The Stockbridge

The Stockbridge as shown features an optional high-pitched roof, stationary windows at front door, window lineals, mantles and grills. In addition the decorative window in the high-pitched dormer, korbels, shake siding and two car garage are also optional. The high-pitched dormer is a standard feature. The front porch roof is panelized and included standard with this home.

NOTE:
Masonry work and metal roof are done onsite by others.

Stockbridge
55'-0" x 44'-0"
4006 sq ft

First Floor

Second Floor

Artist’s renderings depict typical homes and may include some optional features.
The Salem

The Salem two story offers features only found in the most elegant homes. Standard amenities include an oversized gourmet kitchen with cook top cabinet, wall oven cabinet and oversized pantry cabinet. Other first floor standards include a sunroom and den/office. The four bedroom second floor includes a guest room with private bath and a master suite that boasts a sitting area with radius walls, his and her walk-in closets and a master bath with a soaking tub.

As shown, the Salem includes an optional high-pitched reverse gable roof, front porch, window grills and mantles, panel shutters, front gable eave returns, front door with double sidelights, pilasters and mantle above. Shake siding in front gables is also optional. The large palladium style dormer window is standard.

Salem
44’-6” x 57’-6”
3465 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Charlotte as shown includes the high double dormer along with the boxed out twin window dormer in BR. 2. The picture window in the foyer and the front elevation lineals are another standard feature of the Charlotte that adds great curb appeal. The elevation, as pictured, includes optional high-pitched roof, gable end eave returns, attic windows, front porch and roof package, window mantles, transom windows above first floor windows, front door with optional sidelights and transom, window grills and shake shingles. A portion of the garage is contained within the modules, the balance is panelized.

NOTE:
The front garage door is not included. Please consult your Simplex account manager for details.

Charlotte
39'-6" x 64'-0"
2840 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Castlebury

The Castlebury as shown features an optional high-pitched roof, shake siding, decorative korbels, window grills and lineals.

NOTE:
The garage is included but the garage doors and porch are provided by others.

Castletury
44'-6" x 74'-1"
34'-6" x 64'-0"
4013 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Arlington

The Arlington two story is a stately home that offers generous sized rooms and a spacious kitchen with a large prep area. The second floor features a private home office and an oversized master suite with a compartmentalized master bath that includes a one-piece shower and whirlpool bath. The Arlington’s exterior as shown is highlighted by a reverse gable dormer with decorative vent and optional high-pitched hip roof, garage with dormers, double sidelights with surround on the front door, window grills, raised panel shutters, window mantles, elongated windows and gable eave returns.

NOTE:
Stonework is provided onsite by others.

Arlington
41'-3" x 36'-0"
2572 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Lewisburg

The Lewisburg as shown includes the high double dormer along with the boxed out twin window dormer in BR 2. The palladium style window in the foyer and front elevation lineals are another standard feature of the Lewisburg that adds great curb appeal.

The elevation, as pictured, includes optional high-pitched roof, gable eave returns, circle vents, front porch and roof package, window mantles, transom windows above first floor windows, front door with optional sidelights and transom and window grills. The garage comes partially completed and partially panelized.

Note:
The front garage door is not included. Consult your Simplex account manager for optional 4 BR. floor plan.

Lewisburg
45'-6" x 60'-0"
27'-6" x 39'-3"
2549 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Alexandria

The Alexandria standard features include a high-pitched dormer palladium style window, and projected front entry with a recessed front door. Optional features shown include mantle, pilasters, colonial panels at the front door, raised panel shutters, window grills and mantles over the first floor front windows. Additional option features shown include gable window panels, upgraded front door with double sidelights, transom window, deluxe front door lights, wide corner posts, dentil moulding and eave returns.

NOTE:
Garage not included.

Alexandria
27'-6"/29'-6" x 50'-0"/54'-0"
2860 sq ft
The Van Buren

The Van Buren as shown features an optional high-pitched roof with dormers, dentil molding, elongated windows and grills, double sidelight front door with transom and two-car garage.

NOTE:
Masonry work is done onsite by others.

Van Buren
27'-6" x 52'-0"
2860 sq ft

Artist's renderings depict typical homes and may include some optional features.
The Fitchburg

The Fitchburg II as shown shows optional window grills, high-pitched roof and dormer, palladium window, teardrop shakes, gable eave returns and front door with two sidelights. The country style front porch, as shown, may be site built.

Fitchburg II
27'-6" x 48'-0"
2640 sq ft
The Montgomery as shown features an optional high-pitched roof with dormer and decorative window, elongated first floor windows, window mantles and grills, double sidelight front door, front porch and garage. The walkout bay in the den and bedroom are standard features.

Montgomery
27'-6" x 44'-0"
2430 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Bridgeport

The Bridgeport as shown shows an optional double sidelight front door, window mantles, grills and colonial door surround. The optional high-pitched dormer with teardrop shakes and higher roof pitch add great curb appeal.

**NOTE:**
Garage not included.

*Bridgeport*
27'-6" x 40'-0"
2200 sq ft

First Floor

- Dining Room: 10-0 x 13-0
- Kitchen: 10-0 x 13-0
- Nook: 8-3 x 13-0
- Living Room: 16-0 x 13-0
- Family Room: 12-2 x 20-2

Second Floor

- Bedroom 1: 12-2 x 16-6
- Bedroom 2: 12-9 x 10-8
- Bedroom 3: 10-0 x 13-0
- Bedroom 4: 10-8 x 13-0

Artists renderings depict typical homes and may include some optional features.
The Greenfield

The Greenfield as shown features optional decorative shakes with a circle vents in the dormers, window grills, lineals, deluxe front door with two sidelights, pilasters and a mantle above, wide corner posts and decorative korbels. The standard kitchen includes a decorative stainless steel range hood. The master bedroom bath features a tiled shower wall surround. The garage is partially panelized and partially included in the modular construction.

NOTE:
The porch and steel roof are site provided and installed by others.

Greenfield
47’-0” x 47’-6”
27’-6” x 42’-6”
2272 sq ft

Optional 4 BR. plan available

Artist’s renderings depict typical homes and may include some optional features.
The Summit

The Summit two story features a large kitchen with walk-in pantry and raised snack bar opening into a bright nook area. The family room includes a vaulted ceiling in the standard 3 BR. plan. The Summit has a classic farm house elevation with a reverse gable roof and walk out bay area. Optional features include decorative vent, front porch, windows grills and mantle, front eave returns and oval front door with two sidelights.

Summit
41'-6" x 43'-9"
2761 sq ft

Optional 4 BR. plan available
The Asheville II standard features include a recessed front, complimented by projected areas at the master bath, BR. 2 and great room, along with two high-pitched dormers. Optional features shown include attic window above BR. 1 bath, window mantles and grills, panel shutters, louvered gable vents double sidelights with mantle, front porch, high-pitched roof (2) 4’ dormers and eave returns.

**NOTE:**
Masonry work is done onsite by others.

**Asheville II**
27'-6" x 52'-0"
2445 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Bedford

The Bedford two story features include a first floor master bedroom and living room with a vaulted ceiling. The second floor completes this comfortable home with three additional bedrooms. As shown, this home features optional high-pitched roof, front porch, decorative vent, panelized garage, shake siding, wide cornerposts, panel shutters, window grills, mantles and eave returns.

Bedford
27'-6" x 38'-0"/53'-0"
27'-6" x 38'-0"/42'-0"
2351 sq ft

Artist’s renderings depict typical homes and may include some optional features.
The Lenox as shown shows optional window grills, paneled shutters, high-pitched roof with returns, a window panel below the dining room window, keystone style window mantles, decorative half-circle vent and a deluxe front door with double sidelights. Site installed brick can add an attractive accent.

NOTE:
Garage not included.

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<thead>
<tr>
<th>Room</th>
<th>Dimensions</th>
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<th>Second Floor - Plan “B”</th>
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<td>12-3 x 15-6</td>
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<td>Family Room</td>
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</tbody>
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Lenox
26'-0" x 40'-0"/42'-0"
26'-0" x 40'-0"/43'-6"
2132 sq ft

Artist’s renderings depict typical homes and may include some optional features.

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The Bayside

The Bayside as shown features optional window grills and linedills around windows.

NOTE:
The front porch and garage are provided by others.

Bayside
27'-6" x 36'-0"
1980 sq ft

First Floor

- Kitchen
- Great Room 14-2 x 26-7
- Dining Room 10-11 x 13-0

Second Floor

- Bedroom 3 11-0 x 9-1
- Bedroom 2 11-5 x 15-1
- Bedroom 1 14-4 x 17-1

Artist’s renderings depict typical homes and may include some optional features.
The Jefferson I as shown features optional high-pitched roof, elongated windows, window grills and lineals, upgraded front door with two deluxe entry lights and optional one-car garage. The recessed front entry is standard.

NOTE:
The Jefferson II and Jefferson II with garage are not pictured.

Jefferson I
27'-6" x 30'-0"
1650 sq ft

Jefferson II
27'-6" x 32'-0"
1760 sq ft

The New Charleston
26'-0" x 36'-0"
1890 sq ft

The New Charleston features a stylish front projection with dormers. Optional features pictured include a high-pitched roof with decorative window and shake siding in the dormer, front door with double sidelight, panel shutters, window grills, front porch and garage.

New Charleston II
26'-0" x 36'-0"
1890 sq ft
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Simplex is proud of our Planet Friendly Homes - a concept we developed several years ago that focused on producing "Green" homes and changed the way we design and build. During the design of your new home our thought process extends to the design of doors and windows as well as insulation and other factors that promote the concept of Green building and Green living. We also invite you to ask what our sister company, Simplex Solar, can do for you. Adding solar can reduce your hot water costs and reduce or eliminate your electric bill. Ask us about tax incentives that can help pay for your Simplex Solar System.

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As part of our Planet Friendly Homes initiative, Simplex made a commitment to building to Energy Star standards when requested. For example, our Greenfield model has earned national building awards as well as an Energy Star 5 Star + Rating.

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Thank you again and we look forward to establishing a long relationship with you.

Sincerely,

Patrick Frichione, Jr.
President, Simplex Industries, Inc.

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06/2010