



SILVER SPRINGS LIMITED SERIES by FACTORY EXPO HOME CENTERS
HUD Standard Specifications
www.FloridaFactoryDirect.com 1-800-748-2654

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CONSTRUCTION FEATURES:

- Full 15 Month Warranty
- 2x6" Exterior Walls, 16" On Center (except Micro model)
- 2x4" Exterior Walls, 16" On Center (Micro model only)
- 2x6" Floor Joists, 16" On Center (24 & 28 wides)
- 2x8" Floor Joists, 16" On Center (32 wides)
- 8' Sidewall Height
- OSB Tongue & Groove Floor Decking
- OSB Roof Decking
- OSB Exterior Wall Sheathing with House Wrap
- Roof Ridge Vent
- Insulation: R-19 Ceiling, R-19 Wall, R-11 Floor

EXTERIOR FEATURES:

- 25 Year A/R Shingles with Painted Drip Edge
- 7" Overhangs with Vented Soffit
- Lineal Window Treatment - All Windows
- Vinyl Lap Siding
- Vinyl Low-E Insulated Windows
- Sunburst Fiberglass Front Door w/Deadbolt & Storm (most)
- 36" 9-Lite Rear Door with Deadbolt & Storm (per plan)
- Low-E Sliding Glass Door with Grids (per plan)

INTERIOR FEATURES:

- 8' Cathedral Textured Ceiling Throughout
- 1/2" Finished Drywall T/O with Bullnose Corners
- Painted Cove, Baseboard, Door and Window Trim
- Raised Panel Passage Doors - (3) Mortised Hinges
- 36" Passage Doors to Bedrooms (per plan)
- Double By-Pass Wardrobe Doors (per plan)
- Wire & Brace for Ceiling Fan in Living Room & Master
- 1 1/2" Wood Blinds
- Plush Nylon Carpet with 5 Lb. Rebond Pad
- LUX Vinyl Floor Tile (at Entry per plan)
- Dining Chandelier
- Switched Ceiling Lights in Walk-In Closets
- Lever Door Handles
- Painted Window Sills
- Crescent Edge on Countertops in Kitchen & Baths
- 4" Mica Backsplash in Kitchen & Baths
- LED Lights in Kitchen in Hall

KITCHEN & APPLIANCES:

- Hardwood or White Painted Cabinet Face Frames
- Flat Panel Oak Wood or White Raised Panel Cabinet Doors
- Hi-Low Overhead Cabinet Configuration
- Hidden Cabinet Door Hinges
- Lined Overhead Cabinets
- Adjustable Overhead and Base Cabinets
- Designer Cabinet Hardware
- Full Extension Soft-Close Drawer Guides
- Drawer Over Door Base Cabinet Construction
- Bank of Drawers
- Cabinet Above Refrigerator
- 18 CF 2-Door Frost Free Refrigerator by Whirlpool
- 30" Free Standing Deluxe Electric Range by Whirlpool
- Range Hood with Light and Fan
- 8" Deep Stainless Steel Sink, Single Lever Faucet & Sprayer

BATH FEATURES:

- 1-Piece Fiberglass Tubs and Showers
- Frosted Shower Enclosure
- Single Lever Temp-Stop Faucets at Tub and Shower
- Shower Rod with Liner at Tub
- 2-Bulb Vanity Lights Over Mirrors
- Vent Fans with Light
- China Sinks with Overflow Drain
- Residential Raised Lavy Bases
- Banjo Lavy in Guest Bath (per plan)
- Dual Control Faucets at Lavy
- Elongated Commodes
- Towel Bars & Tissue Holders
- Transom Windows (per plan)

ELECTRICAL, PLUMBING, A/C & UTILITY:

- 200 AMP Service, Cabinet Door at Panel Box
- Smoke Alarms with Battery Backup
- PEX Fresh Water Lines
- 30 Gallon Electric Water Heater with Pan
- Water Shut-Off Valves at Commodes
- Engineered Overhead Duct System
- Whole House Ventilation System
- Multi-Direction Ceiling Grids
- Filter Grill with Filter Installed
- In the Ceiling Room to Room Air Exchange
- 220V Wire for Dryer, Plumb for Washer
- Exterior Receptacle
- USB Charger Receptacle in Kitchen



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Customer Initials & Date: _____