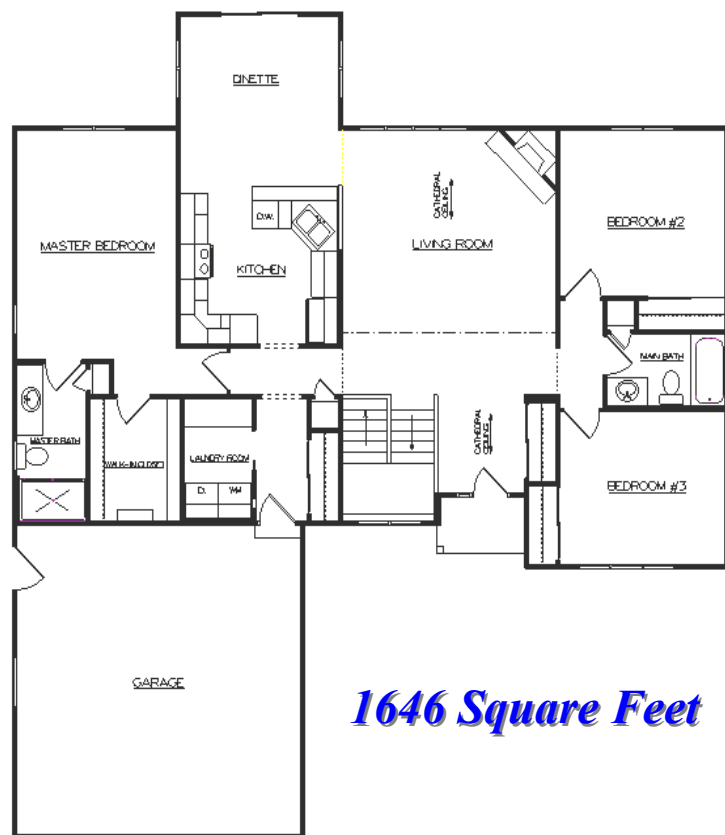




# Rochester



**1646 Square Feet**

## **Room Dimensions**

<b>Living Room</b>	<b>16' x 18'</b>
<b>Kitchen</b>	<b>12' x 11'</b>
<b>Dinette</b>	<b>12' x 12'</b>
<b>Master Bdrm</b>	<b>12' x 16'</b>
<b>Bedroom #2</b>	<b>12' x 12'</b>
<b>Bedroom #3</b>	<b>12' x 11'</b>
<b>Garage</b>	<b>22' x 22'</b>

*Plan Can Be Modified  
To Meet Your Needs*

## **Standard Rochester Design Features**

**Double Four Vinyl Siding**  
**Cedar Trim: Windows/OH Door**  
**Fypon Half Circle: Bedroom Window**  
**Aluminum Fascia & Soffits**  
**Andersen Vinyl Clad Windows**  
**6 Panel Steel Front Door w/ Sidelite**  
**Raised Panel O.H. Garage Door**  
**Overhead Garage Door Opener**  
**6' Sliding Wood Patio Door**  
**450 S.F. Concrete Drive (18 x 25)**  
**35' x 4' Concrete Service Walk**  
**2 x 6 Construction with Tyvek**  
**R-24 Warm Wall System**  
**R-49 Blown Insul. in House Ceiling**

**Cathedral Ceiling - Foyer, Living Room**  
**Open Staircase to Lower Level**  
**Flush Oak Doors and Oak Trim Pkg.**  
**Kentwood Oak Cabinets Throughout**  
**Wall Cabinet/Pole Above Washer/Dryer**  
**Crown Molding-Kitchen & Utility Room**  
**Badger 5 Garbage Disposal**  
**Trash/ Recycling Combo Base Cabinet**  
**Kenmore Quiet Wash Dishwasher**  
**Kenmore Micro-Hood with Venting**  
**Ice Maker Line to Refrigerator**  
**Vanity Size Bathroom Mirrors**  
**Kohler Plumbing Fixtures & Faucets**  
**40 Gallon Natural Gas Water Heater**

**Interior Painting & Staining**  
**Brick Gas Fireplace / Oak Mantel**  
**High Efficiency Nat. Gas Furnace**  
**Central Air Conditioning**  
**200 Amp Electric Service**  
**Seven Recessed Ceiling Lights**  
**\$6300 Floor Covering Allowance**  
**\$1200 Sand Backfill Allowance**  
**\$750 Light Fixture Allowance**  
**\$1400 Hauling Fill Allowance**  
**\$2200 Plbg. Lateral Allowance**  
**\$700 Gravel Drive Allowance**  
**\$175 Silt Fence Allowance**  
**Std. Features Subject to Change**



# **Werner Homes**

4539 South Taylor Drive, Sheboygan 458-4104 [wernerhomes@wernerhomes.com](mailto:wernerhomes@wernerhomes.com)

