

# Old Fashion Features

*Centennial Homes are built with the name brands you know and trust*

## Excavation:

Clearing of Lot, Removing Stumps  
Digging/Backfill for Foundation  
Final Grade –  
2B Stone or Modified for Driveway (50' x 10' x 4')

## Crawl Space:

Vapor Barrier  
Crawl Space Light  
Crawl Space Vents and Screens  
Concrete Footers including Rebar 8" x 16" Concrete Block  
6 Courses Parged and Tarred  
Crawl Space Access Door

## Optional Full Foundation:

Vapor Barrier  
36" [Therma Tru®](#) Steel Insulated Entry Door (Above Ground Basement Only)  
Lighting, Outlets  
Concrete Block-12 courses above nominal grade  
Lolly Columns, According to Plan  
Anchor Bolted

**Concrete Slab:** 4" Concrete with Fiberglass over 4" Stone w/Vapor Barrier

## Interior:

Windows- Vinyl, Maintenance Free, Double Pane with Low-E Argon Gas, Double Hung with screens.

Doors- [Therma-Tru®](#) Steel-insulated Door

## Interior ( cont.)

Interior Doors-Birch  
Exterior Sliding Door-vinyl, Double Pane with Screen  
Floors- [Armstrong®](#) Sheet Vinyl, Wall to Wall Carpeting with 7/16" Carpet Padding in Choice of Styles and Colors  
Trim- Colonial Casing, Colonial Base  
Ceilings- Stippled Finish

## Kitchen:

[Merillat®](#) Oak, Maple or Hickory Cabinets as per Plan  
Choice of [Formica®](#) Brand Counter Tops (Choose From More than 50 Colors)  
Full Backsplash  
[Elkay®](#) Stainless Steel Sink and Sprayer  
[General Electric®](#) Self-cleaning Electric Range and Range Hood  
[General Electric®](#) Dishwasher

## Bathrooms:

[Aquaglass®](#) One Piece Fiberglass Tub/shower (Choice of Color) [Gerber®](#) Porcelain Toilet (Choice of Color) [Merillat®](#) Vanity with Cultured Marble Sink Top (Choice of Color)  
Mirror & Bar Light

## Plumbing:

Copper Water Lines or PEX Water Lines with Manabloc  
PVC Waste Lines  
[Moen®](#) Faucets  
Frost Free Hose Bib

**Plumbing (cont.)**

50 Gallon Electric Water Heater

Washer/Dryer Hookups (Electric)

**Insurance:**

All subcontractors have a minimum of \$500,000 in liability and Workman's Compensation coverage as per statute.

**Framing:**

Anchored, Pressure Treated Sill Plate with Sealer  
Floor Joists- 2" x 10' @ 16" on Center Minimum

Ceiling Joists-- 2" x 6" or 2" x 8"

sub floor- 3/4" Tongue and Groove Advantech ® ,  
Glued and Nailed sidewalls- 2" x 6", 16" O.C.

Rafters- 2" x 8" on Flat Ceilings 2" x 12', on  
Cathedral Ceilings 16" O.C.

Ridge or Gable Soffitt Venting

Roof- 1/2" O.S.B. with 15lb Tar Paper, Ice and  
Water Shield,

30 Year [CertainTeed](#) ® Architectural Shingles and  
Shingle Vent

Ridge Vent

Siding- [Mastic](#)® Vinyl Siding with Choice Of  
Colors and Styles

[TYVEK](#) ® House Wrap

**Electrical:**

200 Amp Service with overhead connection

Ground Fault Breakers Per Code

One Exterior Spotlight

One Exterior Outlet at Entry Doors

Ceiling Fan Rough

Phone Jacks (2)

**Electrical (cont.)**

CATV Outlets (2)

Carriage Lamp At All Entry Doors

Smoke Alarms Per Code

CO detectors Per Code

Interior Outlets as Per Code and Plan

Bathroom Vent/Fan/Light

**Insulation:**

Ceilings- R38, Cathedral R30

Walls- R20

Floors- R30

All Rough Mechanical Penetrations Sealed With

Firestop/Draft Sealant to Ensure Energy  
Efficiency

**Painting/staining:** All [Sherwin-Williams](#) ® Products.

Interior Walls (Painted) Interior Trim (Choice of  
Minwax Stain)

Complimentary Touch-up Paint

**Fireplace:**

[Superior](#)® 36" Zero Clearance Wood 6' x 5'  
Brick with Stone Mantle and Raised Stone Hearth

**Warranty:**

Residential Warranty Corporation® *The  
Pennsylvania Warranty.* (One year

Workmanship. Twelve Years Structural)

**Clean-up:**All Construction Debris Removed  
From Site Complete Interior Cleaning, including  
Windows, Cabinets, and Bathrooms