

# Kingsley

MODULAR  
HOMES

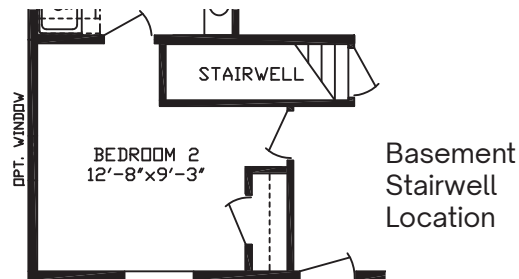
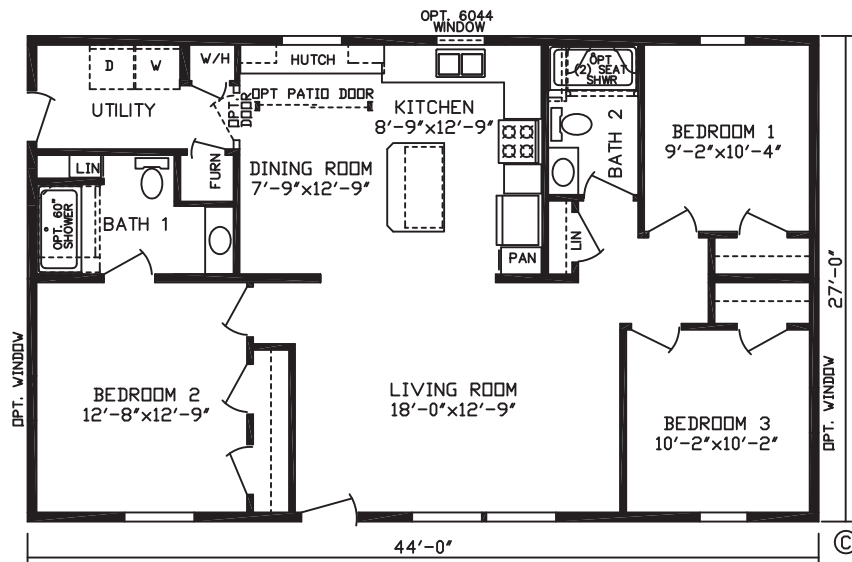
THE STANDARD IN AFFORDABLE LUXURY



[CavcoNappanee.com](http://CavcoNappanee.com)

28 WIDES  
*Kingsley*

**BALFOUR**  
MODEL 92586K  
3 BR | 2 Bath | 1,188 sq ft

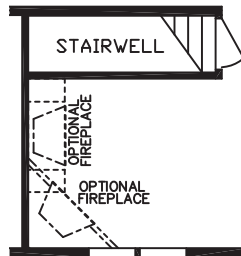
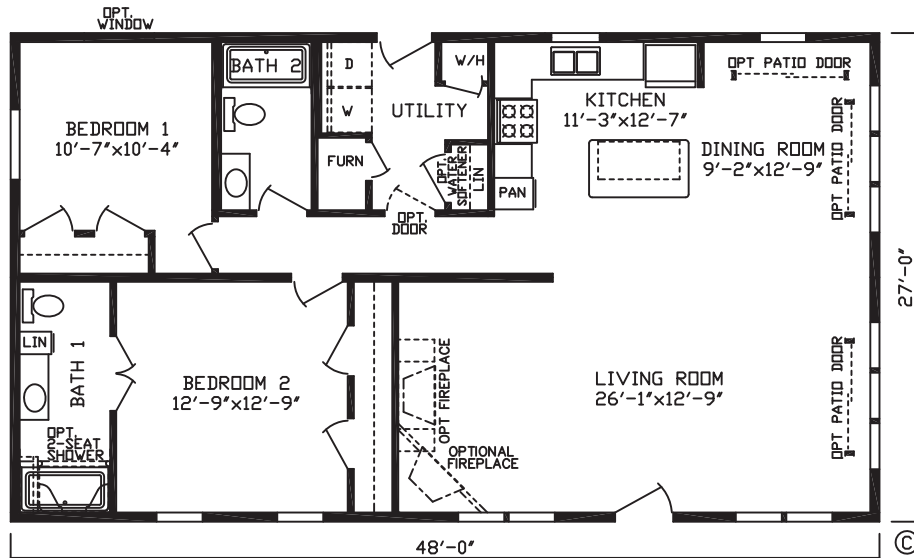
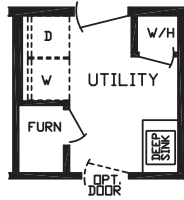


# CAMBRIDGE

MODEL 92511K

2 BR | 2 Bath | 1,296 sq ft

RO4 Opt  
Utility Sink



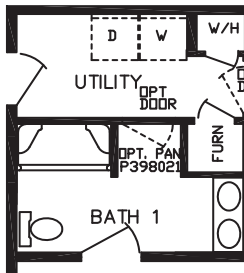
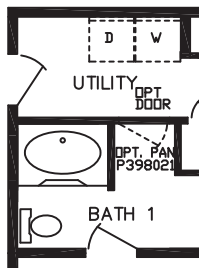
Basement  
Stairwell  
Location



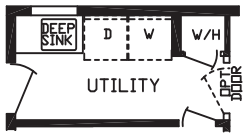
28 WIDES  
*Kingsley*

**BUCKINGHAM**  
 MODEL 92544K  
 3 BR | 2 Bath | 1,296 sq ft

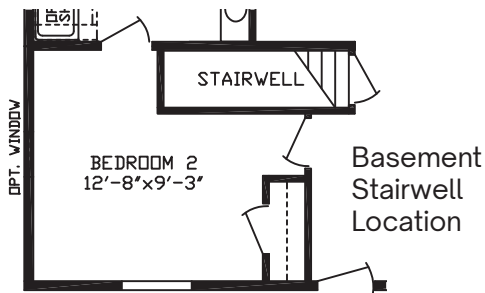
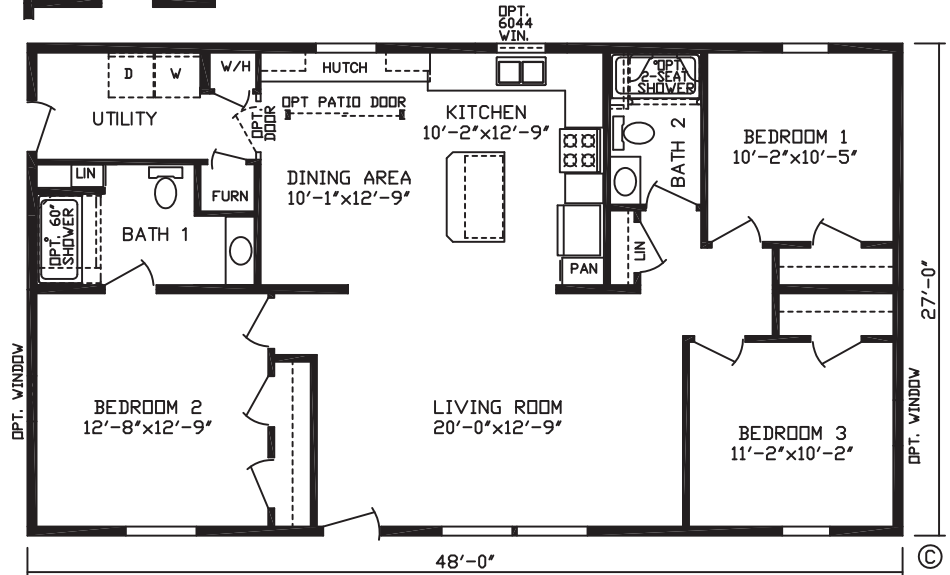
RO1  
 Opt Bath 1 W/  
 Garden Tub



RO5 Opt Bath 1



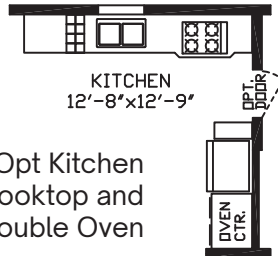
RO3 Opt  
 Utility Deep Sink



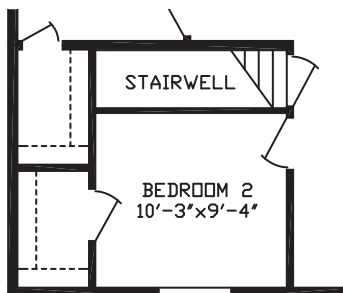
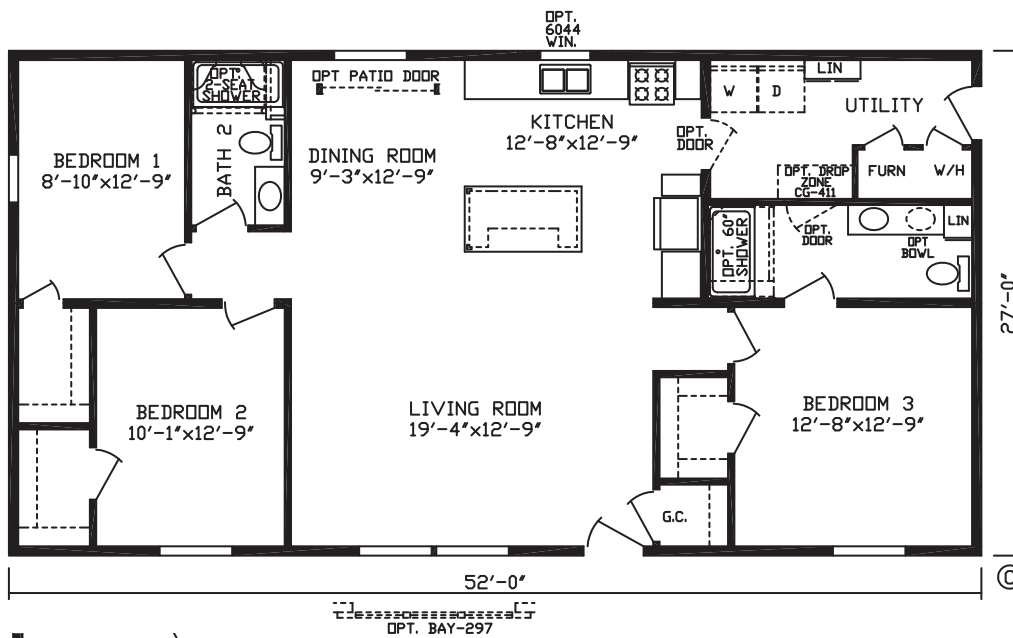
# CARLISLE

MODEL 92566K

3 BR | 2 Bath | 1,404 sq ft



RO1 Opt Kitchen  
Cooktop and  
Double Oven



Basement Stairwell  
Location

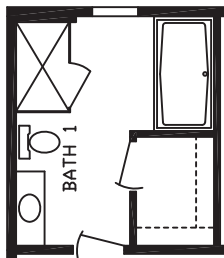


28 WIDES  
*Kingsley*

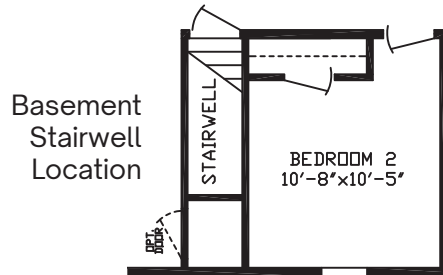
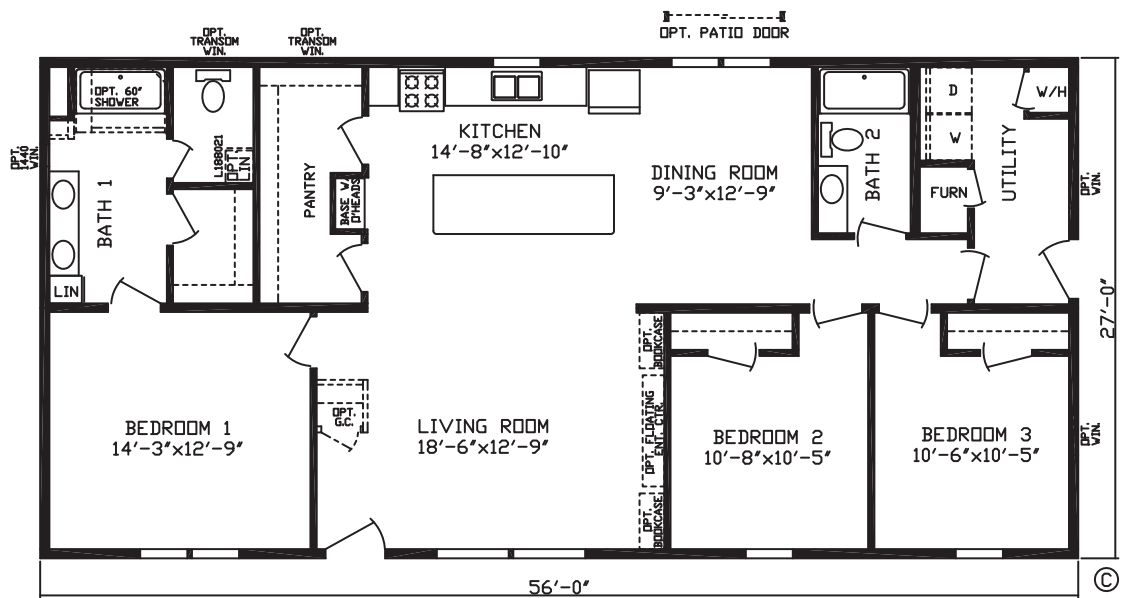
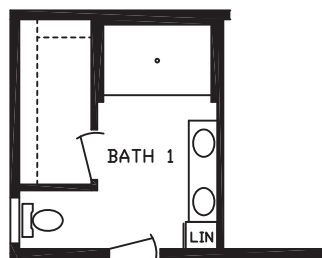
**WAKEFIELD**

MODEL 92616K  
 3 BR | 2 Bath | 1,512 sq ft

RO1 Opt Bath



RO3 Opt Bath

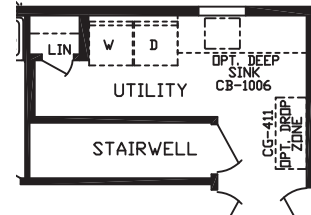




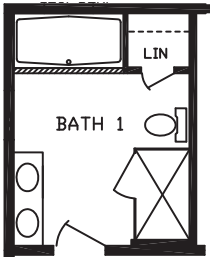
# NEWPORT

## MODEL 92574K

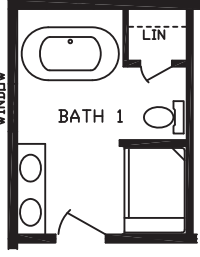
3 BR | 2 Bath | 1,512 sq ft



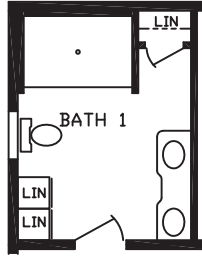
RO6 Opt Bath 1  
Glass Shower



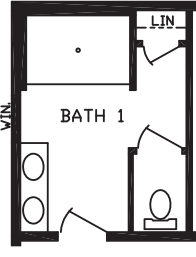
RO9 Opt Bath 1



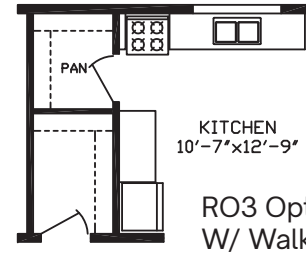
RO11 Opt Walk-In  
Shower Bath 1



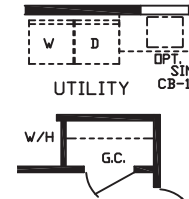
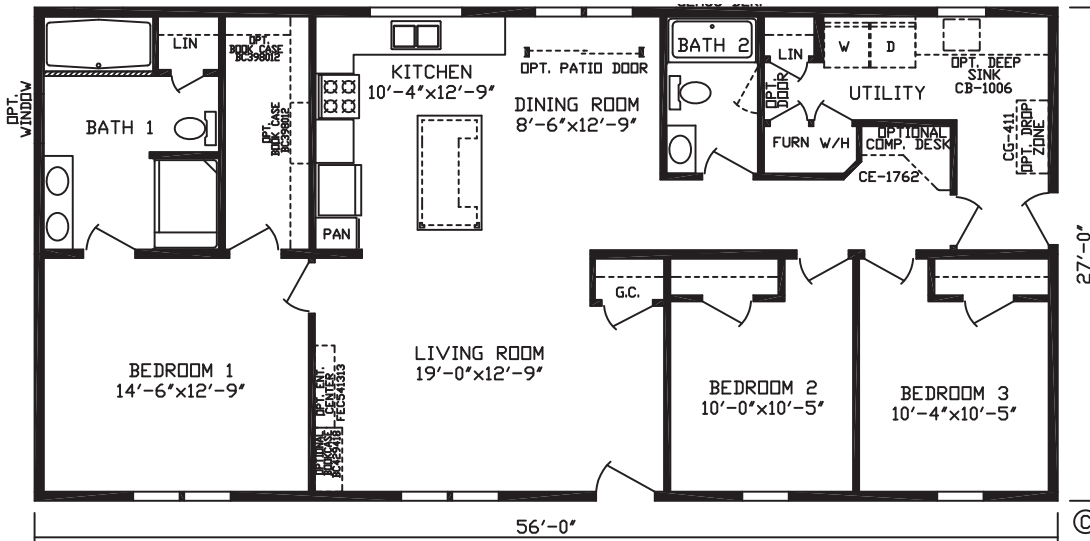
RO14 Walk-In  
Tile Shower



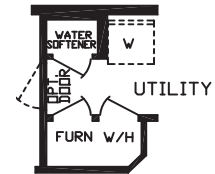
RO1 Opt Basement  
Stairwell in Utility



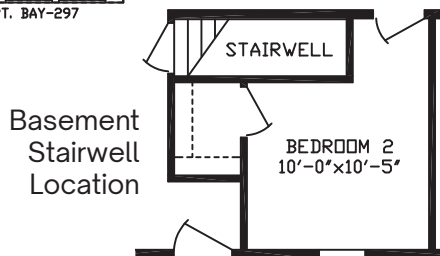
RO3 Opt Kitchen  
W/ Walk in Pantry



RO8 Opt  
Guest Closet



RO13 Opt  
Water  
Softener

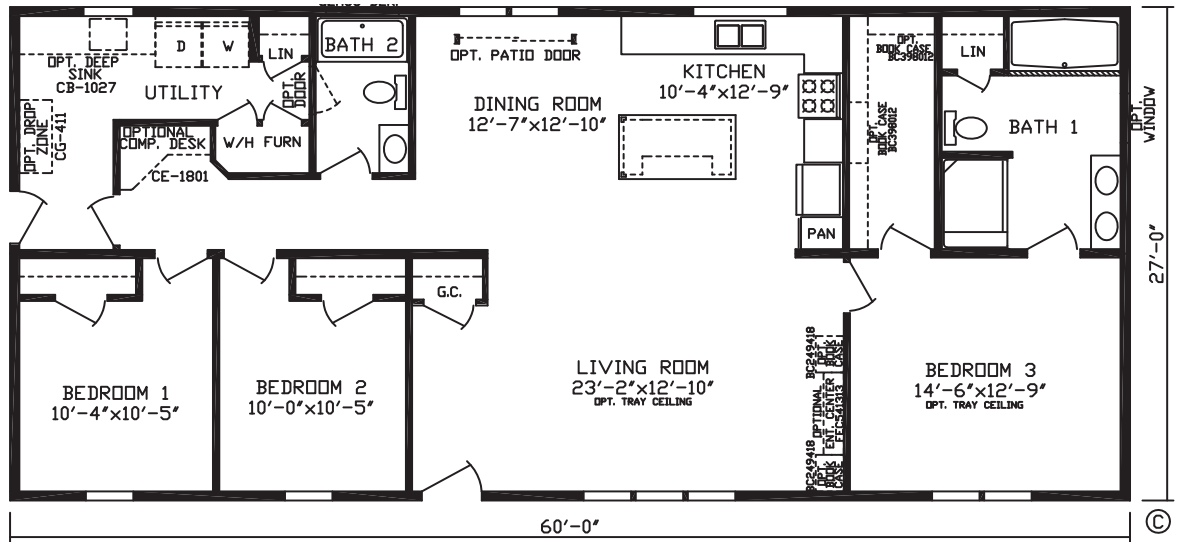
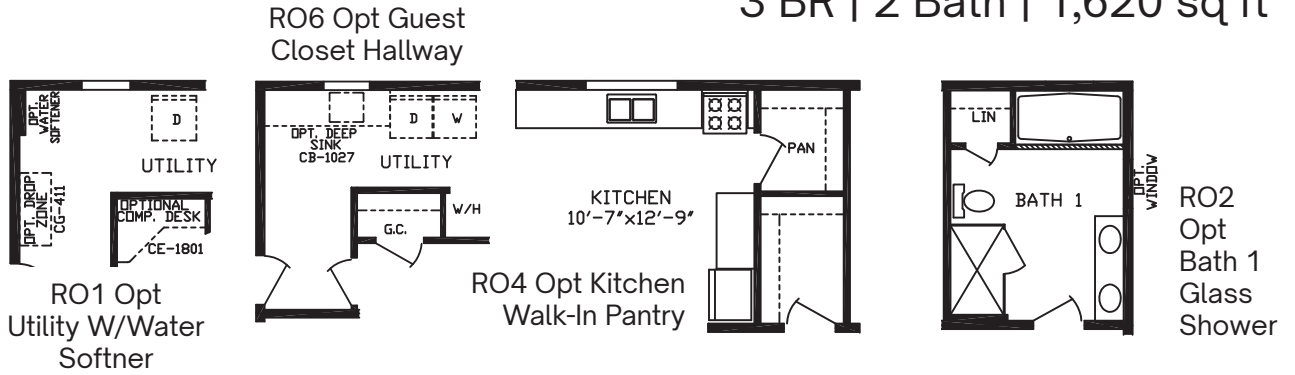


28 WIDES  
*Kingsley*

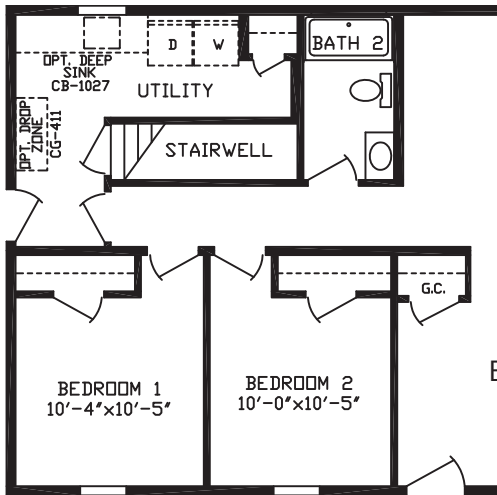
**WINDSOR**

MODEL 92585K

3 BR | 2 Bath | 1,620 sq ft



RO3 Opt Stairwell Guest Closet

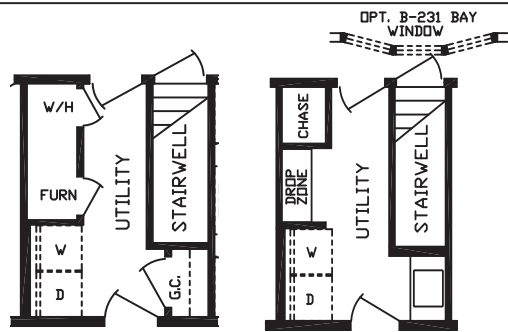
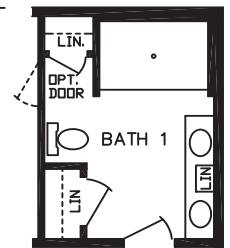
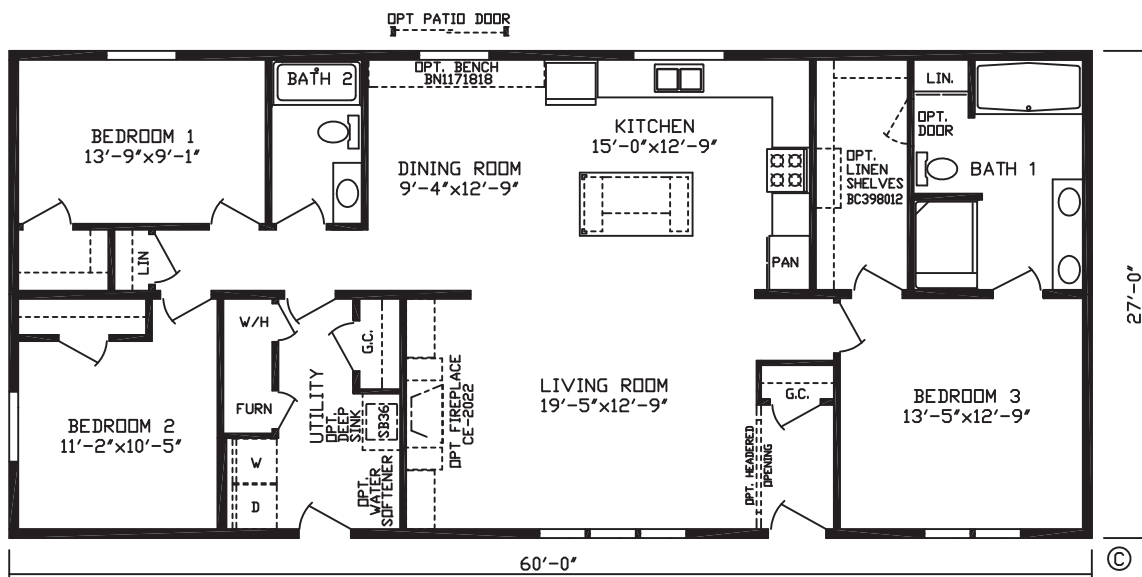
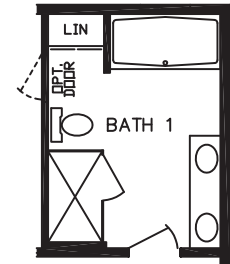
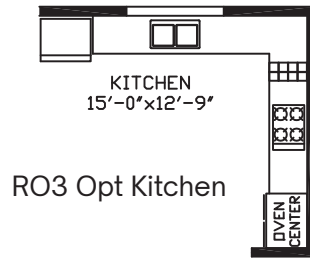


Basement Stairwell Location



28 WIDES  
*Kingsley*

**BRISTOL**  
 MODEL 92592K  
 3 BR | 2 Bath | 1,620 sq ft



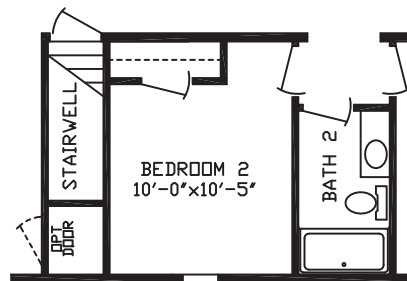
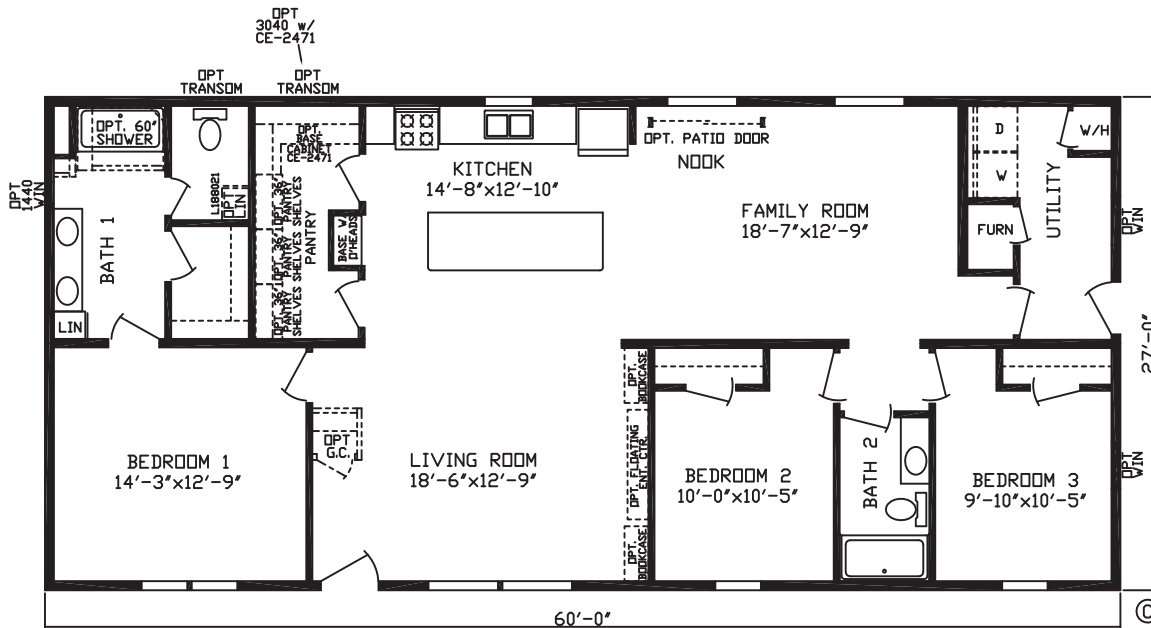
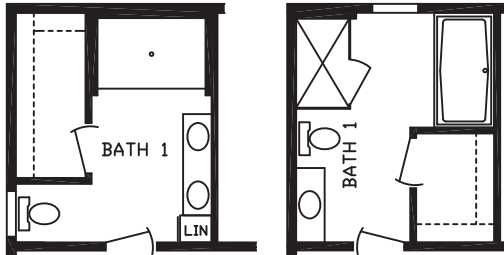
# BRIDGEWATER

MODEL 92617K

3 BR | 2 Bath | 1,620 sq ft

RO1 72" Tile Shower Bath 1

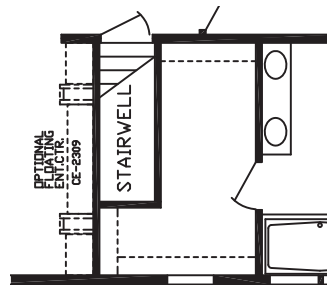
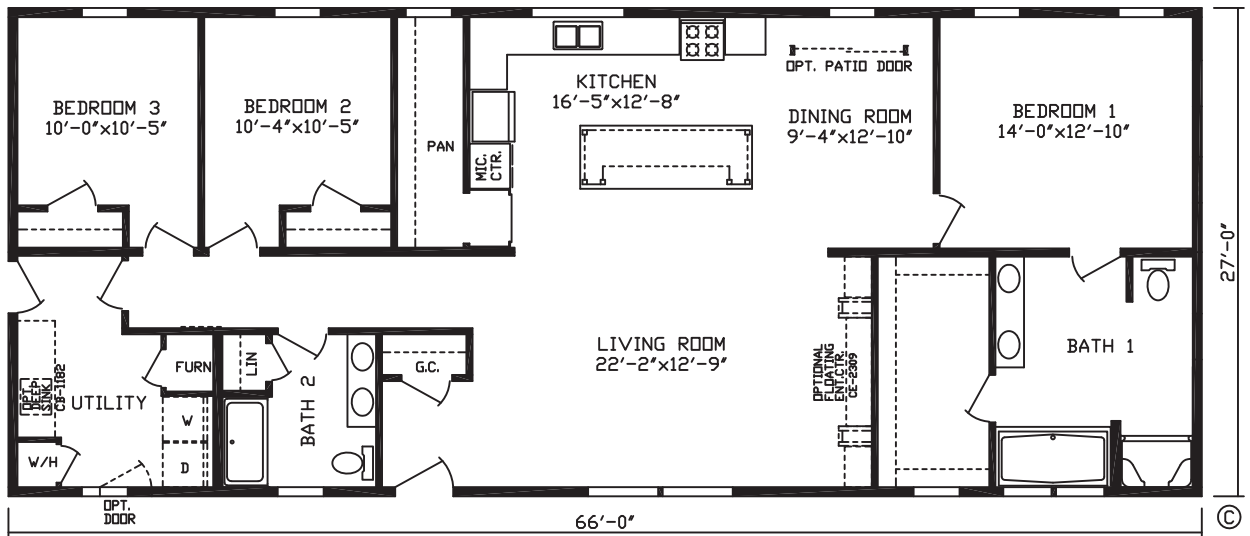
RO7 72" Tub & Glass / Ceramic Shower Bath 1



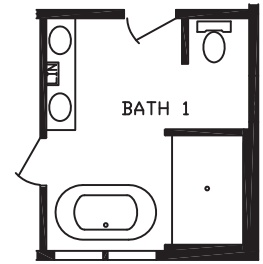
Basement Stairwell Location

28 WIDES  
*Kingsley*

**MYSTIC CREEK**  
 MODEL 92608K  
 3 BR | 2 Bath | 1,782 sq ft



Basement Stairwell  
 Location



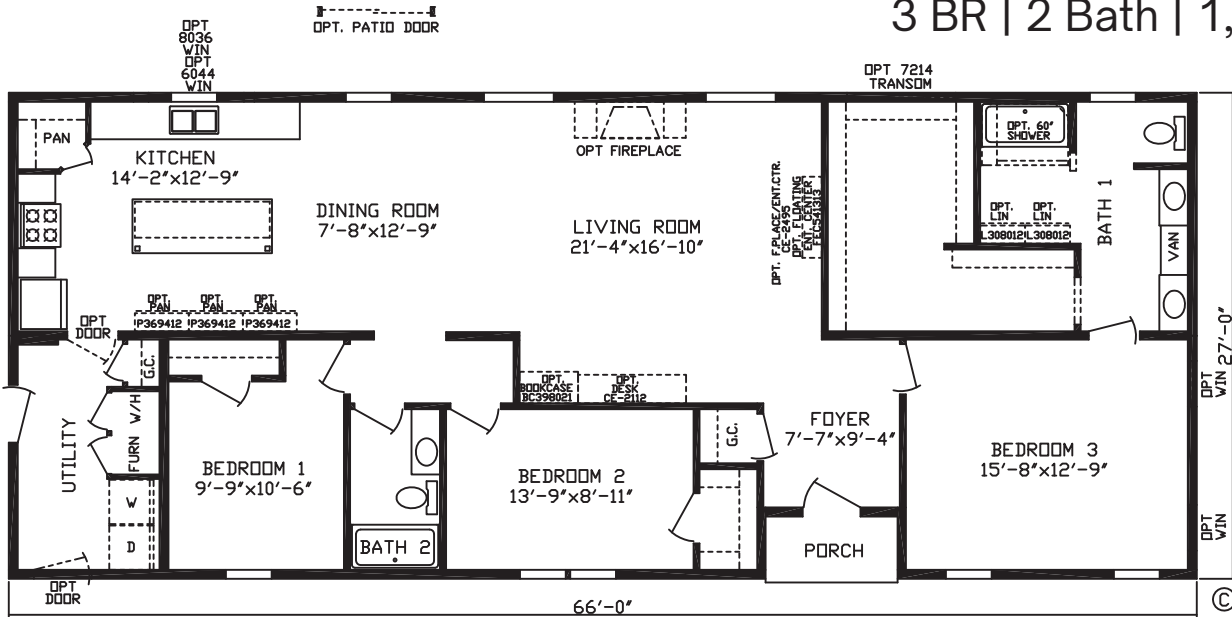
RO1 Opt Bath 1  
 Free Standing Tub



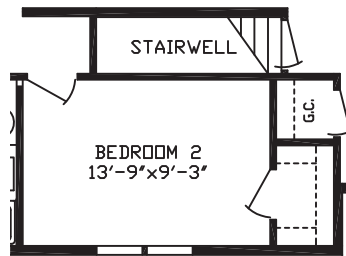
# HEMSWORTH

MODEL 92618K

3 BR | 2 Bath | 1,782 sq ft



Basement Stairwell Location

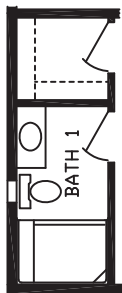
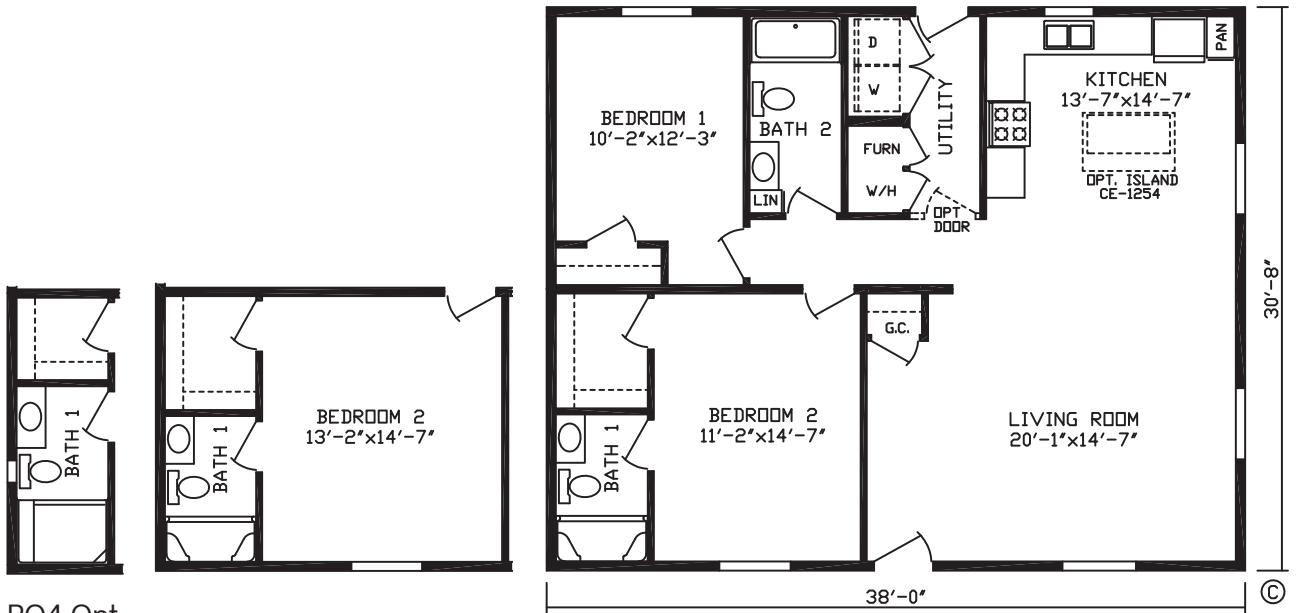


32 WIDES  
*Kingsley*

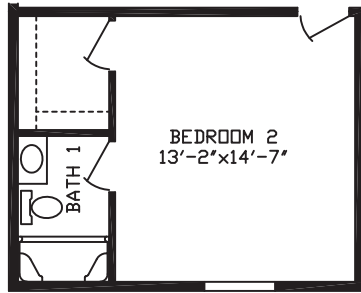
**DARTMOUTH**

MODEL 92580K

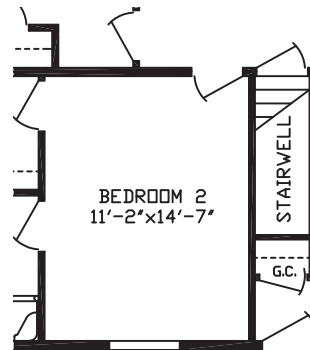
2 BR | 2 Bath | 1,165 sq ft



RO4 Opt  
Bath  
1 W/  
Shower



RO1 Opt Bedroom 2



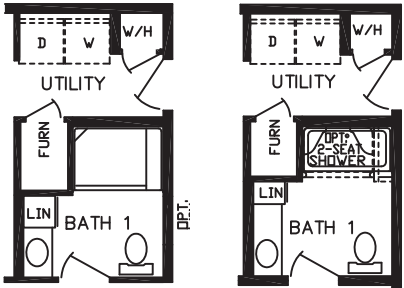
Basement Stairwell Location

# WOODLAND BAY

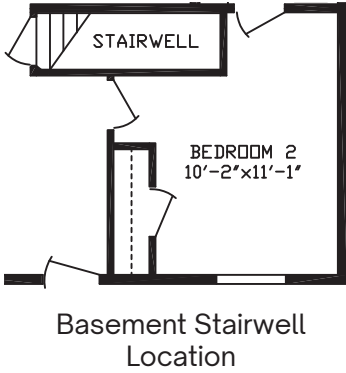
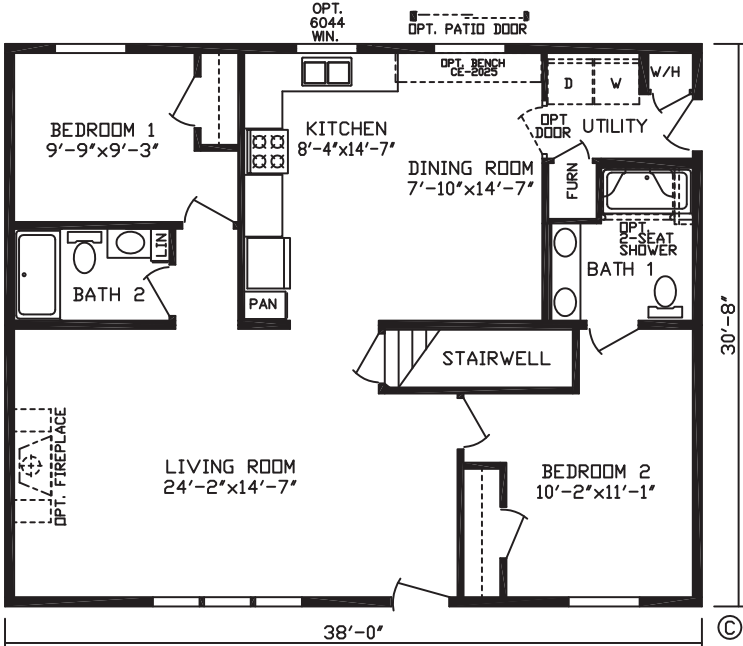
## MODEL 92607K

2 BR | 2 Bath | 1,165 sq ft

RO12 Opt Bath 1

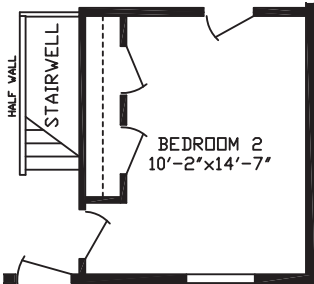


RO10 Opt Bath 1 Shower and Linen

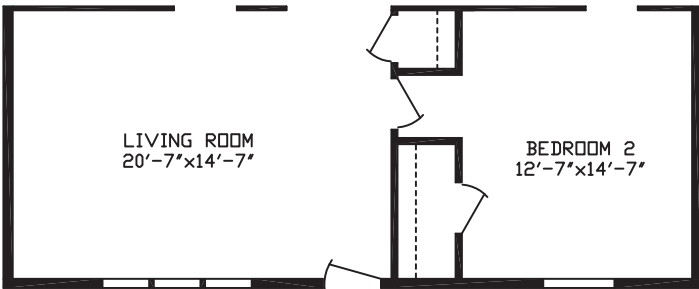
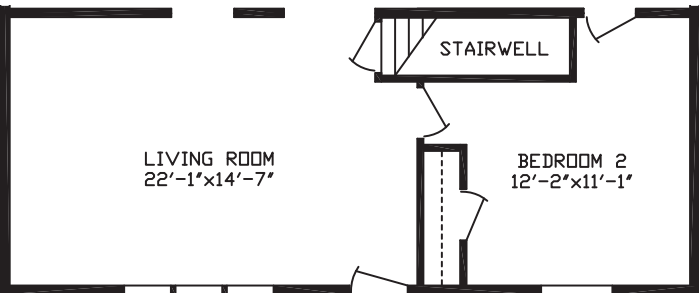


Basement Stairwell Location

RO5 Opt Half Wall Stairwell

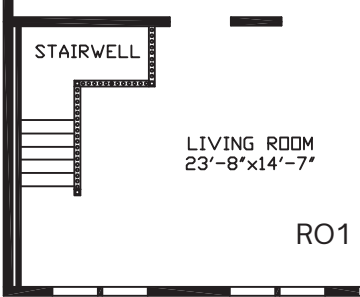


RO9 Opt Living Room and Bedroom 2



RO3 Opt Larger Bedroom

RO1 Opt Stairwell

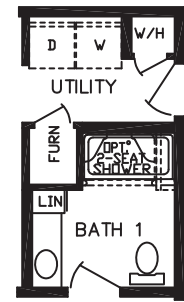
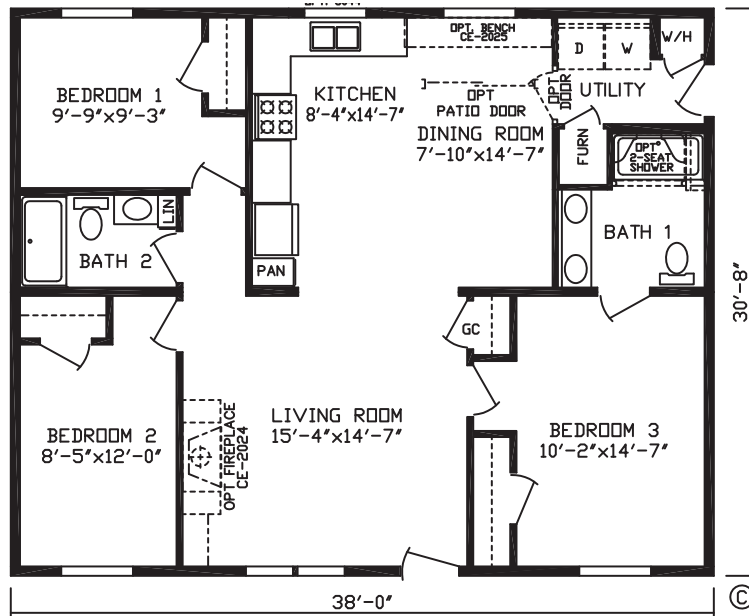


32 WIDES  
*Kingsley*

# WOODLAND HILLS

MODEL 92700K

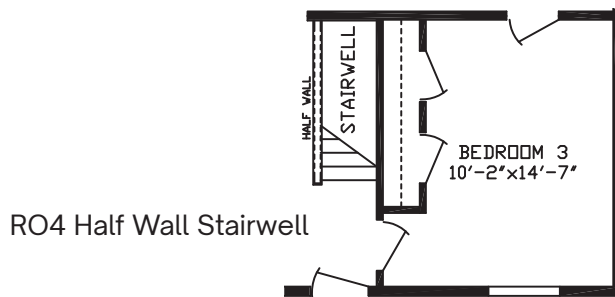
3 BR | 2 Bath | 1,165 sq ft



RO1 Lav and Linen Bath 1



RO2 Garden Tub Bath 1



RO4 Half Wall Stairwell



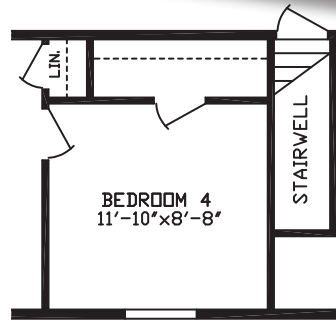
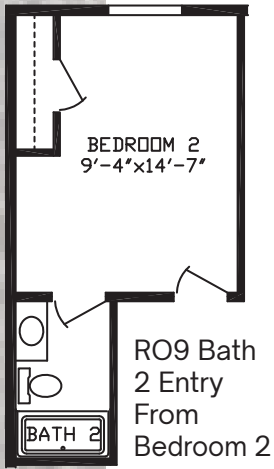




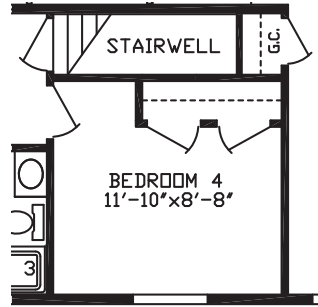


32 WIDES  
*Kingsley*

**STAMFORD**  
MODEL 92594K  
4 BR | 3 Bath | 2,330 sq ft

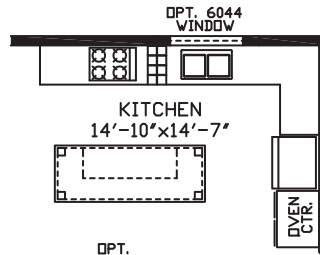


RO11 Opt Stairwell

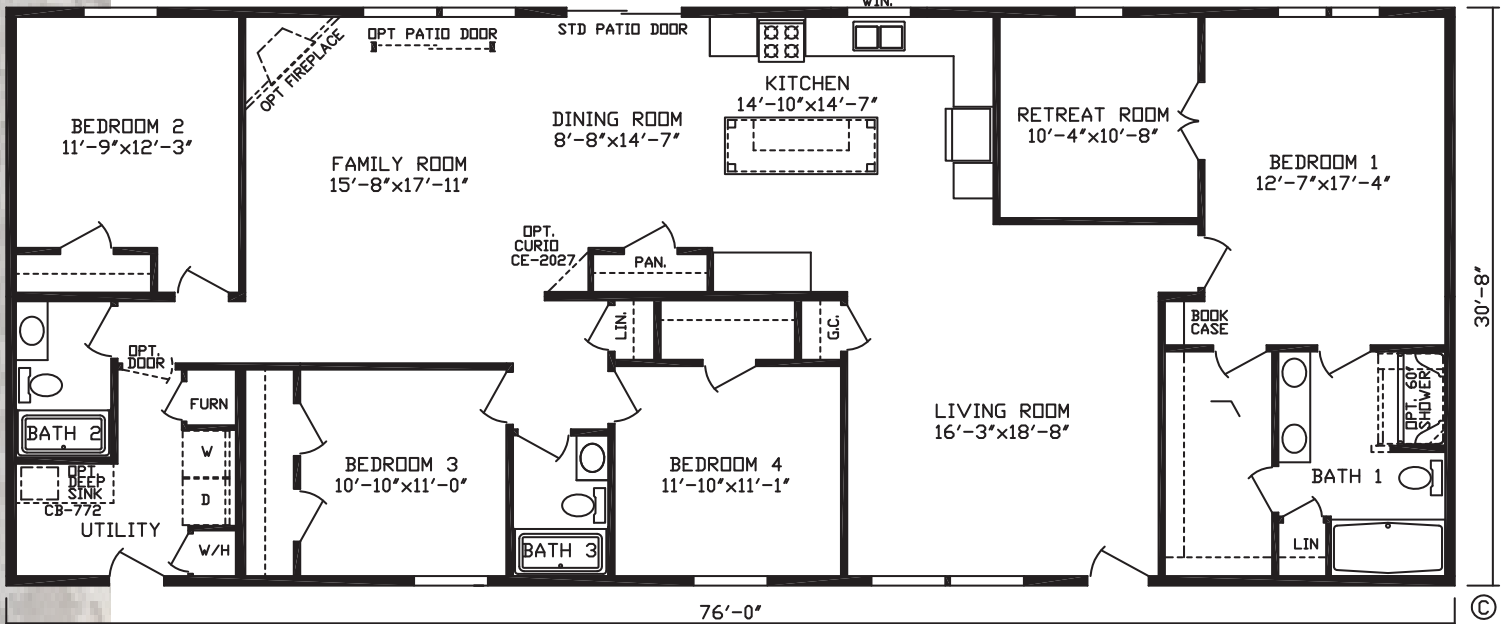
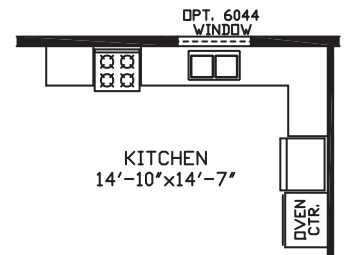


Basement Stairwell Location

RO1 Opt Kitchen, Oven Center w/ Cook top



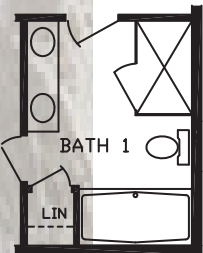
RO3 Opt Kitchen



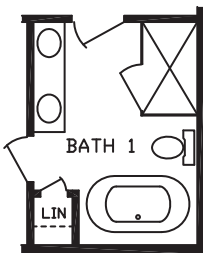
76'-0"

30'-8"

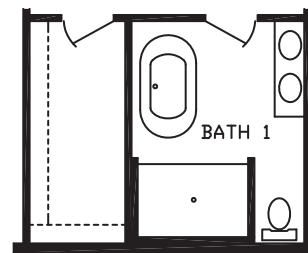
©



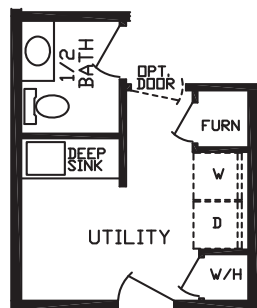
RO4 Opt Bath 1 Glass Shower



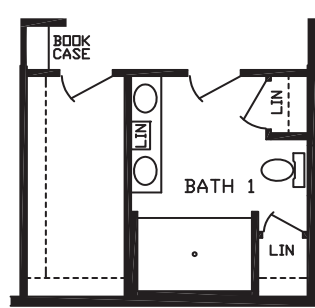
RO5 Opt Bath 1 Glass Shower and Free Standing Tub



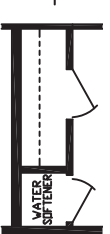
RO6 Opt Bath 1



RO7 Half Bath



RO8 Bath W/Tile Shower



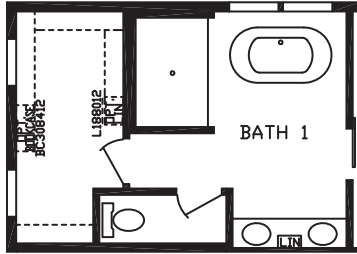
RO2 Water Softener in Bedroom 3 Closet

42 WIDE

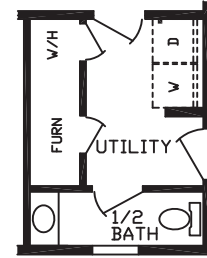
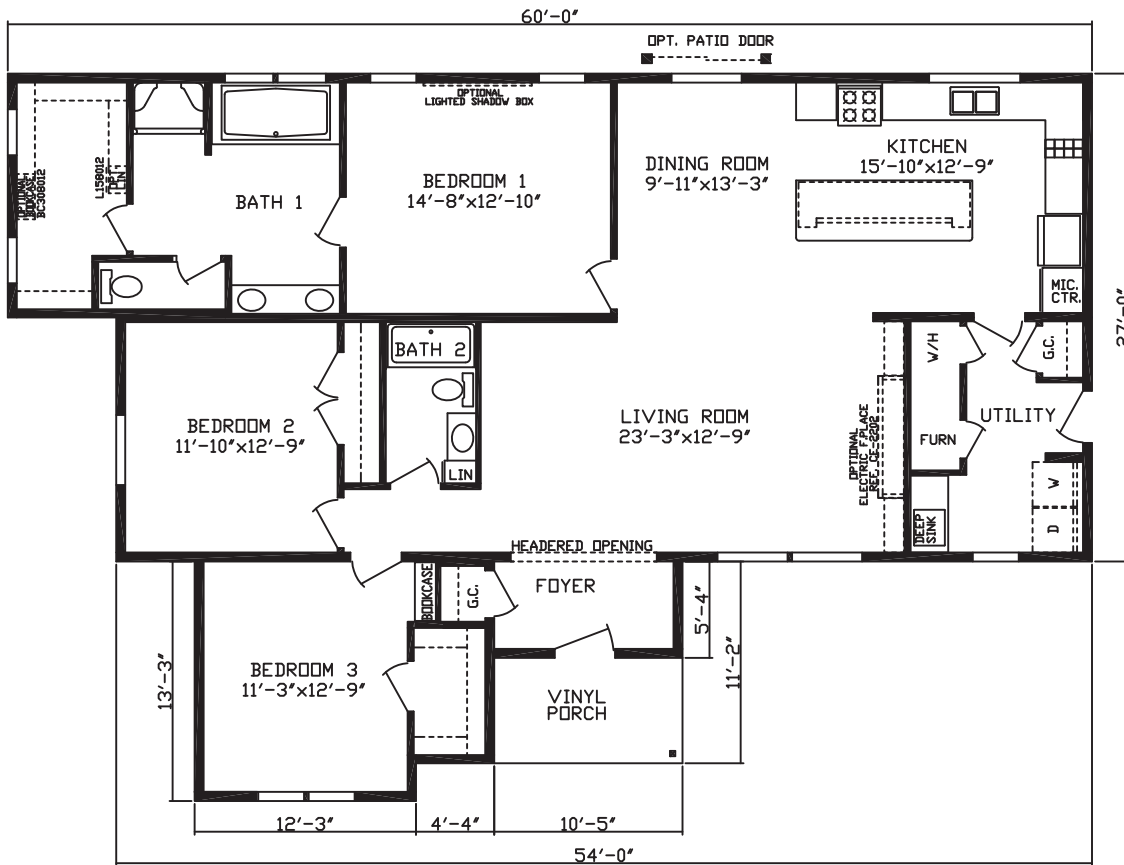
# PINEHURST

MODEL 92602K

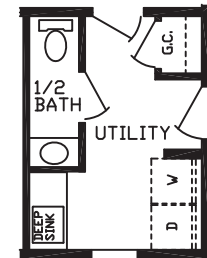
3 BR | 2 Bath | 1,805 sq ft



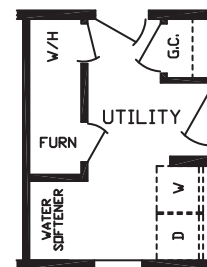
RO1 Opt Bath 1  
Tile Shower and  
Free Standing Tub



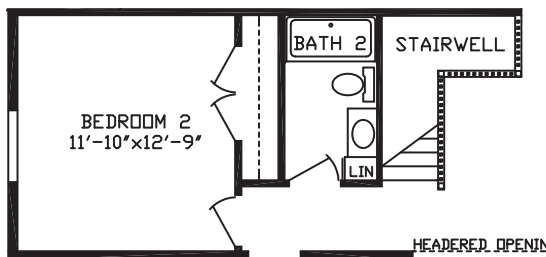
RO2 Half Bath  
In Utility



RO3 Half Bath  
In Furnace /  
Water Heater  
Compartment



RO4 Water Softener



Basement  
Stairwell  
Location

42 WIDE  
*Kingsley*

**PINEHURST**  
MODEL 92602K  
3 BR | 2 Bath | 1,805 sq ft



# Kingsley

## MODULAR HOMES Standard Features

### ENERGY SAVING

#### STANDARD FEATURES

- 7/16" Exterior Sheathing
- R-49 Roof Insulation
- Positive Operating System
- High Efficiency Trane® Gas Furnace — Installed
- Perimeter Heat

### EXTERIOR & CONSTRUCTION

- 50 lb Roof Load
- 5/12 Hinged Roof
- 8' Flat Ceilings
- Rafters 24" O.C.
- Open Joist Floors 16" O.C.
- 23/32" 4 X 8 Tongue and Groove OSB Floor Decking
- Limited Lifetime Architectural Shingles
- 7/16" OSB Sheathing w/Weather Wrap
- Royal Double 4" Dutch Vinyl Lap Siding
- 2" X 6" - 16" O.C. Exterior Walls w/R-21 Insulation
- Ice & Water Barrier
- 1/2" OSB Roof Decking

### FLOOR COVERINGS

- Shaw® Shake It Up 25 oz Carpet
- 5 lb Carpet Pad
- Carpet in Living Room, Bedrooms, Closets, Hall & Family Room
- Tack Strip Carpet Installation
- Carpet Bar Where Applicable
- Congoleum Roll Goods
- Roll Goods in Dining Room, Utility, Kitchen, Baths, Furnace area, Water Heater Area

### ELECTRICAL

- 200 Amp Service
- 1 Exterior GFI Receptacle per Sidewall
- GFI Bath & Kitchen Receptacles
- Smoke Alarms
- Carbon Monoxide Detectors
- Wire & Vent for Dryer
- Rust Patina Light at Front & Rear Door
- Recessed LED Can Lights — Dining Room, Bedrooms, Walk-In Closets, Master Bath, Utility, Hall, Kitchen

### DÉCOR

- 1/2" Smooth Finished Drywall
- Textured Stippled Ceilings
- 2-1/4" Door and Window Casing
- 3-1/2" Base Molding Throughout
- 1" Mini Blinds
- Window Valance - Living Room, Dining Room, Kitchen

### PLUMBING

- Single Lever Bath Faucet
- Plumbing for Washer
- 40 Gallon Electric Water Heater
- 7" Deep Stainless Steel Kitchen Sink
- Hi-Arc Brushed Nickel Kitchen Faucet w/Sprayer
- Water Shut-Offs Throughout
- Exterior Frost Free Faucet

### BATHS

- 1-Piece Fiberglass Tub / Shower in Guest Bath (where applicable)
- Pop-Up Drains on Bath Sinks w/Overflows
- Power Exhaust Fan W/ Light
- Formica Countertop and Backsplash
- Framed Mirrors
- Porcelain Lavs

### DOORS AND WINDOWS

- White Low-E Vinyl Windows Non Grid - Argon Filled
- 12" Raised Panel Shutters on Doorside
- 38" x 82" Fiberglass Decorator 6-Panel Front Door
- 38" x 82" Fiberglass Decorator Rear Door
- Dead Bolts Front and Rear Doors
- Security Lock on Front Door
- 2-Panel White Interior Doors Throughout
- Keyed-Alike Exterior Doors

### CABINETRY

- 42" Overhead Kitchen Cabinets
- Hardwood Shaker Style Cabinetry
- Drawer Over Doors Construction
- Hidden Hinges
- Dove Tail Drawer Construction
- Side Mounted Drawer Guides
- Formica Kitchen Countertops and Backsplash

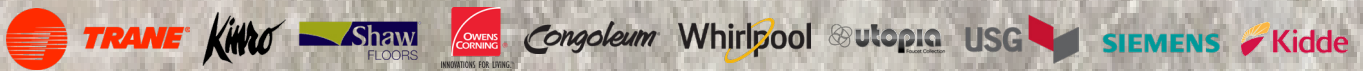
### APPLIANCES

- S.S. 18 CF 2-Door Frost Free Refrigerator
- S.S. 30" Standard Clean Gas Range
- 30" Metal Range Hood



2181 East Market Street  
Nappanee, IN 46550

Where *exceptional*  
meets **affordable.**™



Note: Cavco Nappanee reserves the right to make changes in price, colors, materials, components and specifications and to discontinue models at any time; without notice or obligation. Cavco Nappanee assumes no responsibility for any error in type or print reproduction of specifications or floor plans in this brochure. ©2026 Cavco Nappanee, ALL RIGHTS RESERVED, Rev 02/2026



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