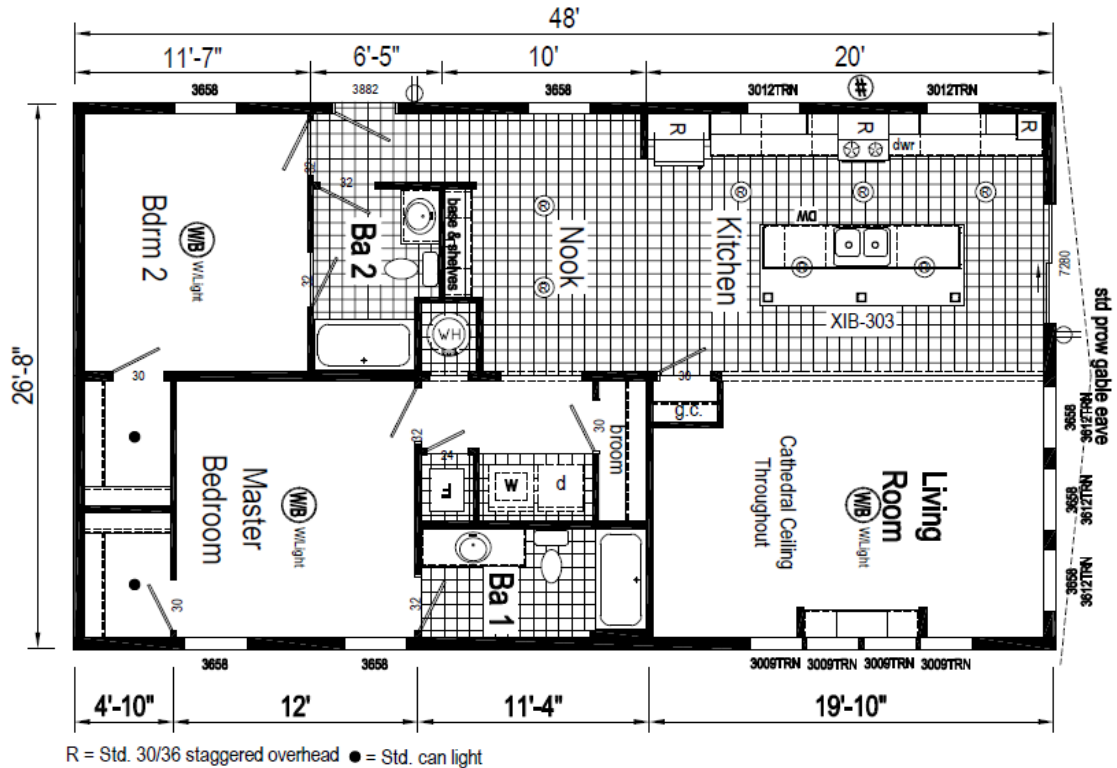


MidCountry Homes - Retreat (HUD)

28' x 48' | 1,280 Sq. Ft. | 2 Bed, 2 Bath

This is a GREAT DEAL on a home you can have delivered IMMEDIATELY!



Model As Shown \$107,348

Price includes tax, delivery within 50 miles of Barnum, set on owner's foundation, & carpentry work complete to move-in condition.

It does not include site work, foundation, water/sewer, electrical, plumbing/heating, skirting, steps/decks, or permits.

*All prices are estimated project costs and are subject to change pending site location or condition, building materials, fuel costs, etc.

This model has many upgraded features including:
(these upgrades are included in price)

- Cathedral roof pitch w/vaulted ceilings
- 8' Sidewalls
- R-38 Attic insulation, R-22 floor and R-19 exterior wall insulation
- Carpet & vinyl flooring package
- Barnwood Oak Mission Flat Panel Cabinets
- Lighting package
- Upgraded faucets throughout
- Black appliances; refrigerator, electric range, dishwasher and microwave range-hood installed
- Gas furnace
- 50 gal electric water heater



Sales Center: 3680 Alan Syverson Dr. | Barnum, MN 55707
218-389-3335 | www.newidealhomes.com

Updated December 2020

Westlake Multi-Section - INCLUDED FEATURES

Interior

Primed Drywall Throughout
- Orange Peel Finish
8'-0" Flat Ceiling
- Orange Peel Finish
Alabaster Glass Pendant Light in Nook
Langford 5-Arm Brushed Nickel Dining Room Light
2-Panel White Painted Craftsman Interior Doors
Pre-Hung Doors with Mortise Hinges
Metal Interior Passage Sets
Window Valances
1" Mini Blinds Throughout
Smoke Detectors with Battery Back-Up
Wire Shelving in Closets
White Painted Mouldings Throughout

Exterior

Patina Coach Light at Front Door
Patina Lantern Light at Rear Door
Vinyl Dutch Lap Siding
Vinyl Insulated Windows with Low-E Glass
Lineals Front Door Side
One GFI-Protected Exterior Receptacle
O.S.B. Sheathing
Fixed Roof
12" Overhangs & Eaves
3-Tab Shingles
Ridge Vent Roof Ventilation System
Ice Shield
3/0x6/8 Steel 6-Panel Front & Rear Door w/ Deadbolt
Keyed Alike Locksets

Kitchen

Brushed Nickel Ceiling Fixture
Empire Brushed Nickel High Rise Faucet with Sprayer
Stainless Steel Sink 33x22x8
One USB Receptacle
30" Free-Standing Gas Range
Power Range Hood with Fan & Light
18 Cu. Ft. Frost-Free Double Door Refrigerator

Construction

Transverse Floor System on 16" Centers**
3/4" OSB Decking**
2x6 Floor Joist on 28 Wide Models
2x6 Exterior Walls on 16" Centers**
82" Window Headers
30# Roof Load

Baths

60" Fiberglass Tub/Showers
Tub/Shower Curtain & Curved Rod
1.6 Gallon Per Flush Elongated Toilets
China Stool, Tank, & Lid
China Sinks with Overflows & Pop-Up Drains
Bevel Edge Mirrors
Brushed Nickel Strip Light over Bath Vanities
Empire Brushed Nickel Faucets
Anti-Scald Valves on Showers & Tubs



Cabinetry

Evermore KCMA Certified Cabinetry
Hardwood Mission Cabinet Doors with Full Overlay
Hardwood Cabinet Face Frames & Stiles
Brushed Nickel Cabinet Hardware
Hidden Cabinet Hinges
30"/36" Staggered Overhead Cabinets
Center Shelf in Base Cabinets
Adjustable Shelves in Overhead Cabinets
75# Undermount Drawer Guides
Laminate Countertops with Crescent Edge
4" Laminate Backsplash
36" High Vanities with Base Shelf

Utilities

100 AMP Electrical Service
Plumb & Wire for Washer
Wire & Vent for Dryer
Main Water Shut-Off Valve
One Exterior Water Faucet
30 Gallon Electric Hot Water Heater with Pan
Air Ready Gas Furnace
5-Wire Thermostat
Copper Wiring Throughout
Nail on Boxes

**Spacing for Framing Members may vary due to Design Requirements

Insulation

R-11 Fiberglass Insulation in Floor
R-19 Fiberglass Insulation in Walls
R-30 Avg. Blown Insulation in Ceiling

Flooring

Choice of Mantra or It's Cozy SHAW Carpet with ShawGuard Carpet Protector
Rebond Carpet Pad with Tackstrip
Carpet Installation
LuxFlor No-Wax Vinyl Floor Coverings

Bedrooms

Switched Receptacles
Wire Shelving in Wardrobes
Switched Light in All Walk-In Closets

Modular Conversion Features:

Construction

Delete Frame
2x10 Floor Joist, Double Rim Joists
2x Bottom Plates
Double 2x Top Plate Exterior Walls
2x Top Plate Interior Walls

Comfort

Double Low-E Argon Gas Windows
R-38 Ceiling Insulation
House Wrap
Delete Floor Insulation

Convenience

2-10 Extended Warranty
200 Amp Service
Thermostat Wire
Delete Furnace, Heat Ducts, Boots & Registers
Gas Lines Stubbed
Drain Lines Stubbed
Delete Water Heater

