Spacious and elegant

While the second floor ensures maximum privacy, the first floor is all about being together. A formal living room lies beside the foyer, continuing on to the dining room. The efficient kitchen, complete with a bay window and cooktop island, opens to a cozy breakfast area. Built-in storage abounds on the second floor, sharing space with four bedrooms and two baths.

Photos or renderings will vary from actual plan.
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 ¼” fingerjoint Colonial casing
- 3 ¼” 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
- Plumbing
- HVAC
- Electric
- Finish flooring

The following materials and services are not supplied by 84 Lumber:
- Foundation
- Steel beams or columns
- Brick
- Stone
- Stucco

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