

GATEWAY SERIES

HUD Standard Specifications - Multi-Section

FactoryDirectTexas.com 1-800-965-3721

Last Updated: 6-10-25

CONSTRUCTION

- 10" Hitch
- 16" Dormer Comp
- 2x4 Exterior Walls
- 2x6 Floor Joists 16" oc
- 3/8" VOG w/2-1/4 Cool Cedar
- 8' Flat Ceiling
- R-22 Floor Insulation
- R-11 Wall Insulation
- R-22 Roof Insulation
- Tongue & Groove OSB Floor Decking

FLOOR COVERING

- DiamonFlor Lino Throughout

KITCHEN

- Matte Black - Pull Down Kitchen Faucet
- Stainless Steel Deep Well

COUNTERTOPS

- Postform Standard

CABINETS

- 2" Cabinet OH Crown
- 24" Black Floating Shelves
- 3/4" MDF Stiles
- 40" Overhead Cabinets
- 5" SQ Matte Black Pull Bars
- 6 Door Pantry
- Center Shelves & Lined Cabs
- Drawer Over Door
- Hub Stile Cab w/Soft Close
- MDF Shaker Cabinet Door
- Refrigerator OH Cabinet
- TV Wall

APPLIANCES

- 18" Stainless Steel Refer
- 36" Canopy Range Hood
- SSteel Dishwasher
- Stainless Steel Coil Range

PLUMBING & HEATING

- 50 Gal. Elec Water Heater
- Carrier Electric Furnace
- Exterior Water Faucet
- Matte Black Metal Faucets
- Plumb for Icemaker
- Plumb for Washer
- Whole House Shut Off

PRIMARY BATHROOM

- 36x60 FG 1 Pc Tub/Shower
- Black Framed Mirror
- Elongated Commode
- Shower 48" FG 1 pc
- Square China Sink

SECOND BATHROOM

- 30x60 FG 1 pc Tub/Shower
- Black Framed Mirror
- Elongated Commode
- Square China Sink

ELECTRICAL

- 200 AMP Service
- 4" LED Can Lights
- Black Deco Light FDS
- Blk Cage Pendants over Island
- Cable Jack at Ent Center
- Exterior Recept Std Location
- Honeywell Thermostat
- Jelly Jar Ext Light BDS
- LED Can Light over MBath Shower
- Recept at Ent Center
- USB/Recept @ Coffee Bar

INTERIOR

- 2 1/4 Cool Cedar Interior Trim
- Cool Cedar Wing Wall End Caps
- Feature Wall w/ TV Jack
- T&T Finished Ceiling
- W/H Access Panel w/Coat Rack
- Wire Shelf Over W/D
- Wire Shelving in Closets

DRYWALL

- Accent Panel - Per Print
- Main Panel
- 3/8" Vinyl Over Gypsum

INTERIOR DOORS

- 2 Panel Doors
- 2 Panel Dr Matte Black Hardware
- Metal Furnace Door

EXTERIOR DOORS

- 36x80 Craftsman - Front
- Cottage Door - Rear

EXTERIOR

- 5" Window Lineals @ Dormer - Std
- Black Shutters FDS Excl Dormer
- Shingles - 25 year / 3 tab
- Vinyl Siding over Foam Core

WINDOWS

- 61" Thermal Windows

SOLD BY:



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MANUFACTURED BY:



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Customer Initials/Date

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