



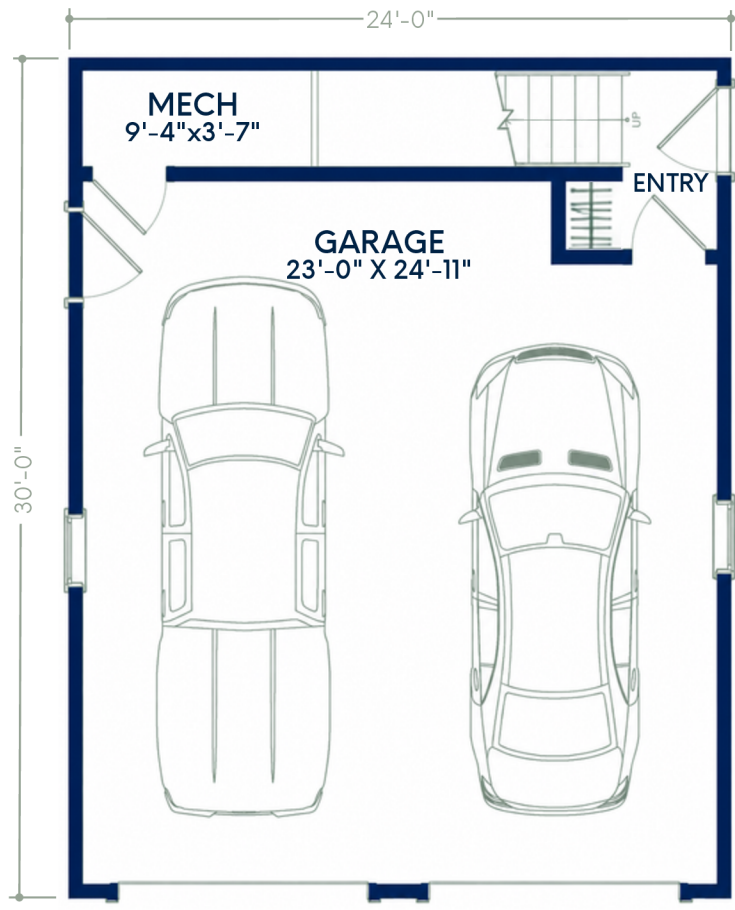
THE
**HOMESTEAD
COTTAGES**
COLLECTION
by YANKEE BARN HOMES

The Ridge
Smart design. Everyday Comfort.

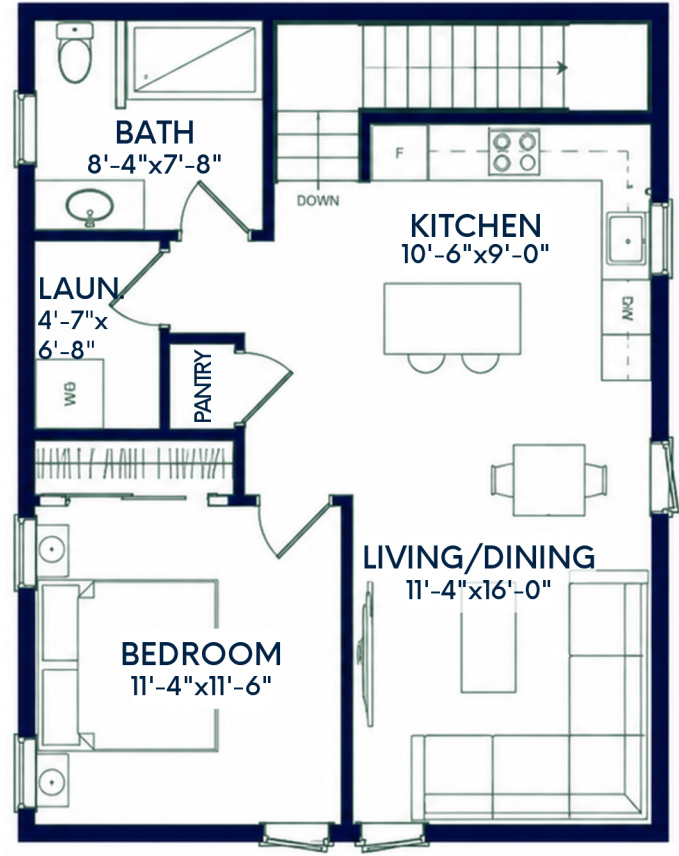


FLOOR PLANS

FIRST FLOOR



SECOND FLOOR



DESIGN OVERVIEW

- 720**
SQ. FOOT
- 2 Car**
GARAGE
- 24'x30'**
FOOTPRINT
- 1**
BED
- 1**
BATH



The Ridge

\$74,350.00

WHAT'S INCLUDED



DESIGN & CONSTRUCTION PLANS

3D Images, Virtual Walk-Through, Floor Plans, Elevations of all (4) sides, Slab Foundation Plan, Second Floor Framing Plan, Roof/Truss Layout and Building Cross Sections. Engineered to 70 psf snowload, 125mph wind & 2000psf soil bearing.



TIMBER EXTERIOR ACCENTS

Pre-cut & assembled Douglas Fir timber gable truss. Timber support bracket pieces supplied to be assembled on site, with blocking provided for the exterior wall framing to attach to. All timbers to be finish cleaned, sanded & stained on site.



WALL FRAMING MATERIALS

8' wall height: Precut, labeled & numbered lumber for framing exterior (2x6) and interior walls (2x4 w/ 2x6 plumbing wall as shown). Double top plate w/ first top plate & base plates marked w/ stud locations. Lumber for drywall blocking sent in stock lengths to be cut on site as needed. 4'x8' Sheets of 1/2" ZIP exterior sheathing & ZIP tape.



WINDOWS & DOORS

Andersen 100 Series Windows: White interior & exterior, Low-E glazing, Finelight between the glass grilles, White hardware, standard screens. Therma Tru Smooth-Star exterior door w/ double bore for knob/deadbolt (not supplied). Installation materials included: shims, GRK screws, 3M flashing tape, 10" stretch tape.



ROOF FRAMING MATERIALS

Roof Pitch: 3/12 Prefab Flat Chord roof trusses & gable end trusses, Simpson hurricane clips, 4'x8' sheets of 5/8" ZIP sheathing & ZIP tape and 2x6 lumber in stock lengths supplied to frame ladder gable overhangs on site. Engineered to 70 psf snowload, 40 psf live load, 20psf dead load.



EXTERIOR SIDING & TRIM

Primed LP Smart Siding: Textured clapboard composite siding w/ LP Smart composite window & door trim, corner boards, frieze trim, drip edge, fascia and soffit vent. All materials sent in stock lengths to be cut, installed, painted & finished on site per manufacturer instructions.



2ND FLOOR FRAMING MATERIALS

Stock length 11 7/8" N I-Joists, LVL rim board, Simpson hangers, 4'x8' sheets of Advantech decking & steel floor girder beam.



DELIVERY & ASSEMBLY

Coordination of trucking to site (trucking additional to be quoted at time of delivery). Detailed wall layout, framing elevations, timber shop drawings and details supplied for easy assembly on site.

ADD-ON AND UPGRADE OPTIONS

Pre-panelized exterior walls
First Floor Framing Materials
Vertical or Shake LP Siding

Window Options:
Colors, Hardware,
Glazing & Screen Options
1x8 Pine Tongue & Groove:
V-Groove Prefinished Natural,
Almond or Whitewash

Douglas Fir Timber Options
RESCheck Energy Report
Structural Engineering/Stamp

*Pricing does not include applicable use tax or trucking costs and is subject to change based on material cost fluctuations.