

INSIGNIA  HOMES


SOUTHVALE
FRANKLIN

LOT #57

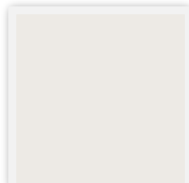
SELECTION PHOTOS PACKET

DATE: 6.24.2026

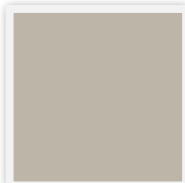
EXTERIORS



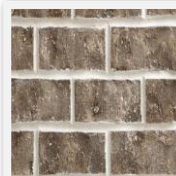
ROOF
GAF
Charcoal



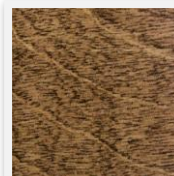
TRIM & GARAGE
DOOR COLOR
SW Snowbound



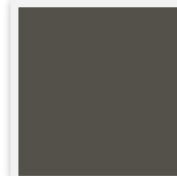
SIDING
SW Amazing
Gray



BRICK
Newcastle
Gray w/ White
Mortar
(Brown Sand)



FRONT DOOR
Dark Walnut



CLAD
WINDOWS
Pella Brown



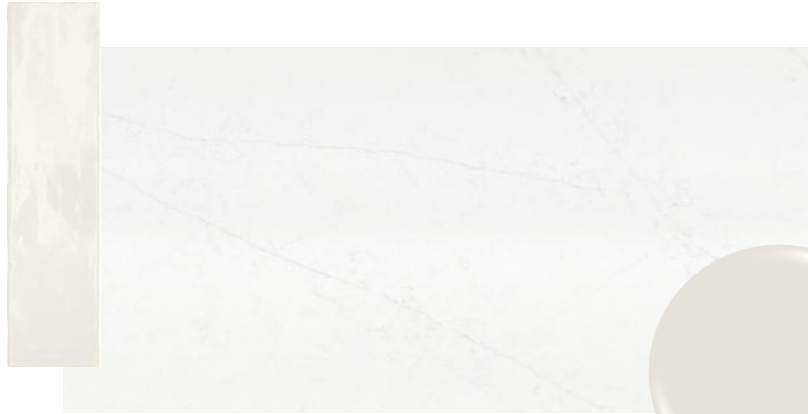
SHUTTER
SW Urbane
Bronze

KITCHEN



FAUCET
Delta Emmeline Faucet in
Champagne Bronze

BACKSPLASH
Daltile Zellige Neo
Gesso 3x12



COUNTERTOPS
Valiant Quartz, White Satin



CABINET FINISH
SW Drift of Mist



SINK
Blanco Precis Super Single Undermount
Sink in White Silgranit



CABINET HARDWARE

CABINET DOOR STYLE
(Not color)



HOOD STYLE



DETAILS

Drift of Mist wood angled hood with corbels that are flush to the bottom of the upper cabinets. Room crown to wrap top.



HOOD FINISH
SW Drift of Mist

*Photo is to Show Design Concept Only. Finishes
and Final Installation Will Vary from Photo.*

KITCHEN APPLIANCES



Thermador
36" Gas Cooktop



Bosch
Microwave



Bosch
Dishwasher



Bosch
30" Double Oven

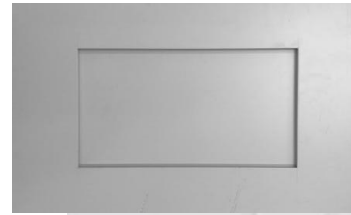
POWDER BATH



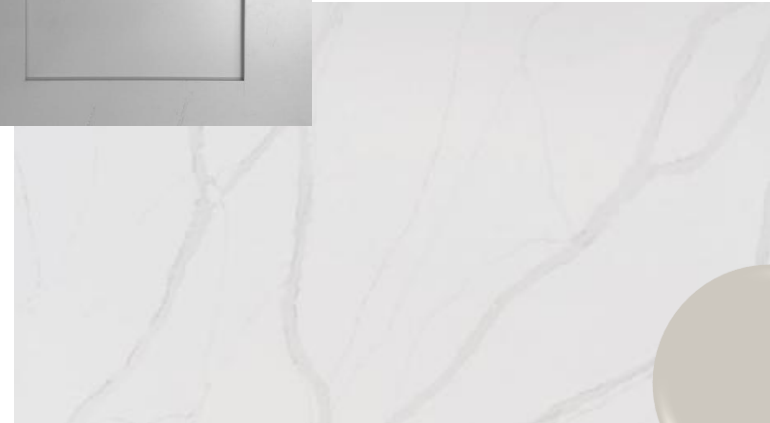
FAUCET
Cassidy in
Champagne Bronze



SINK
White Rectangular Sink



CABINET DOOR STYLE (Not Color)



COUNTERTOPS
Valiant Quartz Karma



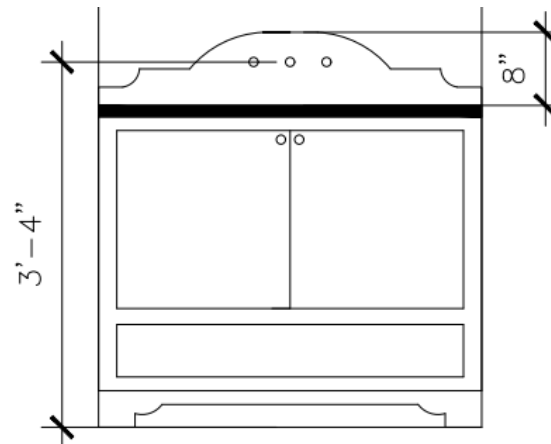
CABINET FINISH
SW Vessel



CABINET HARDWARE



*Photo is to Show the Concept of the
Splash Design and Shape Only.
Finishes and Final Installation Will Vary
from Photo.*



NOT TO SCALE
MEASUREMENTS ARE APPROX. & MAY VARY ON SITE



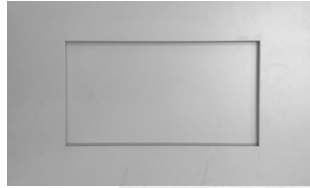
MIRROR
Crofton Large Mirror Gold

UTILITY ROOM



FAUCET

Delta Emmeline Bar/Prep in
Champagne Bronze



CABINET DOOR STYLE
(Not Color)



COUNTERTOPS

Cosmos Quartz White Drift



CABINET FINISH
SW Modern Gray



SINK

Blanco Precis Silgranit
Undermount Sink in White



CABINET HARDWARE



FLOOR TILE

Daltile Slate Attache Meta Light Gray 12x24

PRIMARY BATHROOM



SINK FAUCET
Delta Trinsic in
Champagne Bronze



SINK
White Rectangular Sink



CABINET DOOR STYLE (Not Color)



COUNTERTOPS
Valiant Quartz Veda



MIRRORS



CABINET FINISH
Lower Cabinets- Lorraine-
Stained Match
Linen Tower- BM Classic Gray

SHOWER WALL & TUB SURROUND TILE
Louisville Tile Epic Dolomite Polished 12x24



CABINET HARDWARE



TUB & FAUCET
MTI Oval & Delta Tub Faucet in
Champagne Bronze



SHOWER FAUCET
Delta Trinsic in
Champagne
Bronze

FLOOR TILE
Louisville Tile Epic Dolomite
Matte 12x24

SHOWER FLOOR TILE
Daltile Sublimity
Mosaic in Daphne
White



BATHROOM 2



SINK FAUCET
Trinsic in
Champagne
Bronze



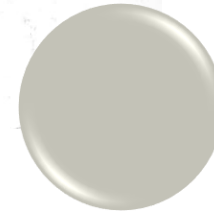
SINK
White Rectangular Sink



CABINET DOOR STYLE
(Not Color)



COUNTERTOPS
Cosmos Quartz Carrara
Venatino



CABINET FINISH
SW Sensible Hue



MIRROR



SHOWER WALL TILE
Louisville Tile Marlow
Mist Gloss 3x12



BATHROOM & SHOWER FLOOR TILE
Daltille CF Advantage Epitomize Aria White
Herringbone Mosaic



CABINET HARDWARE



SHOWER FAUCET
Trinsic in
Champagne Bronze



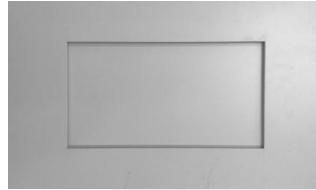
BATHROOM 3



SINK FAUCET
Saylor in
Champagne
Bronze



SINK
White Rectangular Sink



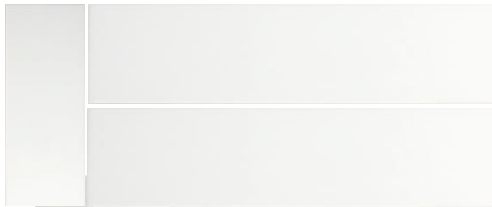
CABINET DOOR STYLE
(Not Color)



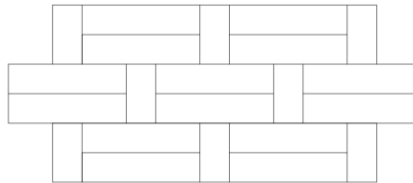
COUNTERTOPS
Cosmos Quartz White Drift



CABINET FINISH
SW Heron Plume



FLOOR TILE
Daltille Wanderwise Swan 6x24



TUB SURROUND TILE
Emser Catch Ice
Gloss 3x12 and 3x6



CABINET HARDWARE



TUB/SHOWER FAUCET
Saylor in
Champagne Bronze

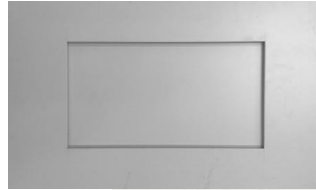
BATHROOM 4



SINK FAUCET
Saylor in
Champagne
Bronze



SINK
White Rectangular Sink



CABINET DOOR STYLE
(Not Color)



COUNTERTOPS
Cosmos Quartz White Drift



CABINET FINISH
SW Amazing Gray



BATHROOM FLOOR & SHOWER
WALL TILE
Louisville Tile Ageless Charleston
Matte 12x24



SHOWER FLOOR TILE
Louisville Tile Emersyn
Lane Terrace Tweed
Penny Tile



CABINET HARDWARE



TUB/SHOWER FAUCET
Saylor in
Champagne Bronze



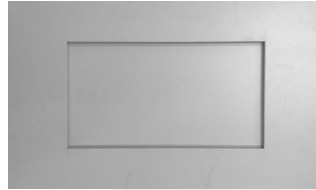
BATHROOM 5



SINK FAUCET
Saylor in
Champagne
Bronze



SINK
White Rectangular Sink



CABINET DOOR STYLE
(Not Color)

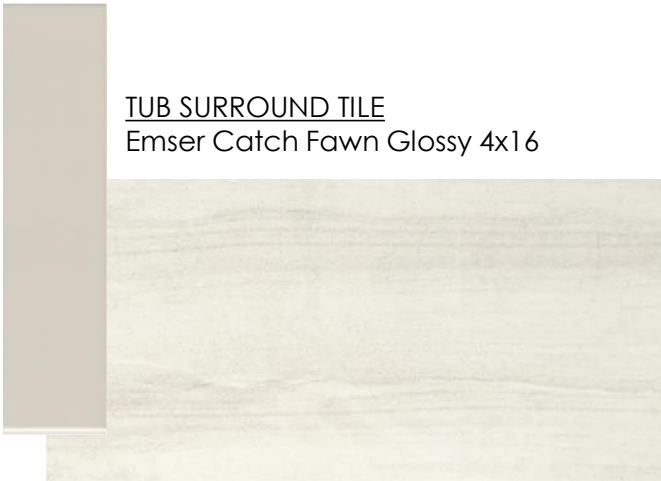


COUNTERTOPS
Cosmos Quartz White Drift



CABINET FINISH
SW Heron Plume

TUB SURROUND TILE
Emser Catch Fawn Glossy 4x16



FLOOR TILE
Daltille Avery White 12x24



CABINET HARDWARE



TUB/SHOWER FAUCET
Saylor in
Champagne Bronze

GREAT ROOM FIREPLACE



ARCUSTONE COLOR
MarbleCoat Natural

FIREPLACE DETAILS

Arcusstone mantle style 3- Marble coat natural.

Flush Hearth.

Photo for mantle style only. Finished product may vary.

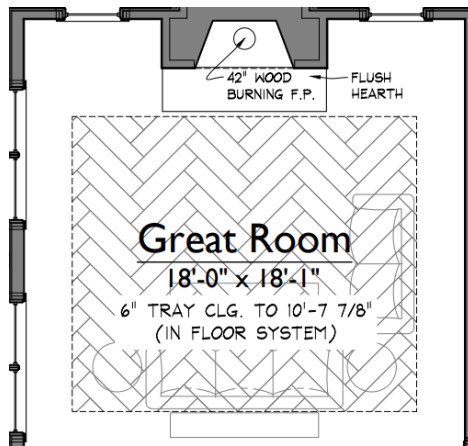
*Photo is to Show Design Concept Only.
Finishes, & Final Installation
Will Vary from Photo.*

GREAT ROOM CEILING DETAIL

CEILING DETAIL

Add herringbone detail inside of tray ceiling using Mont Rochard prefinished hardwood flooring (30" boards). Trim perimeter of tray with W100 white oak cove mold, stained to match hardwood as closely as possible.

Note: Install OSB on ceiling prior to install.



HARDWOOD FINISH
Lorraine



*Photo is to Show Design Concept Only.
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PRIMARY BEDROOM CEILING DETAIL

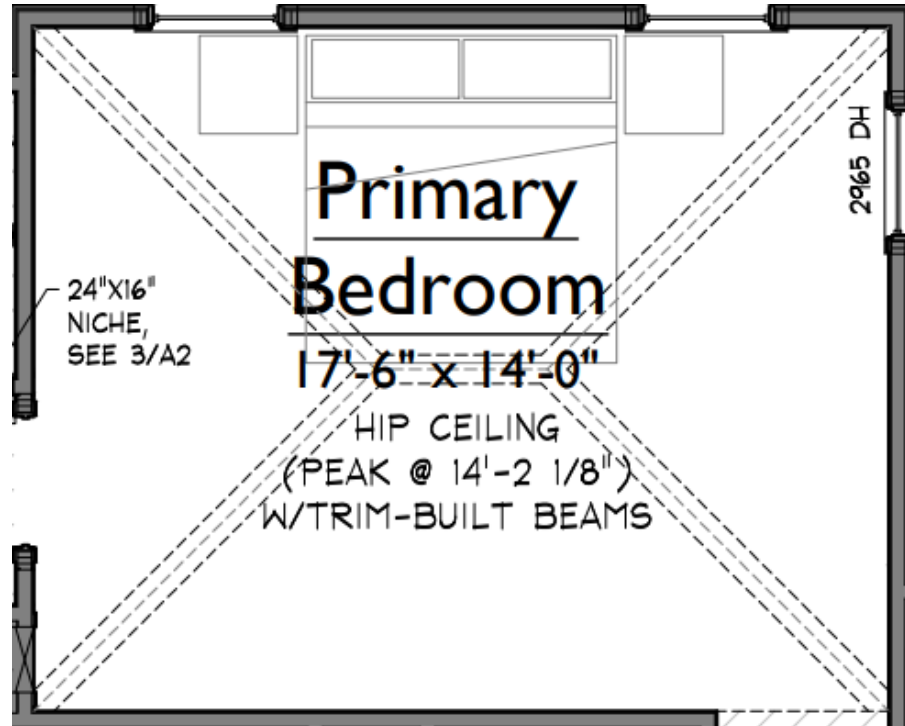
MITERED



TRIM COLOR
SW Gossamer Veil

CEILING DETAIL

Add paint grade, beams with mitered ends in vaulted ceiling per plan.



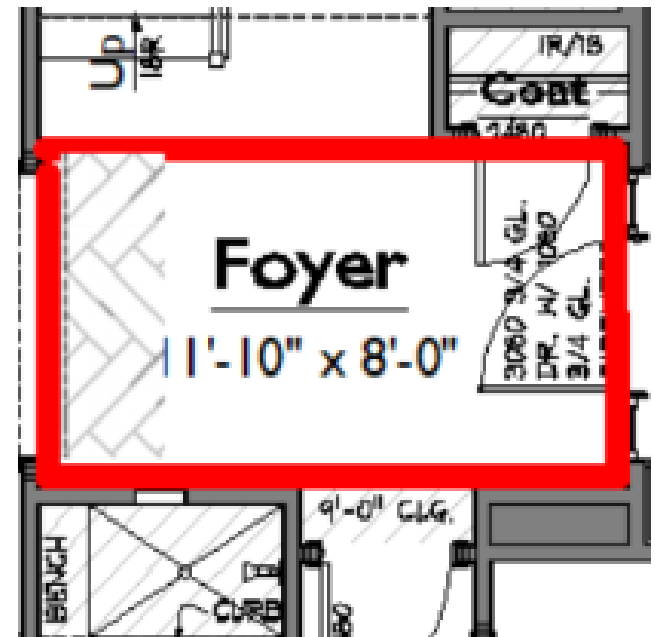
FOYER DETAIL

FOYER DETAIL

Foyer hardwood to be laid in a herringbone pattern using Mont Rochard Prefinished hardwood flooring (30" boards). Pattern to be bordered around perimeter of space with a single board of flooring. See diagram.



HARDWOOD FINISH
Lorraine



STUDY



*Photos are to Show Design Concept Only.
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Photos. See Details.*

Applied molding trim detail with finished height to approx. 60" AFF on all walls of Study.

Install 1x8 baseboard with W-120 half round trim installed vertically above, and cap with a 1x4 with W-198 cap above.

Approx. 12-15" center to center between vertical trim pieces. Adjust slightly on site as needed.



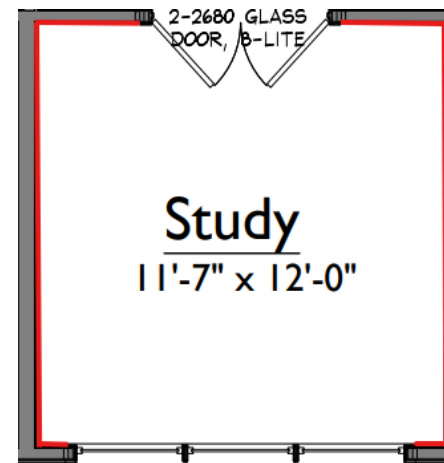
PAINT COLOR
SW Worldly Gray



CAP W-198
1-3/8 x 2
PINE
PRIMED



HALF ROUND W-120
7/16 x 1
PINE
SOLID



CUBBIES

CUBBIES

Trim built paint grade cubbies in location per plan. Seat to be stain grade white oak stained to match the hardwood floors as closely as possible. Cubbies to have 2 equal width sections that are open on bottom and 3 equal width sections that are open on top as shown in drawing. Install 1x6 paint grade shiplap in back of cubbies. Install approx. 2" thick and 12" deep floating shelf at approx. 5' AFF with a 1x6 hook board below. (4) Liberty Pilltop Coat hooks to be spaced evenly on hook board.



CUBBY FINISH
SW Sensible Hue

SEAT FINISH
Stained to match
hardwoods



CUBBY HARDWARE
Liberty Pilltop Coat Hook in
Champagne Bronze



*Photos are to Show Design Concept Only.
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Photos. See Details.*

****Only 4 hooks not 5 as shown in photo****

STAIR PARTS



STAIR PACKAGE

Square stained Newel Post and White Oak 6084 Handrail with Round Iron spindles and Flat Round Shoes in Matte Black. Painted Risers with Newels, Handrail and Stair Treads stained to Coordinate with Hardwood Finish as Closely as Possible.

TRIM PACKAGE



Standard casing, crown molding,
baseboard and shoe

See standard Village Home
specifications for trim sizes and
locations



INTERIOR DOORS & HARDWARE



Interior Door Style
Cambridge, 2 panel



Front Door Hardware
Schlage Century in
Matte Black Finish

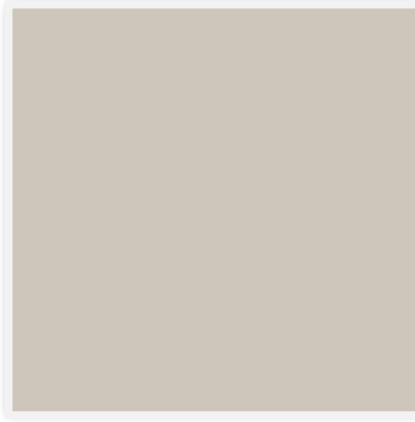


Interior Door Hardware
Schlage Broadway Lever
in Matte Black Finish

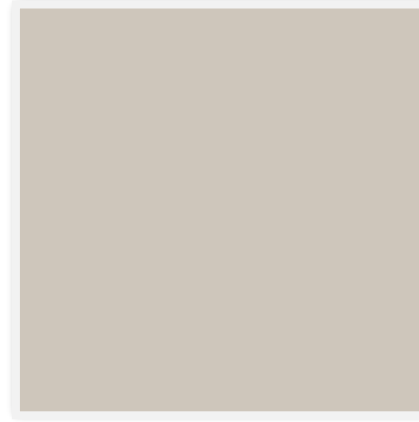
INTERIOR PAINT



Main Trim, Ceiling & Wall Color
BM Classic Gray



Secondary Wall and Trim Color for
Study and Bonus Room
SW Worldly Gray



Secondary Ceiling Color for
Bonus Room
SW Worldly Gray



Secondary Trim Color for
Primary Bedroom
SW Gossamer Veil



Secondary Trim Color for
Cubbies
SW Sensible Hue

FLOORING



Engineered Hardwood
Mont Rochard Collection
in Lorraine



Carpet
Highcard 817 Island Taupe