

***“Essential”* Series by** Holmes Building Systems



The following floor plans & elevations are for illustration purposes only. Refer to working drawings for actual dimensions.



Structural Features

- R 30 Batt Insulation in Ceilings
- R-19 Insulation in Walls
- Wind Zone 115 VULT
- OSB Floor Decking 23/32"
- (2 X 10) Floor Joist 16" OC
- (2 X 6) 8' Sidewalls 16" OC
- (2 X 6) Top & Bottom Plates
- (2 X 4) 8' Double Marriage Walls
- Engineered Roof Systems
- 5/12 Roof Pitch

Plumbing

- Water Shut-Off Valves
- Pex Plumbing System
- 50 Gallon Water Heater
- Exterior Frost-Free Water Faucet (1 @ STD Location Per Plan)
- Whole House Water Shut-Off
- Washer Hook-Up
- Kitchen Pull Out Faucet

Baths

- 60 x 43" Fiberglass Shower, M/Bath (Per Plan)
- 60" Fiberglass Tub/Shower, Hall Bath
- White Shaker Style Vanity Cabinets
- 36" High Lavatory(s) in M/Bath
- 36" High Lavatory in Bath 2
- Towel Bar/Tissue Holder All Baths
- Dual Lever Bath Faucets
- Cultured Marble Lavatories in Baths

Exterior Features

- D5 Vinyl Siding
- 15" Raised Panel Shutters
- 7/16" OSB Wrap Exterior Walls
- 36" 6 Panel Front Door w/No Storm
- 36" 6 Panel Rear Door w/No Storm (Per Plan)
- 12" Eave Overhangs (All Sides)
- Grid-less Insulated Windows
- House Wrap
- Limited Lifetime Architectural Shingles

Kitchen

- S/S 18 CF Refrigerator
- S/S 30" Coil Top Range and Rangehood
- S/S Spatter Guard Behind Range
- S/S Dishwasher
- Stainless Steel Double Bowl Sink
- Laminate Countertop w/ Laminate Backsplash & Ideal Edging
- 30" Overhead Cabinets w/Matching Cove Molding
- Shaker Style Cabinets
- Kitchen Island White Shaker Style Cabinets

Flooring

- 25 oz. Carpet w/ Pad & Tack Strip (Shipped Loose)
- 6 lb. Re-Bond carpet Pad
- Congoleum Vinyl Flooring in Designated Areas (Per Plan)

Interior Appointments

- 1/2" High Strength Sheetrock Ceilings w/Smooth Finish
- (2 X 4) Interior Wall Construction
- 36" Interior Doors M/Bedroom, MBR Closet & M/Bath
- Mortised Door Hinges
- 3 1/2" Crown Molding
- 6" Baseboard Molding
- 2 1/4" Window/Door Casing
- Metal Shelf over Washer/Dryer
- Finished 1/2" Sheetrock Thru-out
- Lever Interior Door Hardware

Electrical

- Surface Mount LED Recessed Light Ceiling Fixtures T/O
- Exterior Light @ Exterior Doors
- Exterior Electrical Outlet (@ Exterior Doors)
- 200 AMP Panel Box
- Smoke Detector Systems
- Dryer Hook-up with recessed exhaust box
- 1 1/4" Conduit Running Down from Electrical Panel Box for Future Use

Popular Options

- 150 VULT Wind Zone
- 30" Smooth Top S/S Range
- 25 CF Side by Side Refrigerator S/S w/Icemaker
- S/S Spacesaver Microwave
- 7/12 Roof Pitch
- Sliding Glass Door(s)
- (2) Pendant lights w/ Separate Switch over Kitchen Island
- Congoleum Vinyl Floor ILOCarpets in Family Room
- Vinyl Plank Flooring (Ship Loose)



Essential Series Décor Choices

Shaker Style Kitchen & Bath Cabinets

BLACK RAVEN



WHITE



Door & Drawer Brushed Nickel
Knob Cabinet Hardware



Optional Kitchen 3" x 5"
White Ceramic Subway
Tile Backsplash



Laminate Countertop with Square Edging

Calcutta Marble- 3460



Fantasy Marble- 9302

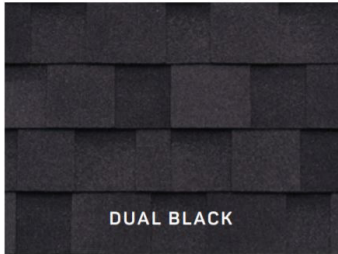


Antique Mascarello- 3466



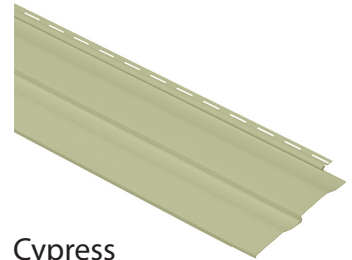
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Essential Series Décor Choices

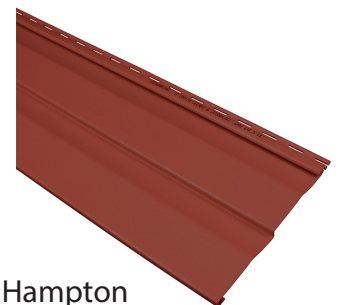
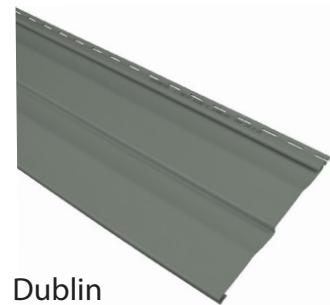
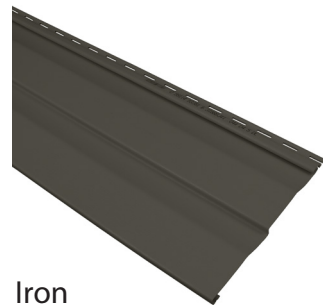
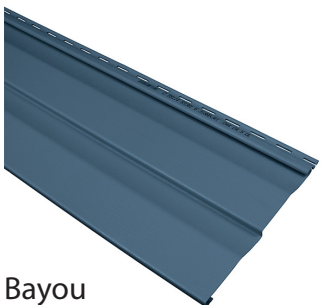


Limited Lifetime Warranty Architectural Shingles

Double 5 DL Vinyl Siding



Upgrade Double 4.5 DL Vinyl Siding



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Essential Series Décor Choices

Vinyl Shutter Selections



Green



Brown



Blue



Black

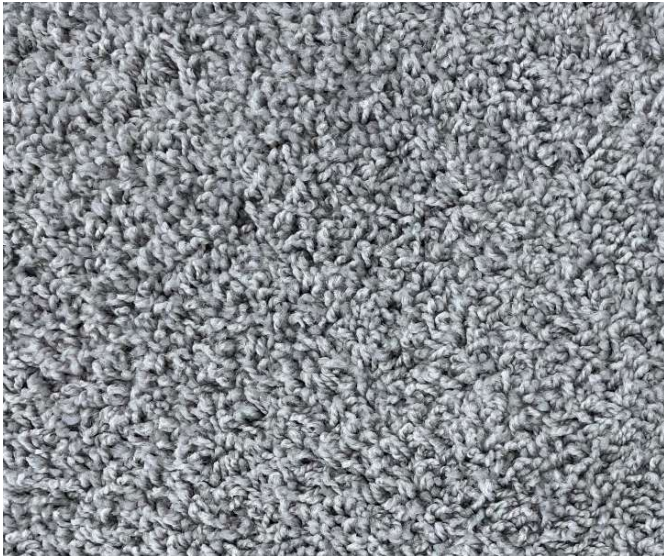
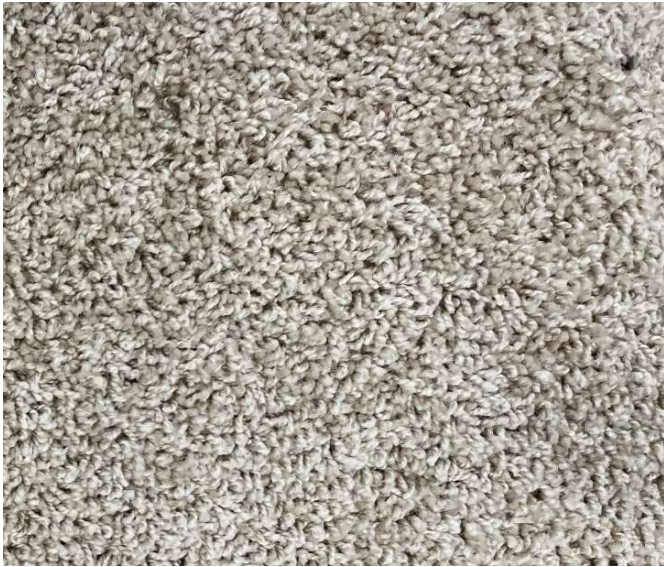


Cranberry

Essential Series Décor Choices

25oz Carpet

TAN



GRAY

Congoleum Vinyl Flooring



LX 277 Barn Wood
Greige

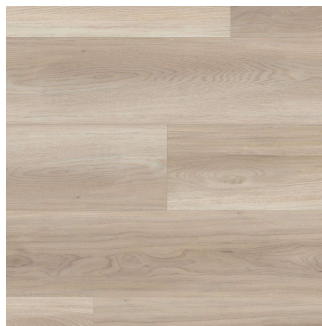


LX 275 Barn Wood
Vintage White

Optional Vinyl Plank Flooring



154 Almond Oak



5091 Lighthouse



556 Smoky Oak

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Essential Series Bath Standards

Hall Bath 60”
Fiberglass
Tub/Shower

White Square Bowl Cultured Marble Bath Vanities



60” x 43” One Piece Fiberglass Tiled Shower Unit
with Bench Seat and Glass Door



Essential Series by Holmes Building Systems

Essential Series Kitchen Features

STD Stainless Steel Spacesaver
Microwave



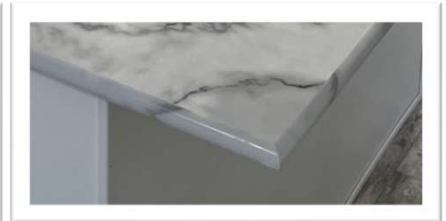
STD Double Bowl Stainless
Steel Sink



STD Stainless Steel Dishwasher



STD Laminate Countertop with
Ideal Edge



OPTIONAL
Stainless Steel 25 Cu.Ft.
Refrigerator



OPTIONAL
Stainless Steel 30" Smooth Top
Range





Your Approved Holmes Building Systems Builder



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