

FOXWOOD

A-277 CANADA Modular Homes



LUXURY and VALUE

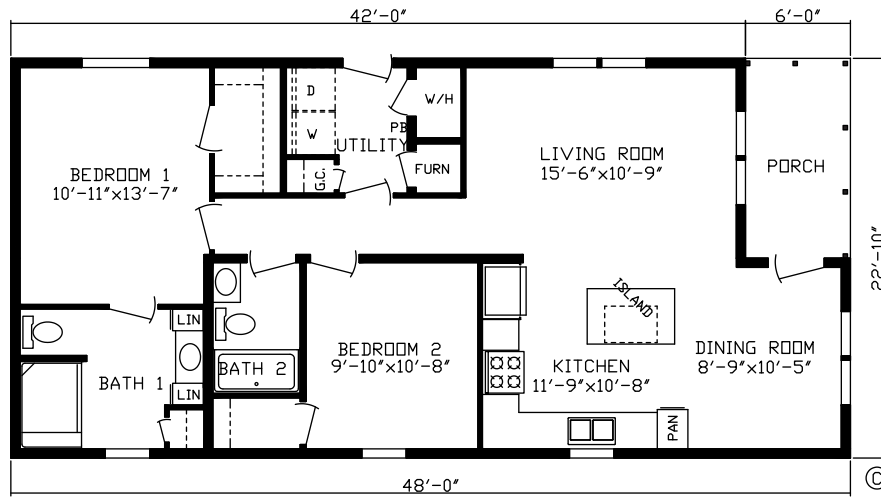
Exceed your Expectations with Fairmont Homes



fairmonthomes.com

24 WIDES

LAKE MANITOBA Print #146052 • 2 Br • 2 Bath • 1,026 Sq Ft



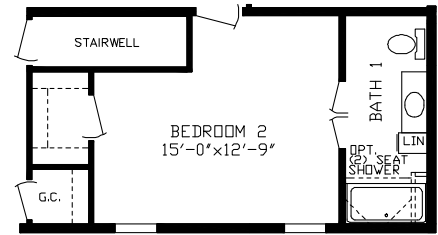
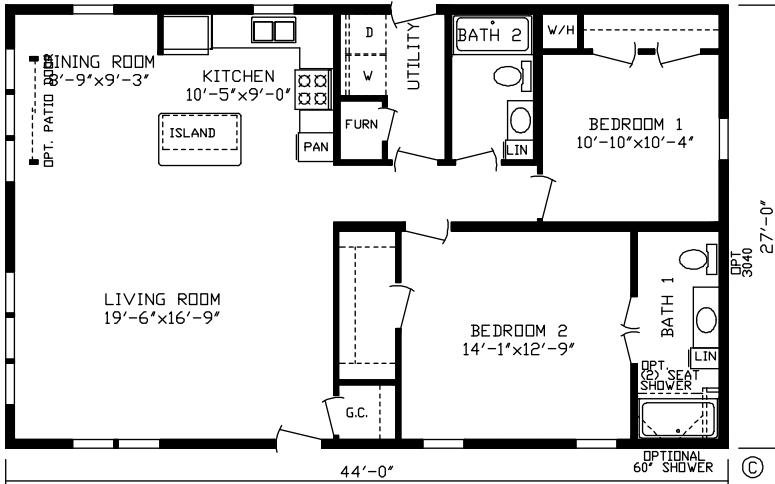
FOXWOOD



A-277 CANADA Modular Homes

28 WIDES

COTTAGE Print #146037 • 2 Br • 2 Bath • 1,188 Sq Ft

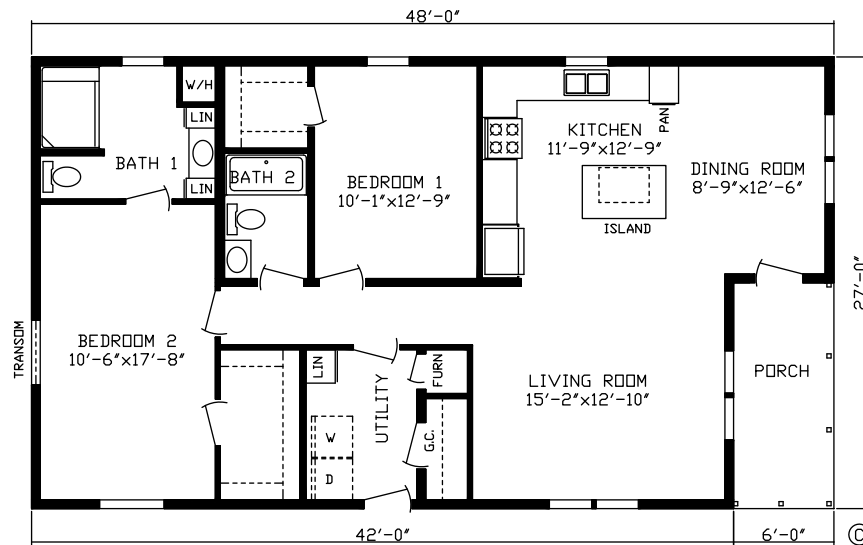


Opt Basement Access



28 WIDES

REMI LAKE Print #146042 • 2 Br • 2 Bath • 1,215 Sq Ft

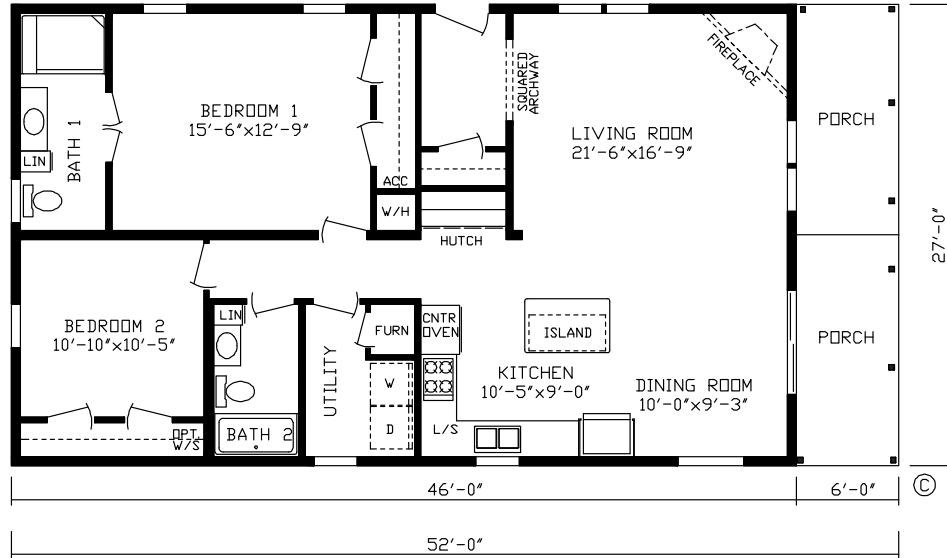


FOXWOOD

A-277 CANADA Modular Homes

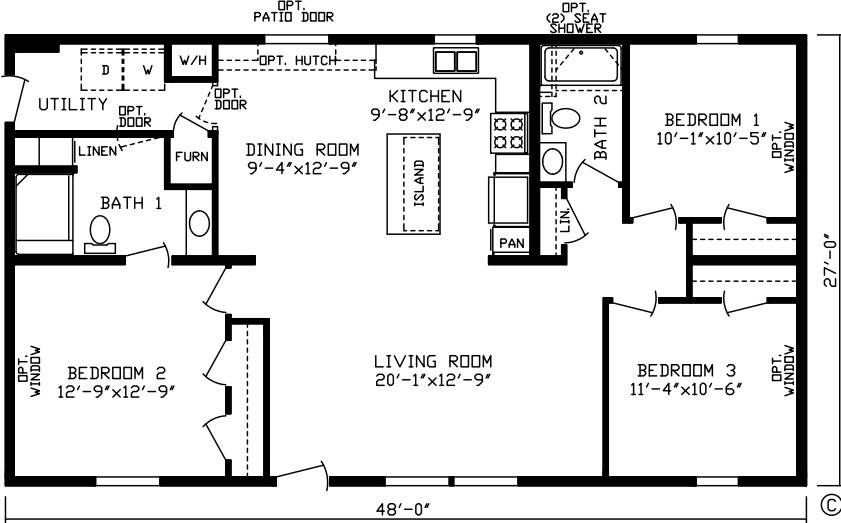
28 WIDES

ALBANY Print #146057 • 2 Br • 2 Bath • 1,242 Sq Ft
 (Wall Oven / Microwave Combo and Surface Unit Standard)



28 WIDES

AUGUSTA Print #146053 • 3 Br • 2 Bath • 1,296 Sq Ft

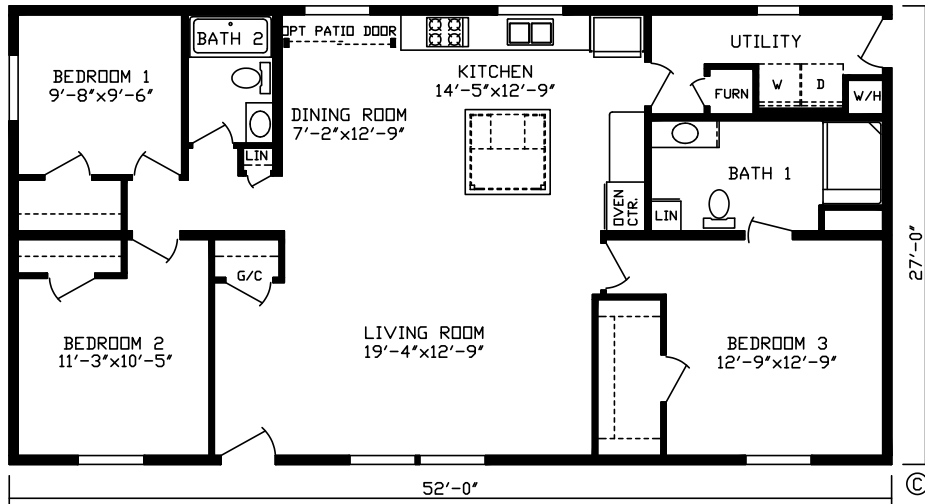


FOXWOOD

A-277 CANADA Modular Homes

28 WIDES

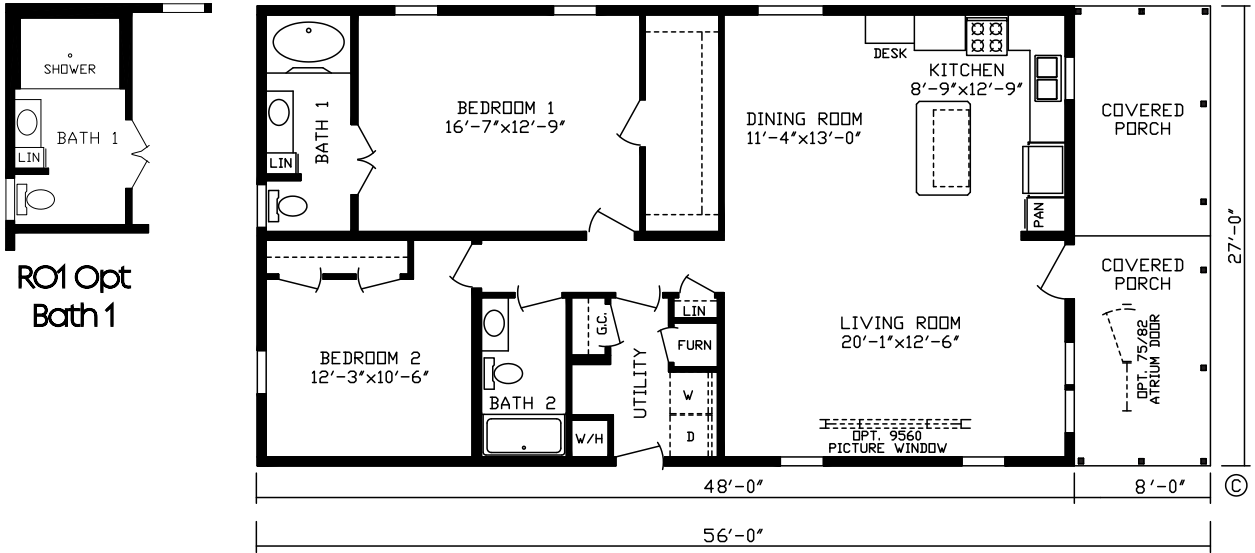
LAKE SIMCOE Print #146058 • 3 Br • 2 Bath • 1404 Sq Ft
(Wall Oven / Microwave Combo and Surface Unit Standard)



Renderings may differ from floor plans

28 WIDES

TROUT CREEK Print #146027 • 2 Br • 2 Bath • 1,296 Sq Ft

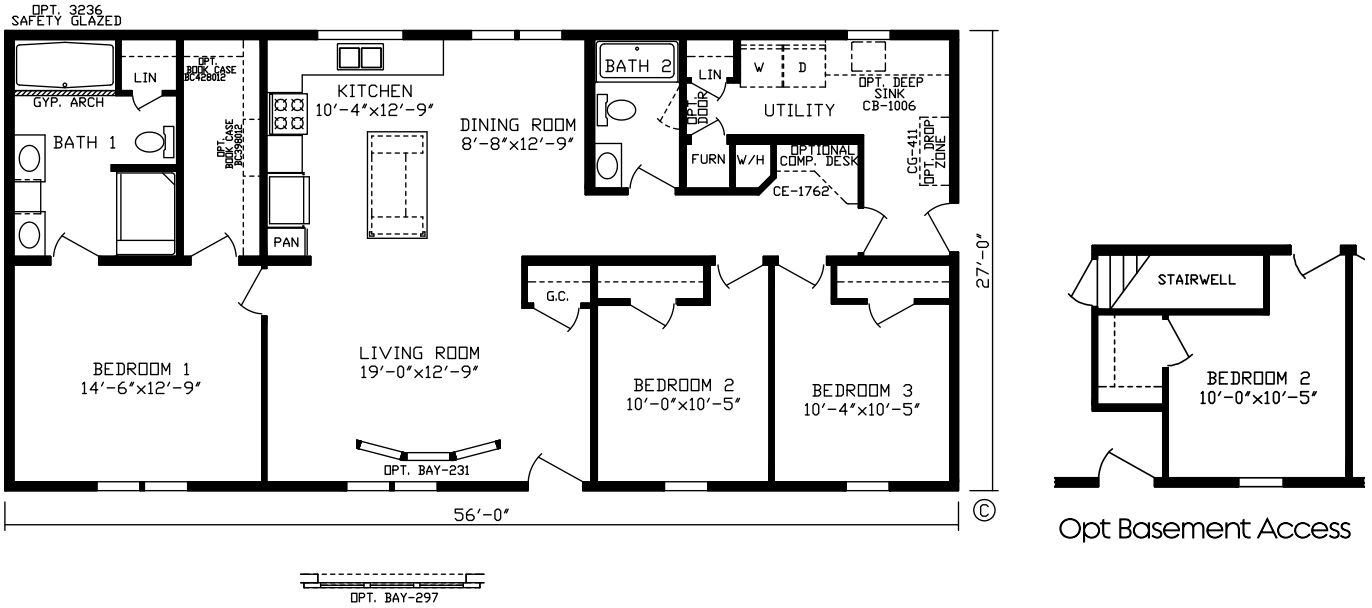


FOXWOOD

A-277 CANADA Modular Homes

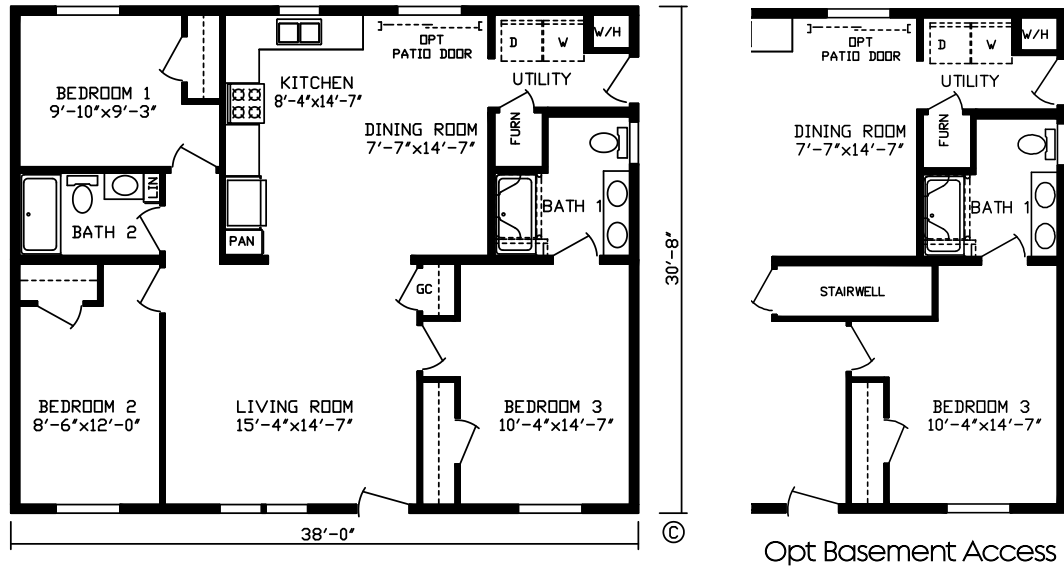
28 WIDES

LAKEWOOD Print #146032 • 3 Br • 2 Bath • 1,512 Sq Ft



32 WIDES

KINGSLEY Print #146041 • 3 Br • 2 Bath • 1,165 Sq Ft

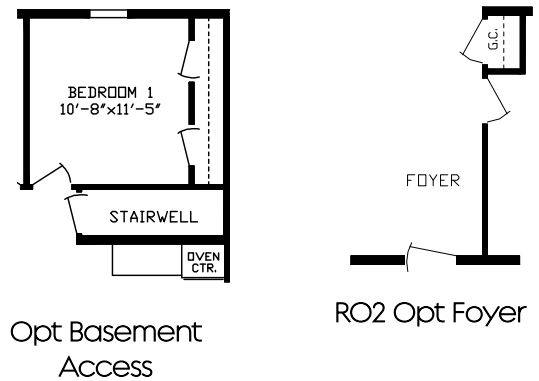
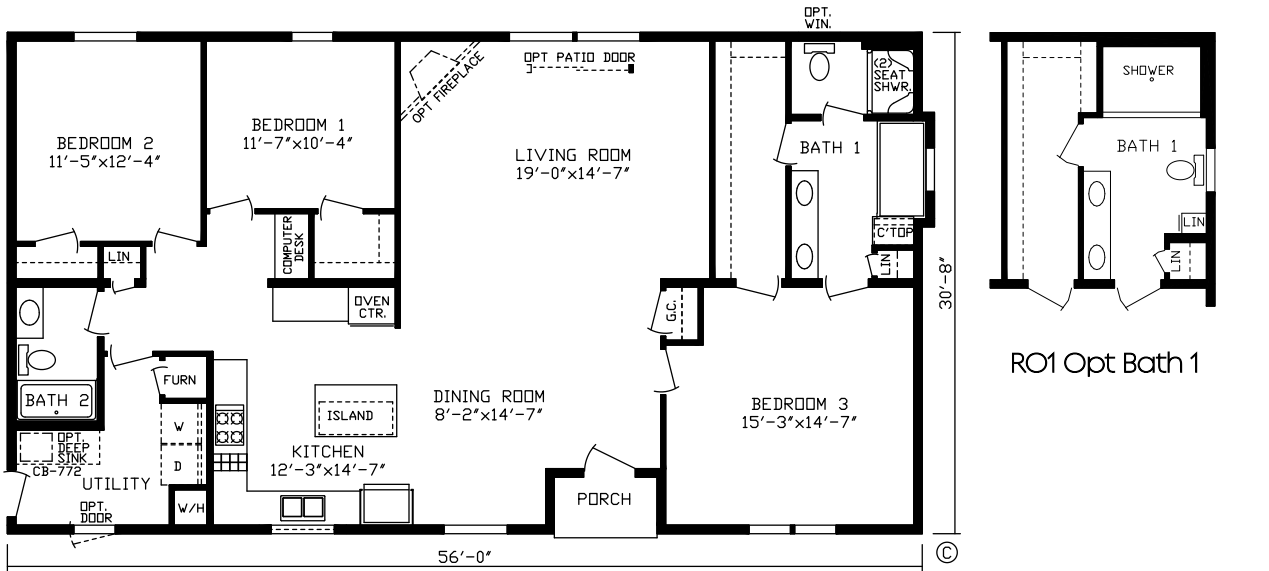


FOXWOOD

A-277 CANADA Modular Homes

32 WIDES

COBALT Print #146059 • 3 Br • 2 Bath • 1,717 Sq Ft
 (Wall Oven / Microwave Combo and Surface Unit Standard)





FOXWOOD

A-277 CANADA Modular Homes

Standard Features

Energy Savings

- Kinro® Low E Gridded Thermopane Windows
- HomeGuard™ Exterior Weather Wrap
- OSB Exterior Sheathing Sidewalls & Endwalls
- 6 Mil Vapor Barrier At Exterior Walls
- R-50 Roof Insulation
- 2x6 Sidewalls w/R-24 Sidewall Insulation
- R-31 Floor Insulation
- Trane® 95% Plus High Efficient Furnace
- Perimeter Heat
- Zone 1 Region Requirements

Exterior & Construction

- 5/12 Roof Pitch
- 8' Sidewall Height w/Flat Ceilings
- 60 lb Ground Snow Load
- 2x10 Floor Joist 16 O.C.
- 19/32" OSB Tongue & Groove/Glued & Screwed 4' x 8' Floor Decking
- Interior Walls, 16" O.C.
- Shutters Doorside
- 4 1/2" Dutch Lap Vinyl Siding
- Owens Corning® Architectural Shingles
- 1/2" OSB Roof Decking
- Lauan Substrate At Exterior Walls

Floor Coverings

- Shaw® 25 Ounce Nylon Carpet
- Foyer
- Congoleum® Linoleum (Kitchen, Dining Room, Utility, Bathrooms)
- 5 lb Rebond Carpet Pad
- Tack Strip Carpet Installation

Electrical

- 100 Amp Breaker Box
- (2) Exterior GFI Weather Resistant Receptacle
- Craftsman Exterior Light at Front & Rear Doors

Plumbing

- 50 Gallon Electric Water Heater w/Double Element
- 7" Stainless Steel Kitchen Sink
- Water Shut Off Valves At Sinks & Commodes
- Main Line Water Shut Off Valve at Water Heater
- Frost Free Faucet
- Pex Water Line System
- Plumb For Washer & Dryer
- HRV Unit & HRV Ductwork

Bathrooms

- 1 Piece Fiberglass Tubs
- Elongated Commodes
- Porcelain Sinks
- 2 Arm Lights Over Bathroom Sink
- Toe Kick Heat Registers (Where Applicable)

Cabinetry

- Custom Designed Kitchens
- Shaker Rustic Shore Mortise & Tenon Cabinet Doors
- Hardwood Cabinet Stiles, Pre-Drilled & Screwed
- Adjustable Hidden Hinges
- 3 1/2" Crown Molding Above Kitchen Cabinets
- High Pressure Laminated Countertops
- Drawer Above Base Cabinets In Kitchen
- Cabinets Over Refrigerator
- Breaker Box Cover
- Dovetail Drawers
- Refrigerator Enclosure

Décor

- Finished 1/2" Drywall Throughout
- Madison Drape Package
- Mini-Blinds
- 2 1/4" Door & Window Casing
- 2 1/2" Ceiling Cove
- 3 1/2" Base Shoe Molding
- Brushed Nickel Hardware & Cabinet Pulls
- Stippled Ceiling

Doors

- 38x82 White Decorator Front Door w/Storm & Deadbolt
- 34x82 White Decorator Rear Door w/Storm & Deadbolt
- 6 Panel White Interior Doors
- Furnace Door

Appliances

- 18 CF Black Frost Free Refrigerator
- 30" Black Standard Clean Gas Range w/Shut Off (Unless Specified as Wall Oven / Microwave Combo & Surface Unit Standard per Floor Plan)
- Dishwasher, Black
- Range Hood



2181 East Market Street • Nappanee, IN 46550 • fairmonthomes.com



FAIRMONT HOMES — Built Better with Brand Name Components



All descriptive representations of products in this brochure are believed to be accurate at the time of publication. However, due to product improvement and changes in suppliers, design and production may vary. Some optional items shown and some images depicted in this brochure show porches, garages, or breezeways that are built on site by others.

© 2021 Fairmont Homes, LLC Rev 10/2021