



MAGENTA EXTREME SERIES by FACTORY EXPO HOME CENTERS
HUD Standard Specifications
www.FactoryDirectHousing.com 1-800-965-4289

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CONSTRUCTION FEATURES:

- Removable Hitch
- 10" I-Beam (boxes up to 50')
- 12" I-Beam (boxes over 50')
- 2 x 8 Floor Joists, 24" On Center (32' wides)
- 3/4" Tongue & Groove OSB Floor Decking
- 8' Sidewall Height
- 2 x 4 Exterior Walls, 16" On Center
- 2 x 4 Marriage Walls, 24" On Center
- 2 x 4 Interior Walls, 24" On Center
- Marriage Line Gasket
- Fixed Truss Rafters, 24" On Center
- Nominal 3/12 Roof Pitch
- 7/16" OSB Roof Decking
- Insulation Values: R30 Roof, R11 Walls, R11 Floors
- 7/16" Wood Wrap Under Siding

EXTERIOR FEATURES:

- 3-Tab Fiberglass Shingles
- Vinyl Siding
- Fiber Cement Fascia
- 18' Dormer
- 14" Roof Vents
- 12" Eave & Gable Overhangs
- 38 x 82 6-Panel Front Door with Deadbolt
- 32 x 74 Cottage Rear Door with Deadbolt
- Vinyl Low-E Argon Enhanced Windows
- Louvered Shutters or Lineals at Front Door Side
- White Jelly Jar Light at Front & Rear Doors

INTERIOR FEATURES:

- Flat Ceiling Throughout, Orange Peel Finish
- Cottage Drywall Throughout with Chair Rail
- 2-Panel Beaded Arch Doors (24" & 30" per print)
- 4" Profile & 3" Flat Crown Moulding Throughout
- 3" Profile & Flat Baseboard Moulding Throughout
- 2 1/4" & 1 3/4" Door Trim Throughout
- Mortised Door Hinges
- Lever Door Knobs with Brushed Nickel Finish
- 2" PVC Mini Blinds Throughout
- Valance Drape Package
- Brushed Nickel Hardware & Light Fixtures Throughout
- Ceiling Fan in Living Room
- Vinyl Sheet Flooring - Wet Areas
- 16 Oz. Carpet, Tack Strip, 5 Lb. Rebond Pad
- Recessed 4" LED Can Lights - DR & Kitchen (per print)

INTERIOR FEATURES continued:

- Floor Mounted Door Stops
- Ventilated Closet Shelving
- Laminate Countertops
- Ceramic Edging and Backsplash Throughout

KITCHEN, CABINETRY & APPLIANCE FEATURES:

- Shaker Style Hardwood Cabinet Doors & Stiles
- 30" Lined Overhead Cabinets, Fixed Center Shelf
- 2" Cabinet Crown Moulding
- 18" Cabinet Over Refrigerator
- 36" Lined Base Cabinets, Half Shelf
- European Style Concealed Cabinet Hinges
- Drawer Stack
- Full Extension Drawer Guides
- 8" Deep Stainless Steel Sink
- High Arch Dual Knob Faucet with Sprayer
- Garden Window Above Sink (per print)
- Pantry (per print)
- 30" Black Metal Range Hood with Light and Roof Vent
- Coil Top Electric Range with Glass Door in Black
- 18 Cu. Ft. Refrigerator in Black
- Dishwasher in Black
- Island Work Area (per print)

BATH FEATURES:

- 48" 1-Piece Fiberglass Hybrid Shower - Master (per print)
- Fiberglass Tub, Wood Front Base-Master (per print)
- Fiberglass Tub or Garden Tub, Guest Bath (per print)
- Transom Window over Guest Tub (per print)
- Ceramic Sink(s) with Dual Knob Faucets
- 2-Bulb Vanity Light Over Master Sink(s)
- Recessed 4" LED Can Lights over Master Shower & Tub
- 2-Bulb Ceiling Light in Guest Bath
- Elongated Commodes
- 36" Lavy Height in Master
- 30" Lavy Height in Guest
- Framed Mirrors

ELECTRICAL & PLUMBING, UTILITY FEATURES:

- 200 Amp Total Electric
- Electric Furnace
- In-Line Floor Heat Ducts
- Plumbed & Wired for Washer & Dryer
- 50 Gallon Electric Water Heater
- Individual & Whole House Shut-Off
- Digital Thermostat
- PEX Water Lines, PVC Drain Lines
- (1) Exterior Faucet, (1) Exterior Receptacle
- 30" Louvered Door & Wire Shelving - Utility Room



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Our Manufactured Homes are crafted by Platinum Homes right here at the factory in Lynn, AL. Factory Expo Home Centers was founded in 1999 and specializes in all aspects of the factory built home industry. It is our mission to provide outstanding home value to consumers nationwide. Our reputable factory direct operations deliver on that goal by giving our customers access to an exentsive selection of quality products at an affordable price. Thank you for making Factory Expo Home Centers and Platinum Homes your choice of home builder.

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Customer Initials & Date: _____