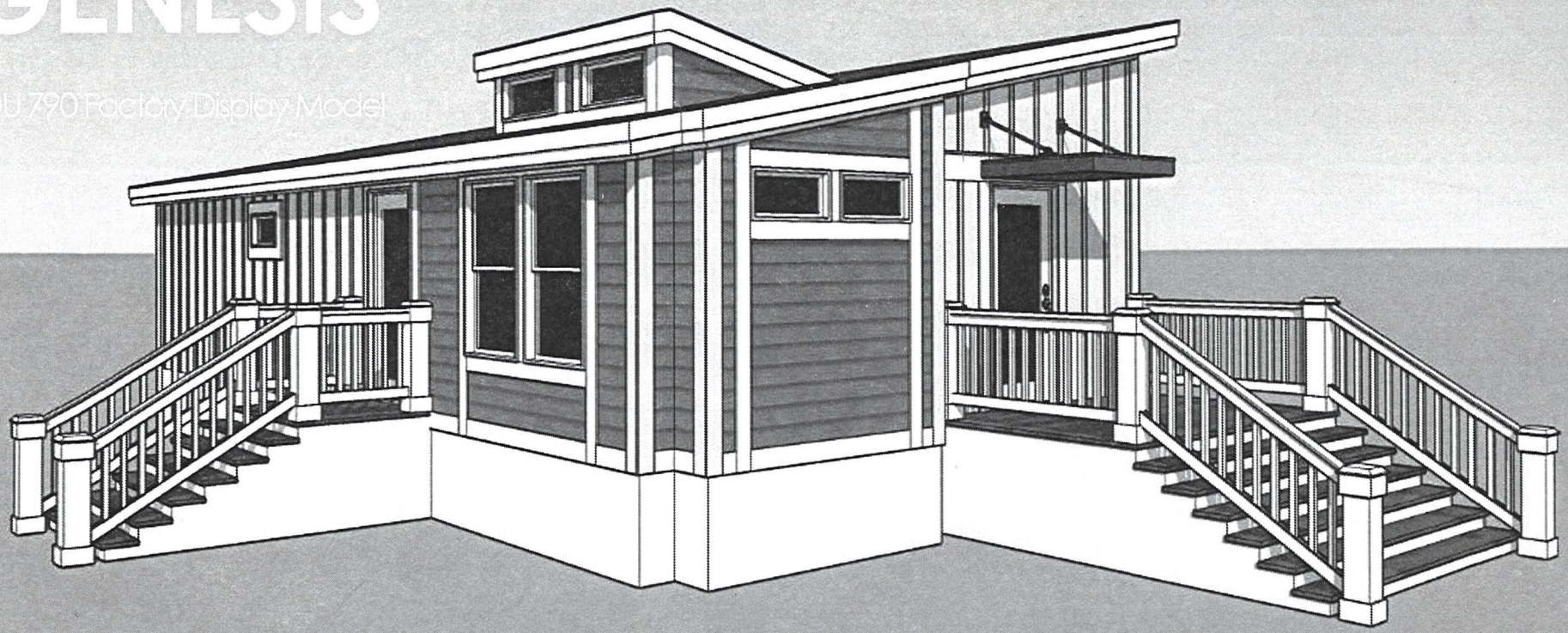
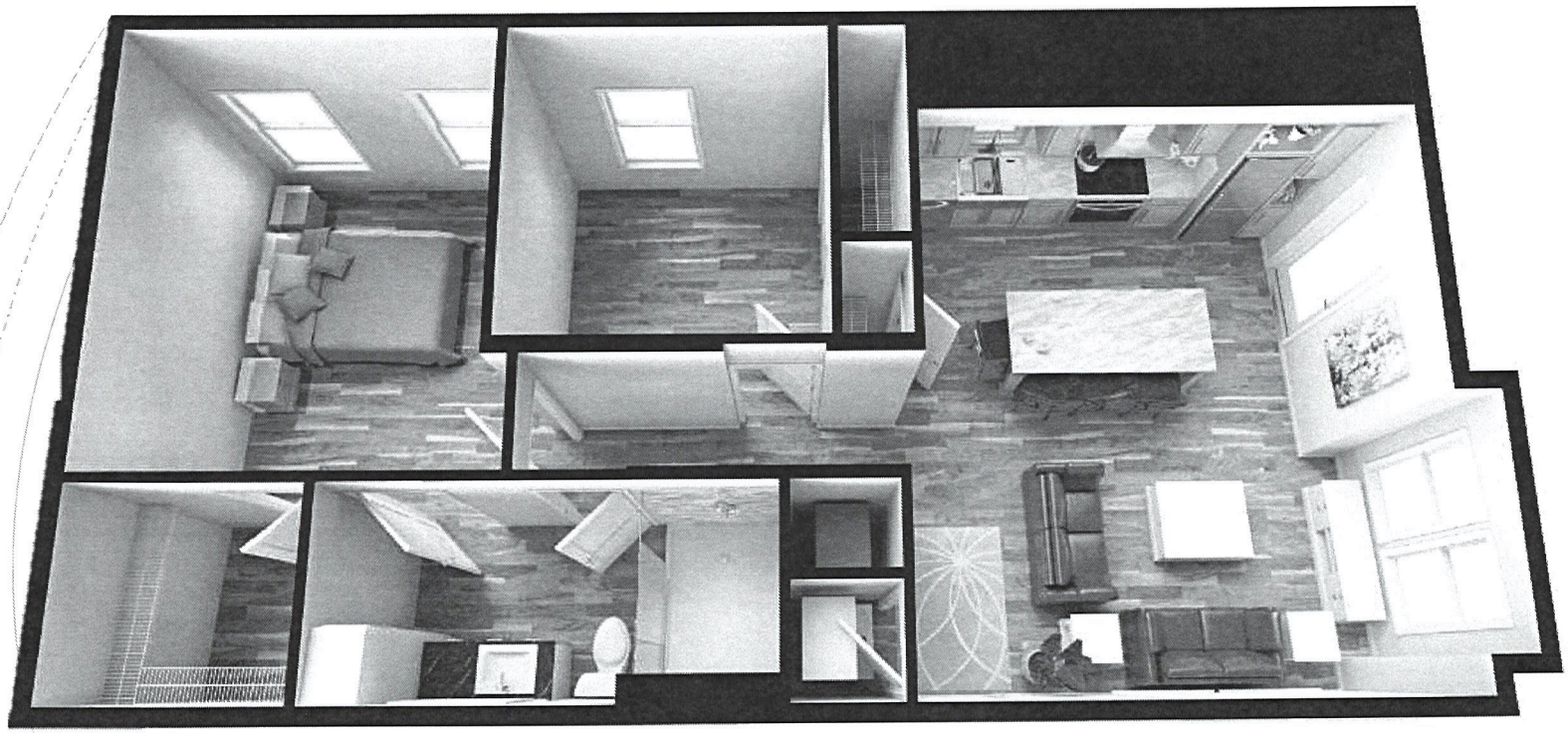
GENESIS

ADU 790 Factory Display Model

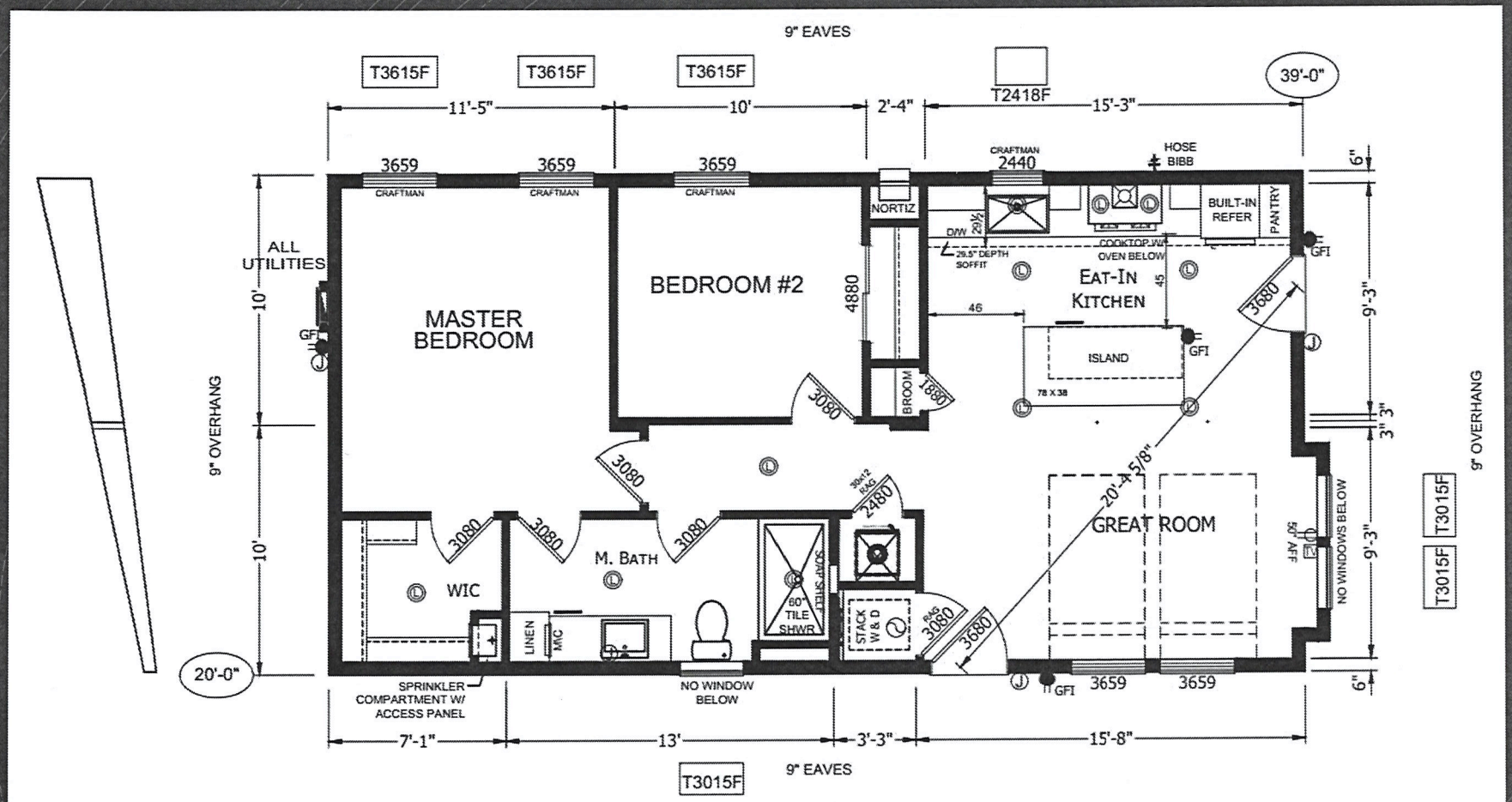


GENESIS By Silvercrest

Silvercrest®



Dollhouse View of Genesis ADU 790 Factory Display



Floor Plan of Genesis ADU 790 Factory Display

Great Room

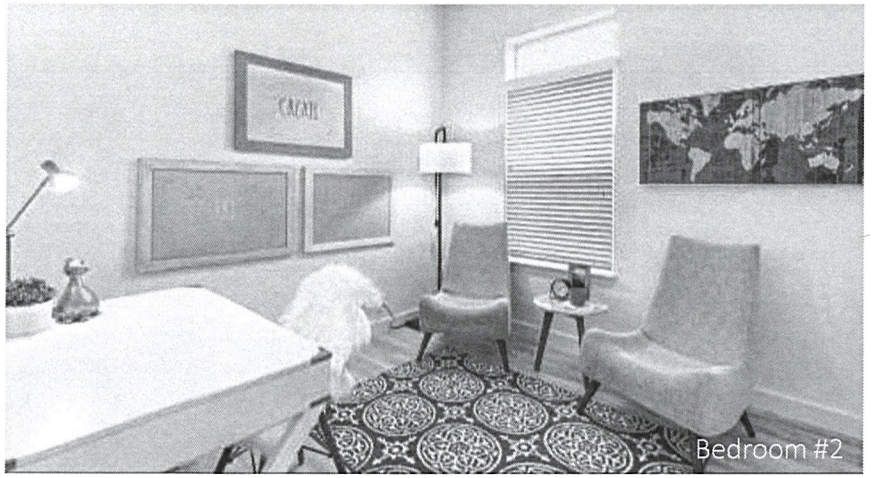
Great Room

Genesis Kitchen

Master Bedroom

Master Bath

Master Bath


Bedroom #2

Bedroom #2

GENESIS BY SILVERCREST

STANDARD FEATURES

INTERIOR FEATURES

- 8' Flat interior ceilings throughout
- ½" drywall on walls with square corners
- Orange peel-style textured finish on walls & ceilings
- White walls standard
- Two-panel passage & wardrobe doors throughout
- Dramatic sculptured passage door moldings
- 3 1/4" sculptured floor moldings throughout
  (optional 5 ¼" also available!)
- (3) mortised hinges on passage doors
- Lever-style passage door locksets – satin nickel finish
- Hand-finished wood cabinets throughout with solid end panel construction
- Soft-close hidden hinges on cabinet doors
- Side-mounted metal drawer guides
- Rocker-style light switches with matching style wall outlets
- All copper wiring throughout
- Metal water shutoff valves at all fixtures
- 2" white faux wood blinds with matching wood valance
  (excluding stacked windows)
- Plumb/wire for washer & dryer
- USB receptacle in kitchen area
- White wood window casings throughout (except shower area)

KITCHEN

- Whirlpool® white finished kitchen appliances
- 30" gas freestanding range
- 18 cubic foot double door refrigerator
- Moen® chrome dual-handle faucet with Manufacturers Limited Lifetime
  Warranty on finish & parts
- Adjustable shelves in overhead cabinets finished with white lined cabinet interiors
- 8" deep stainless steel self-rimming sink
- Crown molding on all overhead cabinets
- Toe-kick heat register in base cabinets (per plan)
- Corian® finish countertops with 4" backsplash, 2" front drop edge

LIGHTING

- Designer-selected lighting in designated areas
- Switched wall outlet for lamp lighting in living room and all bedrooms *(wall outlet designated by being installed upside down for easy identification)*
- LED can lights in kitchen (2), hall, utility & walk-in wardrobes

MASTER BATH

- Designer-selected light fixture above sinks
- 60" one-piece fiberglass tub / shower
- Corian® counters with 4" backsplash
- Beveled-edge mirrored medicine cabinet
- China self-rimming sinks
- Satin nickel lighting fixtures
- Towel bar & paper holder – satin nickel finish
- Elongated low-flow water-saving toilets
- Moen® chrome dual-handle faucet with Manufacturers Limited Lifetime Warranty on finish & parts
- Moen® chrome tub/shower faucet featuring pressure balance valves to help prevent temperature variations, reducing the chance of scalding
- Ceiling vented exhaust fan
- "Easy Care" Shaw Beauflor vinyl floor covering

FLOOR COVERINGS

- Group 1 Mohawk® carpet in living areas
- ½" rebond carpet pad
- "Easy Care" Shaw Beauflor vinyl flooring in kitchen, baths, utility, nook & dining areas (per plan)
- Vinyl entry floor

STANDARD FEATURES *(continued)*

CONSTRUCTION AND SPECIFICATIONS

- California CARB II compliant home
- Includes Silvercrest's "Silvershield" Seven-Year Warranty
  - o NOW ALSO INCLUDES STRUCTURAL COVERAGE!
  - (Deductibles apply, claims processed by Cornerstone United Insurance Company)
- 20 lb. roof load
- Insulation
  - o Floor R-11
  - o Walls R-13
  - o Ceilings R-22
- All structural lumber used is kiln-dried for higher quality
- 2" x 6" transverse floor joists – 16" on center
- 2" x 4" exterior wall studding – 16" on center
- White vinyl framed, dual glazed windows with low-e coating for energy savings — windows are Energy Star® rated & approved
- PEX water lines
- Water shut-off valves at all sinks & toilets
- 5/8" fire rated drywall ceilings
- ½" drywall on all interior walls
- ¾" OSB floor decking
- 96" sidewall height – per plan
- 100 amp electrical service
- 30-gallon gas water heater
- Gas down-flow furnace with manual thermostat
- Steel outriggers on all exterior walls for support

EXTERIOR

- Semi-gloss exterior paint featuring high-quality PPG paint
- Class "A" fire-rated architectural shingles with Manufacturers 30-Year Limited Warranty
- High wind nailing pattern on all shingles (6 nails per shingles vs. 4 staples from other manufacturers)
- (2) exterior GFI protected patio outlets (locations vary per plan)
- 16" front overhang
- Sidewall eaves per plan (construction modifications can affect standard eave design)
- Craftsman-style shutters (per plan)
- Six-panel 36" fiberglass insulated entry door with deadbolt security lock
- Six-panel 32" fiberglass insulated rear entry door with deadbolt security lock
- All exterior doors with deadbolts feature a metal plate on door jam for added security
- Name brand fiber-cement exterior siding materials with Manufacturers 25-Year Limited Warranty
- 8" hardboard fascia & 4" hardboard corner & window trim

SILVERCREST "SMART CHOICE" OPTIONS FOR YOUR "SMART DESIGN" HOMES

- 2'x6' exterior wall studding with R-19 insulation for additional energy savings
- Energy-saving tankless gas water heater by Noritz®
- Reflective roof sheathing for a cooler roof attic area – saving you money on heating & cooling costs
- Tubular skylights that light home interiors without lighting during daylight hours saving energy
- Prep raceways for wall mount flat screen television
- WUI compliant structural package for homes located in California
- Whirlpool® Kitchen Appliance Package
- Fire sprinkler system
- Additional LED can lights
- Optional dimmer switches on LED can lights

And much, much more!

OPTIONAL FEATURES

EXTERIOR / CONSTRUCTION
Imperial Marquee Awning from General Awnings
Complete Box-Out Window in the Great Room
Additional Soffits in Kitchen
Service Mounted Electrical Main Panel
Natural Gas Tankless Water Heater
Hose Bibb
2x6 Exterior Walls
90" / 120" Sidewall Height – Interior Vault
9" Front & Rear Overhang
2 Window Clerestory in the Great Room
R-28 Roof Insulation
Board & Batten Exterior Accents
Genesis Trim & Fascia Package
Cement Lap Siding with Full Housewrap
K-25 Exterior Doors with Black Hardware
BATHROOM
Bank of Drawers
Linen Cabinet with Laguna Cabinet Doors
Square Undermount Lavy Sink with Black Lavy Faucet
Hydroblok Tile Shower with Soap Dish and Black Barn Roller Shower Door
Dual Flush ADA Height Toilet
Black Base Cabinets

KITCHEN
Broom Closet
Genesis Island
Increased Kitchen Cabinet Height *(44 1/2" – Genesis Kitchen Option Only)*
Stainless Steel Appliances *(Refrigerator, Cooktop, Oven, Range Hood)*
Full Height Backsplash to Bottom of Overhead Cabinets
½ HP Garbage Disposal
Stainless Steel Single Cell Undermount Sink with Black Kitchen Faucet
BlackBase Cabinets with White Overhead abinets
FLOOR COVERING
Upgraded Plank Vinyl Flooring Throughout
ADDITIONAL FEATURES
Digital Set Back Thermometer
Sprinkler System
A/C Ready Package
WUI Windows
Additional Windows *(See Plan)*
Upgraded Laguna Painted Cabinets with Black Euro Bar Hardware
Quartz Countertops
Additional 4" Can Lights
4" Flat Molding Baseboards & 3" Flat Molding Door Casings
Shaker 1-Panel Interior Doors with Black Hardware Throughout
Utility Room Door