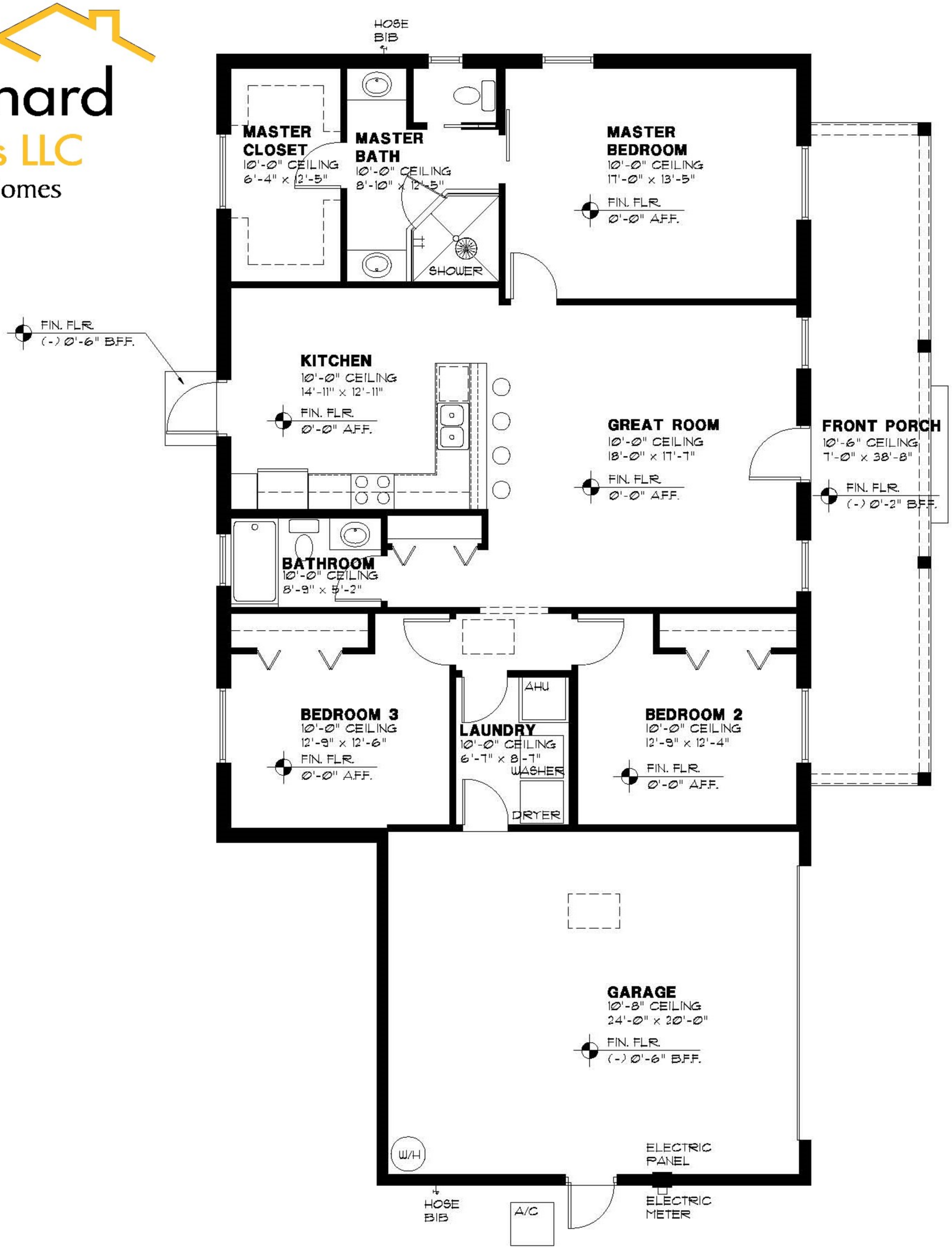
Chouinard
Builders LLC
Custom Homes




# FLOOR PLAN

SCALE: 1/8" = 1'-0"

# AREA BREAKDOWN:

| | |
|---|---|
| NEW FIRST FLOOR LIVING: | 1,578 SQ. FT. |
| NEW GARAGE: | 524 SQ. FT. |
| NEW FIRST FLOOR PORCHES: | 271 SQ. FT. |
| TOTAL NEW: | 2,373 SQ. FT. |

The Addison- 7398
Elevation-1

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# THE ADDISON- ELEVATION 1

# FACT & FEATURES

## EXTERIOR

- Warm, richly appointed classic elevations with Chouinard Homes' most innovative design
- Beautiful exterior doors with composite rot proof jams with upgraded hardware and privacy deadbolts
- Exterior weatherproof electrical outlets
- Covered front porch
- Exterior can LED lighting on front porch.

- **Sherwin Williams Exterior Paint**
- **High Energy saving roof shingles**
- **White Impact decorative windows throughout**
- **Garage Door with Opener and two remotes**
- **Double Impact Resistant French door leading to the backyard**

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# THE ADDISON- ELEVATION 1

# FACT & FEATURES

## INTERIOR

- Spacious linen closet
- Kitchen with abundant cabinet space and breakfast bar
- Washer and Dryer connections in comfortable spacious airconditioned laundry room
- All bedrooms, and family room are pre-wired for ceiling fans.
- Easy touch, wide rocker electrical switches in all rooms.
- Smoke detectors with battery back-up
- Protective ground fault interrupter circuits in wet areas
- Textured Spanish ceilings and walls
- **Custom tile showers and flooring in bathrooms**
- **Custom Tile throughout the great room**
- **High Efficiency air conditioning unit**
- **Three panel colonial interior doors with chrome hardware**
- **Colonial baseboards throughout the entire house**
- **Custom upgraded Schlage hardware throughout the entire house**
- **Custom granite counter tops with integrated sinks in kitchen.**

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# THE ADDISON- ELEVATION 1

# FACT & FEATURES

## DREAM KITCHEN

- Efficiently organized workspace
- Conveniently located shock resistant electrical outlets
- Breakfast Bar workspace
- High capacity food disposal unit
- Undermount stainless steel sink with dual function spout sprayer
- Ice maker line
- Pantry Cabinet for food storage

- **Beautiful 42” Custom Shaker Cabinets**
- **Custom fitted Granite countertops in kitchen and bath**
- **Custom Tile throughout the kitchen and bath**
- **Stainless Steel Amana** Microwave
- **Stainless Steel Amana** Dishwasher
- **Stainless Amana Steel** Stove

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# THE ADDISON- ELEVATION 1

# FACT & FEATURES

## OWNERS RETREAT/ MASTER BATH

- Spacious, private owner's retreat
- Large impact resistant windows
- Massive Walk-In Closet
- Soaring Ceilings
- Creative window designs
- Elongate commode in private water closets
- His and Her vanity with sink
- **Custom tile flooring in shower and bath**
- **Custom White Shaker vanities with granite countertops and double undermount sinks**
- **Decorative wall tile**
- **LED Can lights through out**
- **Large Glass walk in shower with dual shower head with rain head**

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# THE ADDISON- ELEVATION 1

# FACT & FEATURES

## Energy Efficient

### Amenities'

Solar Reflective Asphalt Energy Saving Roof Shingles
Air Returns In all Bedrooms to Balance Hot and Cold Temperatures
High efficiency, 14 SEER HVAC Unit.
R-7 Foam board Block Wall Insulation
R-38 Fiberglass Ceiling Insulation
Low E Vinyl Double Pane Windows and Sliding Glass Doors
Carbon Monoxide Detectors to Monito Air Quality

## WARRANTY / VALUED CONSTRUCTION TECHNIQUES

- 1-Year Home Builder Limited Warranty.
- Electrical Breaker Panel Inside Garage
- Vent Fans in all Bathrooms
- 3000 PSI Concrete in Foundation
- Professionally Engineered Roof Trusses with Hurricane Straps For Added Protection
- Masonry Block Construction
- Steel Reinforced, Concrete Lintel at Masonry Perimeter Walls
- Visqueen Barrier Under All Concrete Floors and Garage
- Individually Engineered Foundation, Wall and Roof Truss System