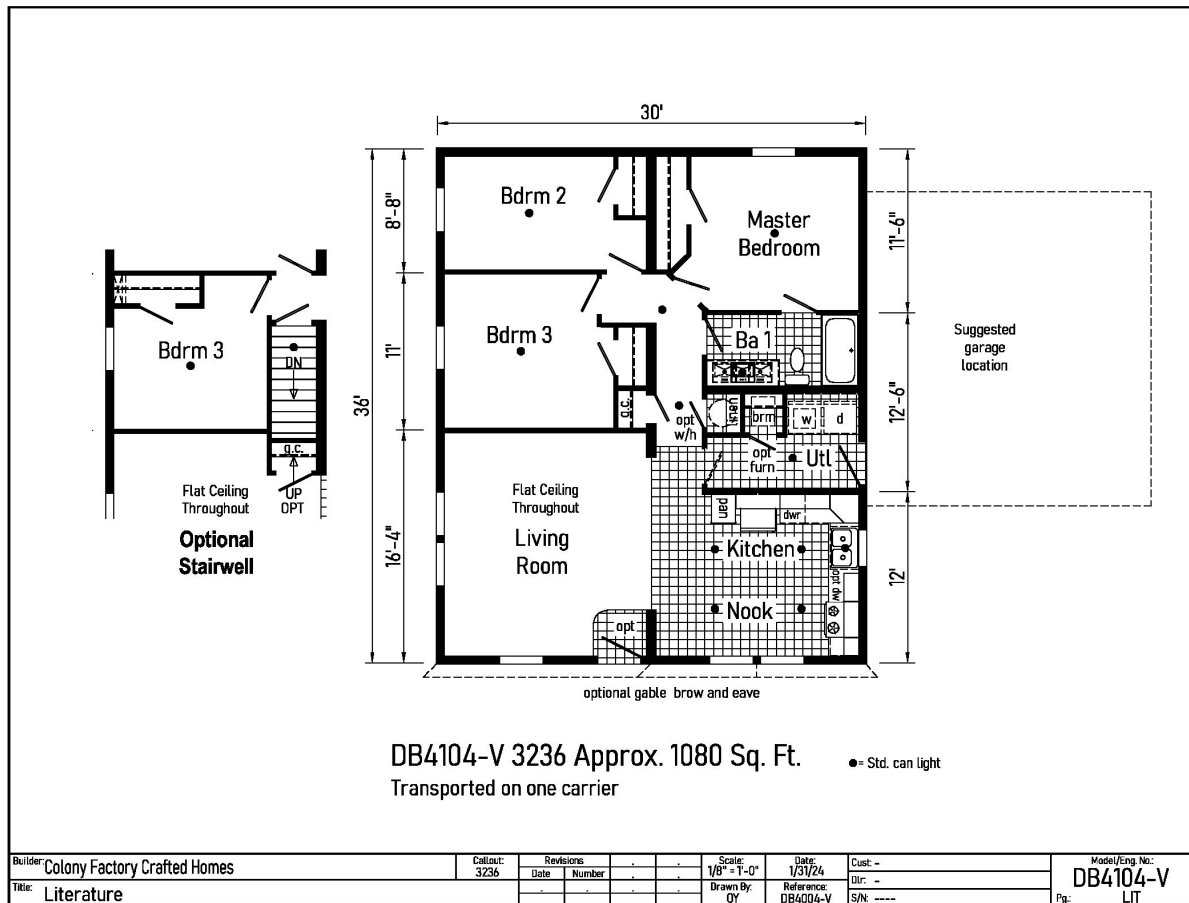
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## Floorplan



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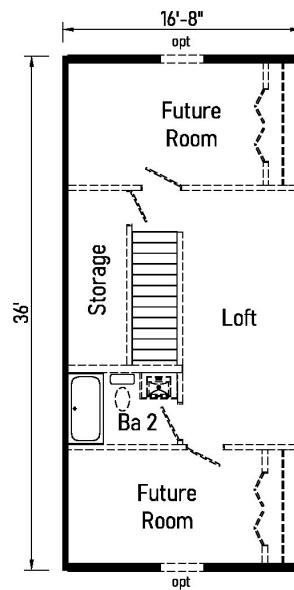
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## Floorplan



Proposed 2nd Floor for  
Optional 12/12 Roof

Proposed Second Floor:  
All design materials and work to be the responsibility  
of the builders on site to local codes. Light, vent, egress,  
heating and plumbing are the responsibility of the builder.

Builder: Colony Factory Crafted Homes	Callout: 3236	Revisions:	Scale: 1"=0" = 1'-0"	Date: 1/31/2024	Client: -	Model/Eng No: DB4104-V
Title: Literature		Date Number	Drawn By: OY	Reference: DB4004-V	Dir: -	LITZ
				S/N: ----		

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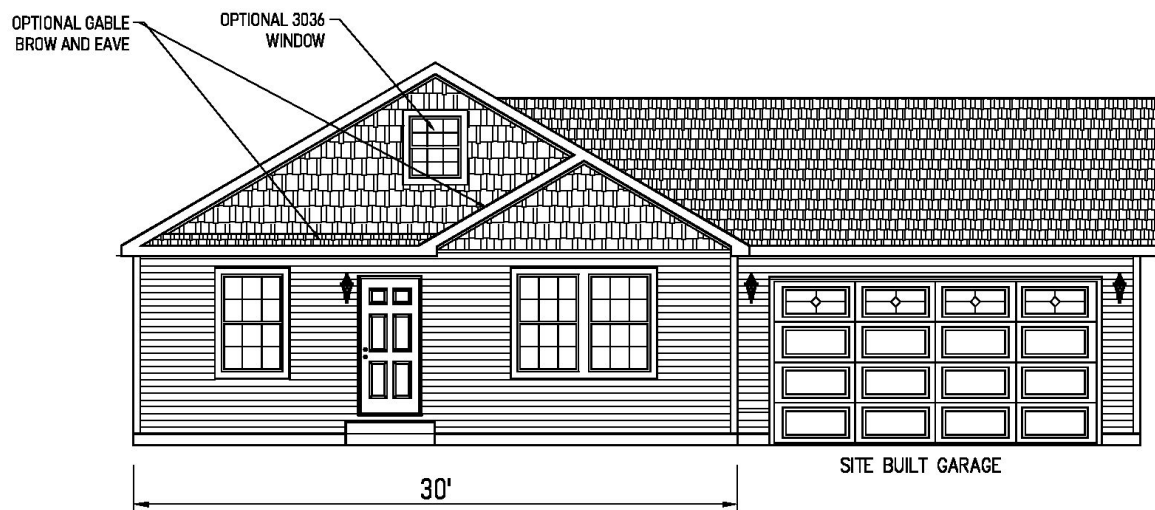
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## Floorplan



### DB4104-V FRONT EXTERIOR ELEVATION

Shown with 7/12 attic roof

SOME FEATURES MAY BE OPTIONAL OR ADDED ON SITE



### DB4104-V FRONT EXTERIOR ELEVATION

Shown with 12/12 roof and dormers

SOME FEATURES MAY BE OPTIONAL OR ADDED ON SITE

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## Standards & Features

### INTERIOR

Flat Ceiling Throughout  
Coveless Smooth Ceiling  
8' Sidewall Height  
Primed Smooth Drywall Throughout  
LED Flush Mount Ceiling Lights  
Pre-Hung Door Jambs  
Mortise Hinges  
Metal Interior Passage Sets  
Floor Mount Door Stops  
Smoke Detectors With Battery  
Back-Up  
Wire Shelving in Guest Closets  
Residential Switches and Receptacles  
White 6-Panel Passage Doors

### EXTERIOR

Patina Square Light at Front Door  
Seeded Glass Light at Rear Door  
Two GFI-Protected Exterior Receptacle  
Vinyl Dutch Lap Siding  
OSB Sheathing Under Siding w/  
Wind Wrap  
5/12 Architectural Shingle Roof  
with 10" Eaves  
Ice Shield  
8" Gable End Overhang  
Ridgevent Roof Ventilation System  
38x82 6-Panel Front Door  
38x82 6-Panel Rear Door  
Schlage Exterior Locksets Keyed Alike  
Mulled Vinyl Insulated Windows w/Grids Low-E with Argon

### EXTERIOR (continued)

12" Raised Panel Shutters on Front  
Door Side

### CONSTRUCTION

2x10 Transverse Floor on 16" center\*\*  
2x6 Exterior Walls on 16" Centers\*\*  
&frac34;" T&G OSB Floor Decking  
40# Roof Load  
90 Mile Exposure C Wind Load Design

### KITCHEN

30" Deluxe Black Gas Range  
Power Range Hood with Light  
18 Cubic Foot Black, No-Frost Refrigerator  
Stainless Steel Sink - 33x19x7  
Structured Flow Hi-Rise Faucet  
1 USB Receptacle

### BATHS

60" 1-Piece Fiberglass Tub/Showers  
1.6 Gallon Per Flush Elongated Toilets  
China Stool, Tank and Lid  
Lighted Vent Fan in Each Bath  
Structured Flow Faucets  
Square China Lav Sinks  
Anti-Scald Faucets in Tub/Shower  
Shower Drain w/ Removable Strainer

### CABINETRY

Mission Style Cabinet Doors  
Premium Cabinetry  
Brushed Nickel Cabinet Hardware  
Crown Moulding on Kitchen Cabinets  
Lined Overhead Cabinets

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## Standards & Features (continued)

### CABINETRY (continued)

42" Overhead Cabinets  
Laminate Countertops & Backsplash  
Soft Close Concealed Cabinet Hinges  
Dovetail Drawers  
Soft Close Drawer Guides  
Base Shelves in Base Cabinets  
Base Shelf in Vanities  
36" High Bath Vanities

### UTILITIES

Perimeter Heat Registers & Boots  
Plumbed and Wired for Washer  
Wired for Dryer  
200 AMP Electrical Service  
Copper Wiring Throughout  
Programmable Thermostat  
Exterior Water Faucet  
Water Shut-off Valves - Where Available  
Telephone Jack

### FLOORING

Choice of Various Styles of Textured Carpet:  
-Standard 18 oz. Lucerne/Innovations  
-Upgrade Styles Available  
Rebond Carpet Pad with Tackstrip  
Carpet Installation  
DiamondFlor & Vinyl Floor Coverings

### BEDROOMS

Switched Receptacle  
Egress Window Each Bedroom  
Wire Shelving in Wardrobes

### BEDROOMS (continued)

Switched Light in All Walk-In Closets

### INSULATION

R-19 Fiberglass in Walls  
R-31 Avg. Blown in Ceiling

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