



ModPod Product & Installation Specifications

Construction

- Built to local building codes with mechanical systems inspected in plant.
- Quality linoleum flooring installed (finished floor or underlayment).
- Kitchen cabinets included and preselected on website order form.
- Kitchen countertops purchased separately with other decor items.

Installation

- Module recessed 12" into slab, crawl space, or framed floor system.
- Utilities extend through band joist for service connection and protected outside.

Drywall

- Installed in plant when module has passed inspection.
- If certification unavailable, drywall installed after on-site inspection.
- All drywall shipped unfinished and finished with rest of home.

Electrical

- Electrical wiring tested in plant with standard devices installed.
- Recessed lighting included and connected after painting.
- Decorative fixtures installed by builder with rest of home fixtures.

Plumbing

- Plumbing installed and pressure tested in plant.
- Vanity and shower fixtures included (brushed nickel).
- Toilets and kitchen sinks installed after flooring and countertops.
- Final utility connections completed by on-site plumber.

HVAC

- AC equipment sized by engineers for final installation location.
- Air handler and ductwork installed in plant.
- Outdoor condenser, thermostat, pad and line set installed on site.
- Registers installed after painting.

Cabinets & Countertops

- Kitchen and bath cabinets included and shipped with module.
- Quartz bath vanity tops with undermount porcelain sinks installed in plant.
- Kitchen cabinets supplied RTA and assembled by builder.
- Kitchen countertops installed by countertop supplier.

Warranty

- Comprehensive 4-year ModPod limited warranty.
- See ModPod website for full warranty details.