

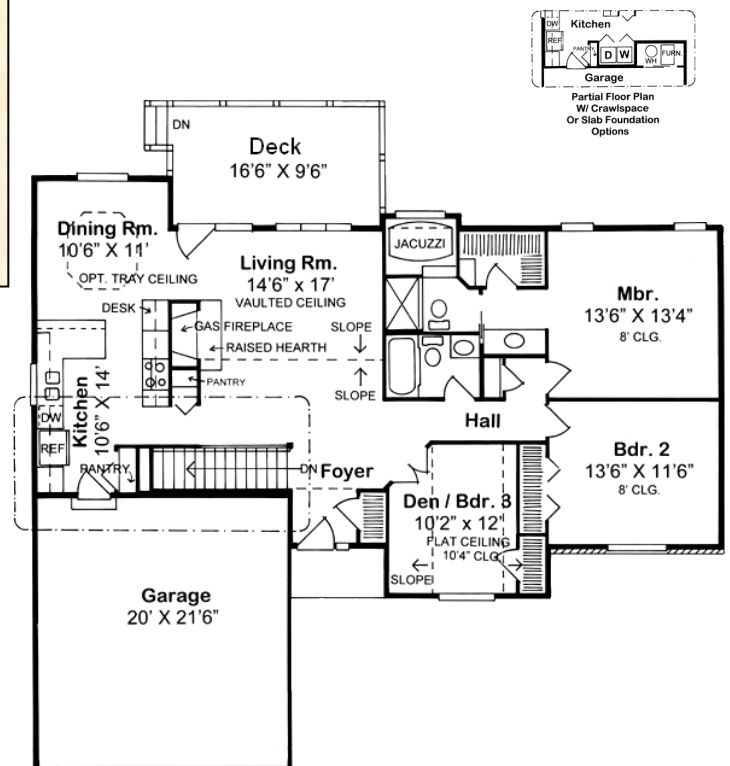


### Specifications

Main Living Area:	1,492 sq.ft.	Porch:	30 sq.ft.
Garage area:	462 sq.ft.	Deck:	172 sq.ft.
House Width:	56'	Formal Dining Room:	Yes
House Depth:	48'	Fireplace:	Yes
Bedrooms:	3	Main Ceiling Height:	8'
Full Baths:	2	Foundation:	B, C, S
Max Ridge Height:	19'	Walls:	2x6
Primary Roof Pitch:	8/12	Plan#:	34150

### Graceful Shapes

The peaked roofs, special windowing and covered entry give this home its well-bred appeal. Entrepreneurs and work-at-home professionals appreciate the dramatic Palladian window in the home office, and the living room is casual with fireplace and sloped ceiling. The dining area takes on a formal facade with octagonal ceiling treatment. Outfitted with breakfast counter, compact cabinetry and cook space, the kitchen sees plenty of action.



Photos or renderings will vary from actual plan.



## Oaks Home Collection

***Your Oaks home package will include these basic package components:***

*(Upgrades and substitutions are available on most components)*

### **Exterior Shell Package**

- Blueprints
- Treated sill plates
- Floor joists and rim joists
- 3/4" plywood floor
- 2"x6" wall framing
- OSB wall sheathing
- Building wrap
- Roof rafters or trusses per plan
- OSB roof sheathing
- Fiberglass roofing shingles
- Aluminum drip edge
- Roofing felt
- Roof ventilation
- Insulated windows
- Exterior trim
- Fiber cement siding
- Fiber cement soffit & fascia
- Fiber cement trim
- Gutters and downspouts
- Insulated exterior doors
- Exterior locksets
- Nails and hardware

### **Interior Package**

- R-19 wall insulation
- R-30 ceiling insulation
- Insulation baffles
- Drywall,
- Drywall finishing materials
- Colonist primed interior doors
- 2 1/4" fingerjoint Colonial casing
- 3 1/4" fingerjoint Colonial base
- Shelving & closet rods
- Privacy and passage locks
- Fasteners and adhesives

### **Kitchen and Bath Packages**

- Timberlake Tahoe Kitchen cabinets
- Post-formed laminated countertop
- Stainless steel double bowl sink
- Timberlake Tahoe Bathroom vanities
- Cultured marble vanity tops
- Bath cabinets & mirrors
- Tub/shower units



***The following materials and services are not supplied by 84 Lumber:***

- Foundation
- Steel beams or columns
- Brick
- Stone
- Stucco
- Plumbing
- HVAC
- Electric
- Finish flooring

***To order plans call 1-800-359-8484, or see your local 84 Lumber associate.***