The Aestas II

Presented by Atlas Premium Homes

Total Size - 1600 sq.ft.

Main Floor - 744 sq.ft.

Second Floor - 856 sq.ft.

DISCLAIMER:
All information is subject to errors and omissions and are intended for marketing purposes only. Because Atlas Premium Home Development Ltd. is a CUSTOM HOME BUILDER dimensions can and will vary. Model shown may vary from available home. Please refer to contracted builder documents. Reproducing or copying plans in any way in not permitted.

ATLAS
PREMIUM HOME DEVELOPMENT
Premium Specification Package

Energy Efficient Construction
- R60 attic insulation
- R22 exterior wall insulation
- R20 basement wall insulation
- Windows - Triple pane P.V.C "Low E" argon gas filled
- High efficiency furnace
- 50 gallon high efficiency hot water tank
- HRV system
- Humidifier
- One direct vent gas fireplace

Siding
- Vinyl siding
- Standard colors provided

Roofing
- 25 year architectural asphalt shingles

Exterior Doors
- Front exterior door includes one light and is white in color
- Remaining exterior doors to be metal paneled in compliance with A.B.C

All flat work poured in high strength standard concrete
- Driveway
- Basement pad
- Sidewalks
- Garage pad

****All items as per builders specifications****

Exterior Front Entry Steps
- Composite decking
- Aluminum railing

Exterior Plumbing
- 2 hose bibs

Exterior Lighting
- Exterior LED pot lights as per custom plan
- Exterior wall mounted light as per custom plan

Garage
- Standard 16ft. x 8ft. white garage door
- Belt drive operator
- 2 garage door openers, one key less entry pad and interior wall mount remote

Lighting
- Owners custom package with generous finished sq ft allowance

Plumbing
- Shower door included
- Custom fixture selection

Electrical
- All LED pot lights and other fixtures located as per custom plan
- TV outlets as per custom plan
- Telephone/data as per custom plan

Painting
- White primary trim color
- One primary wall color of primer and two coats

Railings
- Paint grade railings with metal spindles as per plan
- Paint grade handrails and wall mount brackets

Flooring
- Owners custom package with generous finished floor area allowance
- 6" tile border around showers
- Tile splash included

Cabinets
- Owners custom package with generous door and drawer handle allowance
- Countertop - 1 1/4" standard granite or quartz

Appliances
- Appliance allocation available

Premium Finishing Package
- Hollow core interior doors paint grade
- 3 piece bathroom hardware per bathroom
- 3" paint grade casing
- 4" paint grade baseboard
- Built-in paint grade shelving organizers
- One custom designed built-in mantle or wall unit
- Master closet organizer