

BORREGO RIDGE SPECIFICATIONS **PINE, SPRUCE, FIR - TOWNHOME**

CUSTOM QUALITY CONSTRUCTION

- Truss joist floor systems
- 2x6 @ 16" O.C. exterior walls
- 2x4 @ 16" O.C. interior walls
- 22/32" T&G strand board floor sheathing, glued and screwed to floor joists
- 3/8" strand board wall and roof sheathing
- Pre-engineered roof trusses & T.J.I. joists
- R-44 attic insulation
- R-22 wall insulation
- Double 2x4 @ 16' O.C. party wall construction
- Unfinished basement, framed floor to ceiling with 2x4 on 24" centers and insulated floor to ceiling
- Fully excavated basement with poured concrete walls, floor, and garage floor
- Damproofing on walls surrounding walkout space

EXTERIOR

- Double pane, Low E, Sol. R, vinyl clad, maintenance free windows throughout
- Steel entry doors with deadbolt locks on direct access door
- Cedar clad garage door
- Asphalt shingle roof
- Exterior vinyl siding
- Smart board accents and trims
- Rough Sawn Timber Truss accents and entry roof
- Aluminium fascia
- Manufactured stone facing (as per plan)
- Pre-finished aluminium soffit
- All weather wood decking on deck (as per plan)
- Square timber deck rails and accents
- Exposed aggregate front entry landing
- Entire lot restored to loam and seeded
- Landscaping and irrigation (as per plan)
- Paved asphalt driveway

Borrego Ridge Specifications
Pine - Townhome

PLUMBING, HEATING, ELECTRICAL & MISCELLANEOUS

- Propane gas forced air furnace (size as required)
- Upgraded 50 gallon US hot water tank
- Stainless steel kitchen sink
- Brushed chrome lever faucet and vegetable sprayer
- 1.5 gallon water saver toilets
- Almond colored bathtub and toilets
- Brushed Chrome bath hardware
- Almond vanity basins
- Pressure balancing bath taps and faucets
- One piece soaker tub with shower head in main bath
- Private ensuite off master bedroom
- Separate four foot shower with one seat in master ensuite
- Clear glass shower door with chrome trim in master ensuite
- Dual showerheads in Master Ensuite. One rain and one telescopic
- All bathrooms vented to exterior through electric fans
- Distinctive cedar clad Garage door 8' high x 9' wide
- Garage door opener
- Keyless garage door entry
- Ceiling fan in living room
- Two exterior electrical outlets
- One exterior lawn service tap
- Vinyl coated wire shelving in all closets
- Electronic smoke alarm system
- Built in hood fan/microwave over the range and vented to exterior
- Freezer outlet in basement
- All homes pre-wired for telephone and cable T.V.
- Roughed in gas line to BBQ (on deck)
- Roughed in gas line to kitchen for gas range
- Central air conditioning rough in
- Pot filler rough in
- Water line for refrigerator rough in
- Central Vacuum system rough in
- Security system rough in
- Under cabinet lighting in kitchen rough in

Note: Should supply of any item become a problem, Schickedanz reserves the right to substitute with another, of at least or equal quality, at its own discretion.

In order to offer our valued customers the best possible specification package, Schickedanz reserves the right to change specifications without notice.

July 1, 2007

Borrego Ridge Specifications
Pine - Townhome

INTERIOR FINISHING

- All ceilings-textured throughout
- 1 prime, two coats, latex wall paint throughout
- Embossed 6 panel painted doors
- Wide profile Shaker style baseboards & casings – painted
- Fir/pine wall mount handrails (as required)
- Wood stair rail and floor rail (as per plan)
- Distinctive flat panel alder Kitchen & Bathroom cabinetry
- Lower light valance on kitchen cabinetry
- Arborite countertops with wood edging in Kitchen & Baths
- Full height ceramic tile back splash in kitchen
- Distinctive Black Appliance package including self cleaning range, dishwasher, hood fan/ microwave (over the range), and fridge
- Linen Closet/Pantry on Kitchen level
- Separate master ensuite equipped with four foot, one seat shower stall
- Clear glass shower door with chrome trim in master ensuite
- One piece soaker tub in main bath with shower head and full tile surround
- Medicine cabinet in main bath and master ensuite
- Distinctive Brushed Chrome door hardware
- Distinctive Brushed Chrome lighting package (as per plan)
- Tiled Front entry
- Berber carpet over 3/8", 7 lb foam underlay on stairs, landings, living room, hallways, and bedrooms
- Upgraded Laminate floors in Kitchen, Dining Room, and Powder Room
- Lino floors in main bathroom and master ensuite
- Environmentally friendly propane fireplace in great room (as per plan)
- Distinctive wood fireplace mantle with ceramic tile facing
- Garage fully insulated, dry walled and finished with one coat of paint
- 11' ceiling in living room (as per plan)
- Convenient laundry hook-ups in basement

Borrego Ridge Specifications

Spruce - Townhome

INTERIOR FINISHING

- All ceilings-textured throughout
- 1 prime, two coats, latex wall paint throughout
- Knotty pine six panel raised doors stained and lacquered
- Wide profile baseboards & casings painted
- Fir/pine wall mount handrails (as required)
- Wood stair rail and floor rail (as per plan)
- Upgraded Distinctive raised panel alder kitchen & bathroom cabinetry
- Crown molding and light valance on kitchen cabinetry
- Granite countertops and under mount sink in kitchen
- Full height upgraded slate back splash in kitchen
- Distinctive Stainless Steel Appliance package including self cleaning range, dishwasher, side by side fridge with water dispenser/ice maker, hood fan, microwave (over the range)
- Linen Closet on kitchen level
- Arborite countertops with wood edging in bathrooms
- One piece soaker tub in main bath with shower head and full slate surround
- Master Suite equipped with four foot, one seat shower stall
- Dual showerheads in Master Ensuite. One rain and one telescopic
- Clear glass shower door with oil rubbed bronze trim in master ensuite
- Upgraded Slate backsplash over vanities, tubs and showers
- Medicine cabinet in main bath and ensuite
- 11' ceiling in living room
- Convenient laundry hook-ups in basement
- Distinctive oil rubbed bronze upgraded lighting package (as per plan)
- Upgraded slate floors in front entry, main bath and ensuite
- Hardwood floors on stairs from entry to living room, powder room, dining room, kitchen, living room and connecting stairs
- Upgraded cut berber carpet over 3/8", 10 lb foam underlay in bedrooms, hallways, and stairwell to upper
- Environmentally friendly propane fireplace in great room (as per plan)
- Culture stone facing on fireplace to mantle height
- Upgraded distinctive timber fireplace mantle
- Garage fully insulated, dry walled and finished with one coat of paint
- Upgraded Oil Rubbed Bronze taps and shower heads
- Upgraded Oil Rubbed Bronze door hardware

Borrego Ridge Specifications
Spruce - Townhome

PLUMBING, HEATING, ELECTRICAL & MISCELLANEOUS

- Propane gas forced air furnace (size as required)
- Upgraded 50 gallon US hot water tank
- Stainless steel under mount kitchen sink
- Oil Rubbed Bronze lever faucet and vegetable sprayer
- 1.5 gallon water saver toilets
- Almond colored bathtub and toilets
- Oil rubbed bronze bath hardware
- Almond vanity basins
- Pressure balancing bath taps and faucets
- One piece soaker tub with shower head in main bath
- Private ensuite off master bedroom
- Separate four foot shower with seat in master ensuite
- Dual showerheads in Master Ensuite. One rain and one telescopic
- Clear glass shower door with oil-rubbed bronzed trim in master ensuite
- All bathrooms vented to exterior through electric fans
- Distinctive cedar clad Garage door 8' high x 9' wide
- Garage door opener
- Keyless garage door entry
- Ceiling fan in great room
- Two exterior electrical outlets
- One exterior lawn service tap
- Vinyl coated wire shelving in all closets
- Electronic smoke alarm system
- Built in hood fan/microwave over the range and vented to exterior
- Freezer outlet in basement
- All homes pre-wired for telephone and cable T.V.
- Roughed in gas line to BBQ (on deck)
- Roughed in gas line to kitchen for gas range
- Central air conditioning rough in
- Pot filler rough in
- Water line for refrigerator rough in
- Central Vacuum system rough in
- Security system rough in
- Under cabinet lighting installed

Note: Should supply of any item become a problem, Schickedanz reserves the right to substitute with another, of at least or equal quality, at its own discretion.

In order to offer our valued customers the best possible specification package, Schickedanz reserves the right to change specifications without notice.

July 1, 2007

Borrego Ridge Specifications
Fir - Townhome

INTERIOR FINISHING

- All ceilings-textured throughout
- 1 prime, two coats, latex wall paint throughout
- Rounded drywall corners
- Knotty pine six panel raised doors stained and lacquered
- Wide profile knotty pine Shaker style baseboards and casings, stained & lacquered
- Fir/pine wall mount handrails (as required)
- Wood stair rail and floor rail (as per plan)
- Framed Knotty Pine mirrors in bathrooms Stained and lacquered
- Upgraded Distinctive raised panel Alder cabinetry in kitchen & baths
- Glazed finish on all cabinetry
- Crown moldings and light valance on kitchen cabinetry
- Pantry with wire shelving and glass door in kitchen
- Distinctive Stainless Steel Appliance package including self cleaning gas range, dishwasher, hood fan, side by side fridge with ice maker/water dispenser, & microwave over the range
- Instant Hot water tap in Kitchen
- Convenient pot filler faucet over gas range
- Granite or Quartz countertops in kitchen and baths
- Under mount Black Blanco Siligrant sink in kitchen
- Full height upgraded Slate tile back splash in kitchen
- Vessel sink in Master ensuite
- Four foot shower with one seat in Master Ensuite
- Dual showerheads in Master Ensuite. One rainfall and one telescopic
- Soft close toilet seats in all bathrooms
- One piece soaker tub in main bath with shower head and full slate surround

Borrego Ridge Specifications
Fir - Townhome

INTERIOR FINISHING (con't)

- Upgraded slate backsplash over vanities, tubs and showers
- Electrically Heated slate floors in main bath and ensuite
- Upgraded oil rubbed bronze taps
- 11' ceiling in living room
- Upgraded lighting package (as per plan)
- Hardwood floors on stairs from entry to living room, powder room, dining room, kitchen, living room and connecting stairs
- Upgraded 12" x 12" slate tile in front entry and bathrooms
- Upgraded oil rubbed bronze cabinet pulls and door handles
- Upgraded Stainmaster cut Berber carpet over 3/8, 10 lb foam underlay on stairs, hallway, and bedrooms
- Medicine cabinet in main bath and master bath
- Environmentally friendly propane fireplace in living room (as per plan)
- Full height culture stone fireplace facing
- Upgraded distinctive timber fireplace mantle
- Garage fully insulated, dry walled and finished with one coat of paint
- Security system installed
- Central Air Conditioning installed
- Central Vac installed
- Washer & dryer installed in basement