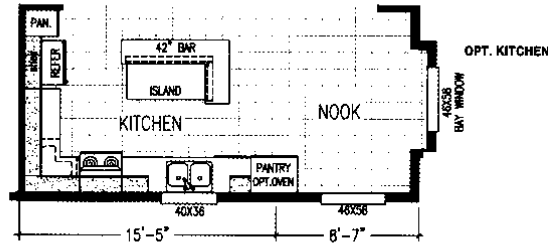
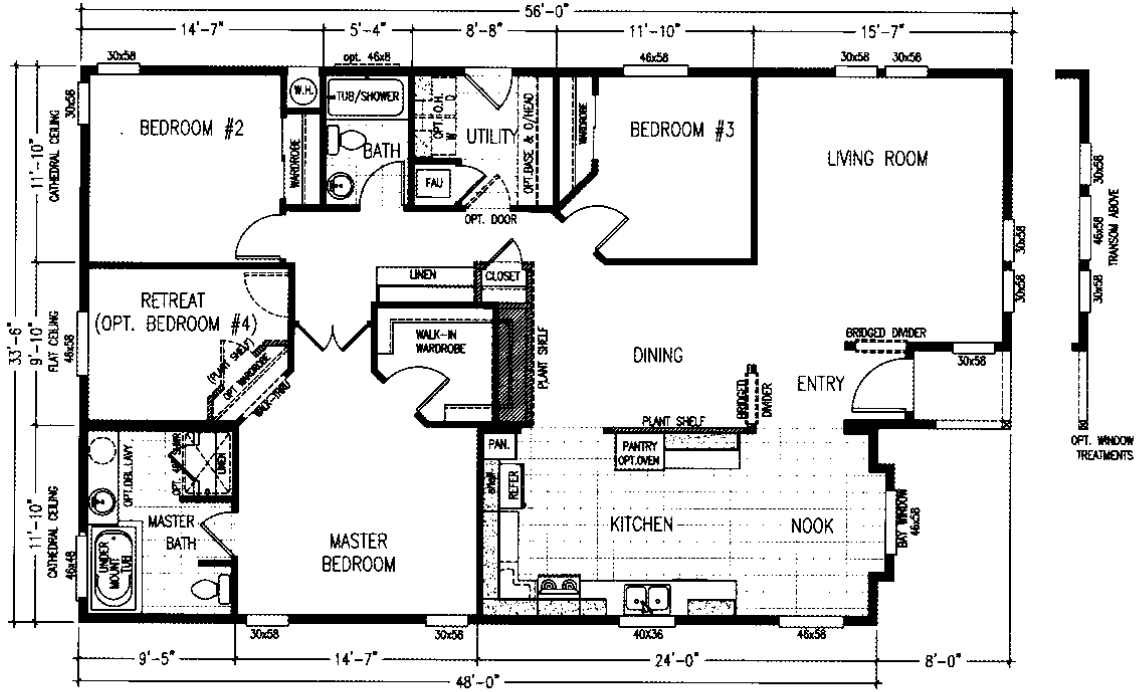


33

1765 SQUARE FT.

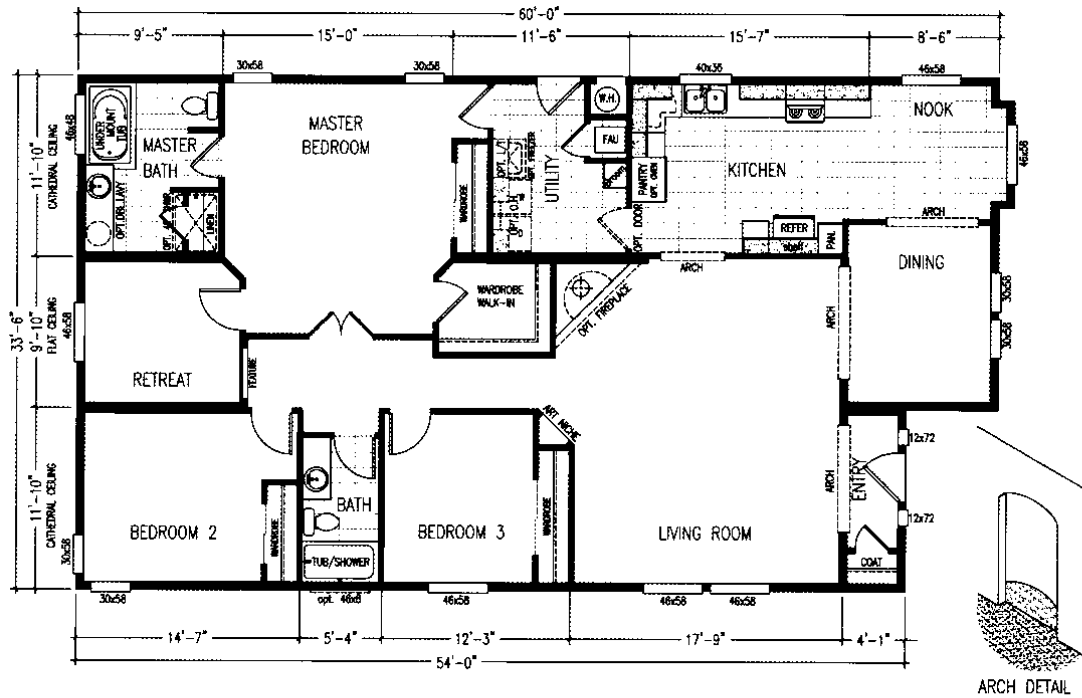
3 Bedroom, Retreat—2 Bath
MODEL Yellowstone Park 56001C



33

1946 SQUARE FT.

3 Bedroom, Retreat—2 Bath
MODEL Grand Teton 60002C

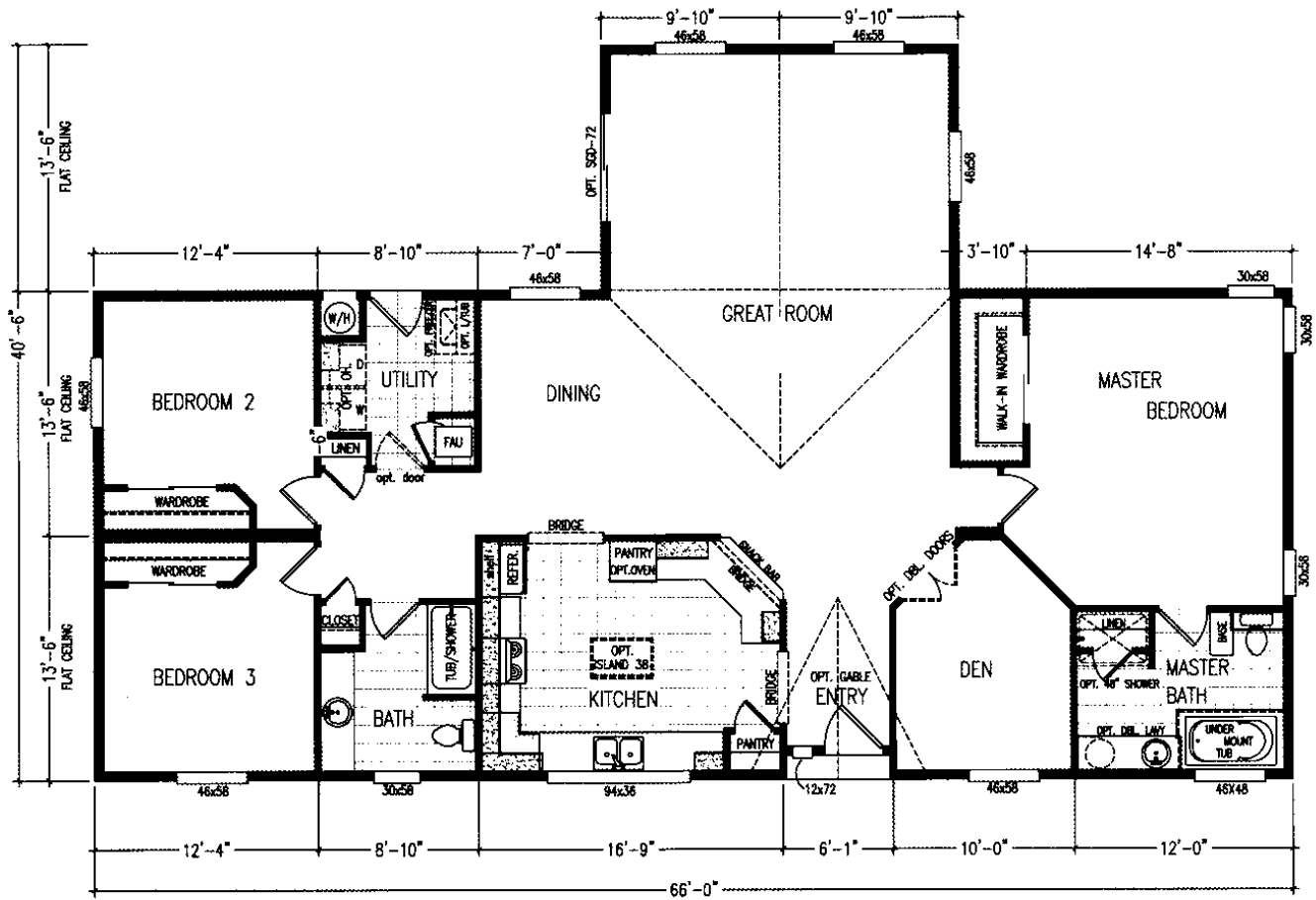
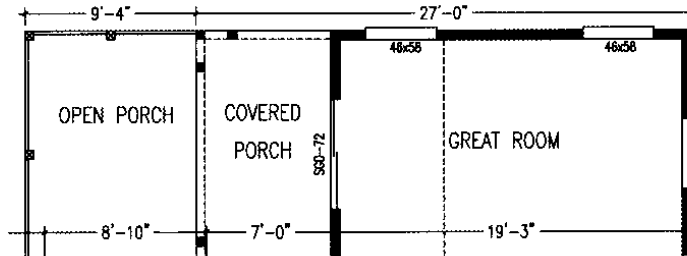


2040 SQUARE FT.

3 Bedroom, Great Room—2 Bath

MODEL St Helena 66704FT

40

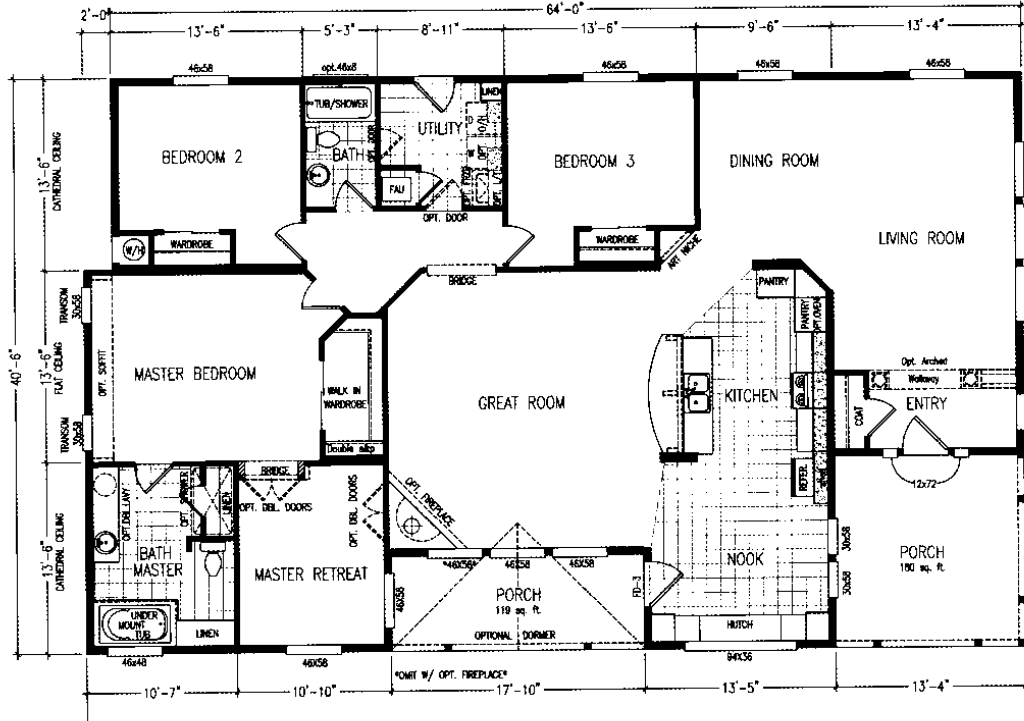


40

2347 SQUARE FT.

3 Bedroom, Great Rm—2 Bath—2 Porches

MODEL Meadow Vista 66017K

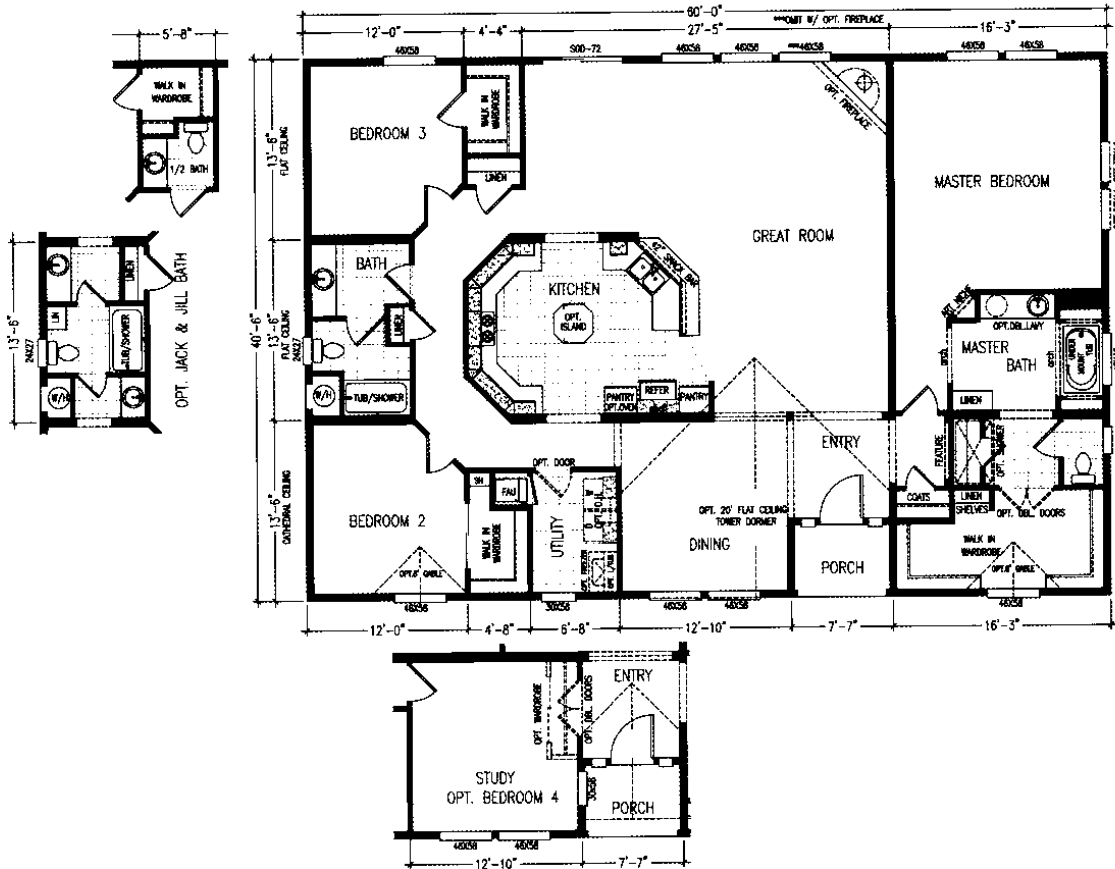


40

2392 SQUARE FT.

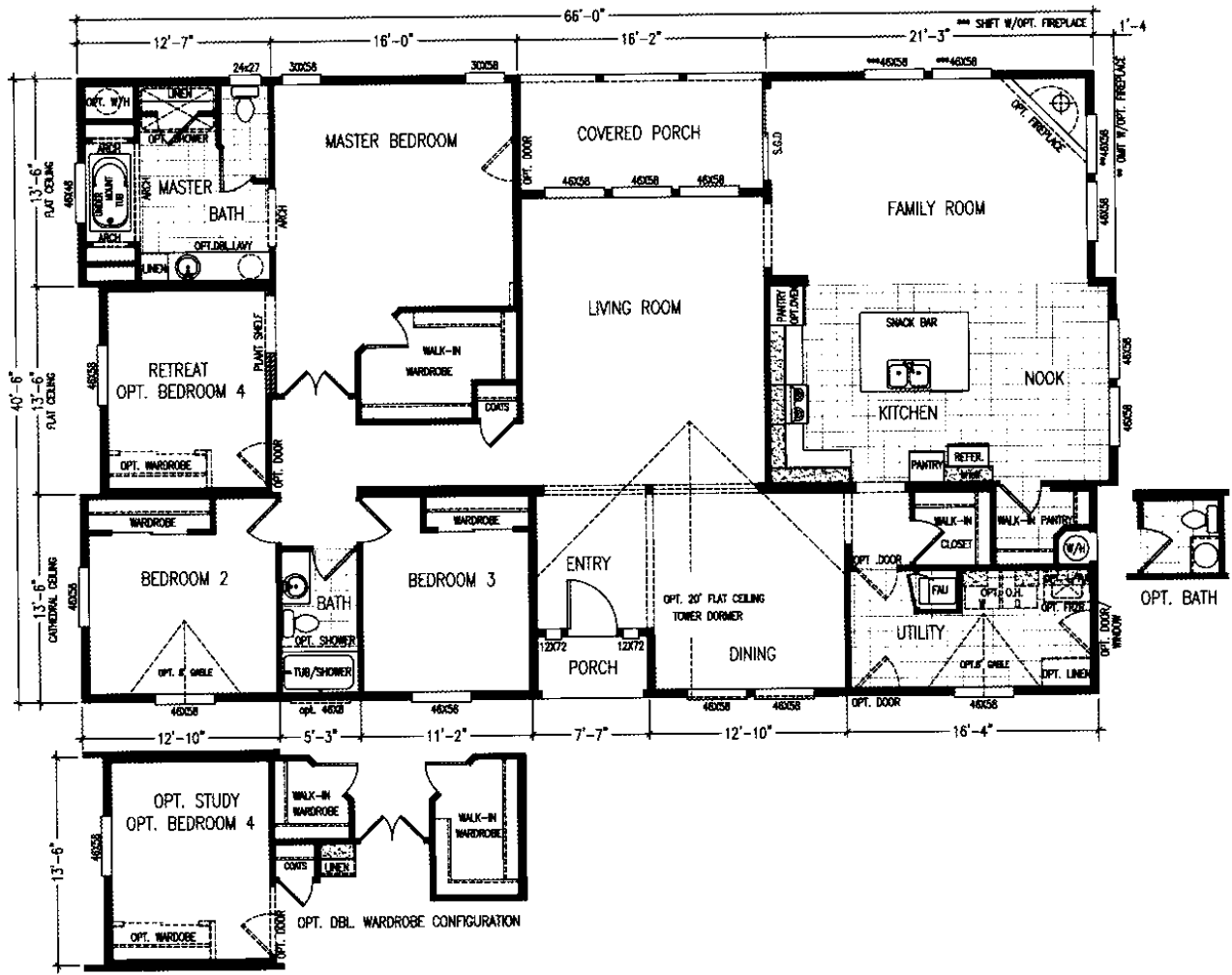
3 Bedroom, Great Room—2 Bath

MODEL Corte Madera 60812K



40

2532 SQUARE FT.
3 Bedroom, Great Room—2 Bath
MODEL San Marcos 66801K



standard features

- 2x6 exterior walls 16" on center
Sturdy and delivers greater strength, allows for greater insulation values - thicker walls reduce outside noise
- 2x4 interior wall studs throughout home
Keeps walls straight and is less likely to twist - more resistant to noise transmission
- 7/16" OSB roof sheathing
- 2x8 Transverse floor joists on 16" center
Reduces floor crowning and provides outstanding strength
- 16" front overhang
- 3/4" CRESDEK floor decking
Easily supports 200 pounds per square inch with no weakening or damage - Unlike plywood, no voids or weak spots is less likely to puncture from furniture and appliance legs - 8" wide by full floor width offers fewer joints
- 1.5lb. Roofing felt
Applied between the shingles and the roof sheathing - More durable than competitors Ply-Dry paper to protect the roof against water
- R-38 ceiling insulation, R-19 walls, R-11 floor
Keeps you warm in winter and cool in summer
- Vinyl frame dual glazed low-E glass windows with screens
Vinyl frames considerably reduce the transfer of heat, cold, and condensation; will not rot, rust, chip or peel - Dual pane, insulated Low-E high performance glass to lower your energy costs
- 40 Gallon gas water heater
- 36" x 6 Panel fiberglass front entry door with deadbolt
Insulated door with deadbolt for safety - fiberglass won't dent and never requires painting
- 32" x 9 Lite fiberglass rear entry door with deadbolt
The window lets in natural light to your utility room while the deadbolt provides safety
- Exterior GFI receptacle
- Fiber cement vertical siding
Won't rot, termite proof, and fire resistant
- House wrap moisture and wind barrier
Protects against water intrusion and air infiltration from the outside
- Moisture resistant purple XP gypsum sheetrock in wet areas
XP purple sheetrock provides extra protection against mold and mildew in wet areas
- Exterior hose bib
- Rough sawn wood trim around all windows & doors
Real wood provides greater depth and dimension
- 2x8 rough sawn wood eave fascia
Rigid wood provides a straight eave line and is strong enough to hold rain gutters
- 10" or 12" heavy rolled I-beam steel frame
- FLEXPEX plumbing with FLAIR-IT fittings
Has been tested to withstand freezing down to -95° below 0° with no ill effects - miners won't fuse to it
- Laminated Veneer Lumber (LVL) heavy duty ridge beam
Offers exceptional strength and stability which allows greater spans and open floor plans
- Earthquake strapped water heater
- 30 Year Architectural shingles
Long lasting and great looking protection from the elements

- Textured and painted interior walls
- 1/2" sheetrock walls glued and fastened to studs
- Interior electrical panel box
- 3/4" Pine door jambs throughout
Pine is strong and built to last
- Pre-hung interior passage doors with three hinges and striker plate
Pre-hung doors are square and three hinges make sure it stays that way - the hinges and striker plate are recessed into the jamb and the door
- Designer brushed nickel lever door handles
- 2 1/4" painted enamel door casings
Decorative door casings have an upscale look with easy to clean enamel paint
- 3 1/4" Baseboard molding throughout
Protects walls while sweeping and vacuuming
- 2" white window blinds
Attractive looking blinds provide privacy and won't kink
- 7/16" 6lb rebond carpet pad
- Wood cornice boxes over windows
Custom made boxes enrich the interior appearance
- Picture frame interior windows
Traditional custom look is easy to clean
- Rounded wall corners
- Plumb for washer and wire for dryer with overhead utility shelf
- Vented passage door conceals the furnace
Reduces boiler noise and provides a finishing touch in your utility room
- Designer brushed nickel lighting with a chandelier in the dining room
- Programmable thermostat
Helps to reduce utility bills
- 90% High efficient furnace
Makes very little noise and will save you money on your utility bills

- Solid surface countertop with backsplash and self-edge
Color all the way through, easy to clean, repairable, no seams or loose tile edges, and will not delaminate
- China sinks
- Undermount fiberglass tub with molded arm rests
Comfortable and relaxing tub that is easy to get into and has a sleek appearance
- Chrome metal faucets with brass bodies
- 36" high master bath sink cabinet
Less bending over to reach the sink and thus easier on your back
- 1 piece 60" fiberglass tub/shower guest bath
- Elongated porcelain toilets with 2" fully glazed trap ways
Problem free toilets with a smooth passage way, reduces blocking and snags
- Shut off valves throughout
- Wood cornice box above tub/shower
- Bank of drawers in the master bathroom
Convenient storage space
- Medicine cabinets in both bathrooms
- Bath exhaust fans

- Solid surface countertops with backsplash and self-edge
Color all the way through, easy to clean, repairable, no seams or loose tile edges
- Hardwood raised panel cabinet doors and cabinets throughout with hidden hinges
Beautiful real wood cabinetry and doors, not only look great but are durable as well
- Cast acrylic sink with single lever faucet
- Finished white lined cabinet interiors with adjustable overhead shelves
- G.E. appliances including 18 cu. ft. frost free refrigerator with icemaker and 30" free standing gas range
- Bank of drawers

Warranty

- 1 and 10 year limited warranty
An unmatched warranty designed to build a relationship of confidence with every Karsten homeowner

Karsten
HOMES
Sacramento, CA

Your Authorized Karsten Retailer:

Because our company has a continuous product update process, specifications, floor plan lay-out and dimensions shown on this literature are subject to change without notice or obligations. Construction and design specifications as well as features presented are conceptual, therefore should not be used as actual construction data, and may not be offered in all series or models. Our Retailer will provide accurate, up-to-date information on available options and specifications for your home.



Karsten is a registered trade name of CMH Manufacturing Inc.

KARSTEN

6