



**Park Model**

**NATION**

COMFORTABLE. AFFORDABLE LIVING.



# COTTONWOOD LOFTED MODEL

1 Bed | 1 Bath | Loft | 394 SF

WIDTH 11' 2" | LENGTH 34'7" | HEIGHT 15'-9"  
*(measurements are approximate)*

pricing starting at

**\$64,999**



This Park Model RV is built in accordance with ANSI A119.5 standards and is approved by the Washington State Department of Labor & Industries (L&I).



*Images may show optional upgrades not included in the base model. Please refer to your sales representative.*

LICENSE #605222408

**CALL NOW**

**(360) 301-8322**



[Info@parkmodelnation.com](mailto:Info@parkmodelnation.com)



184 Cowlitz Loop Rd.  
Toledo, WA, 98591.

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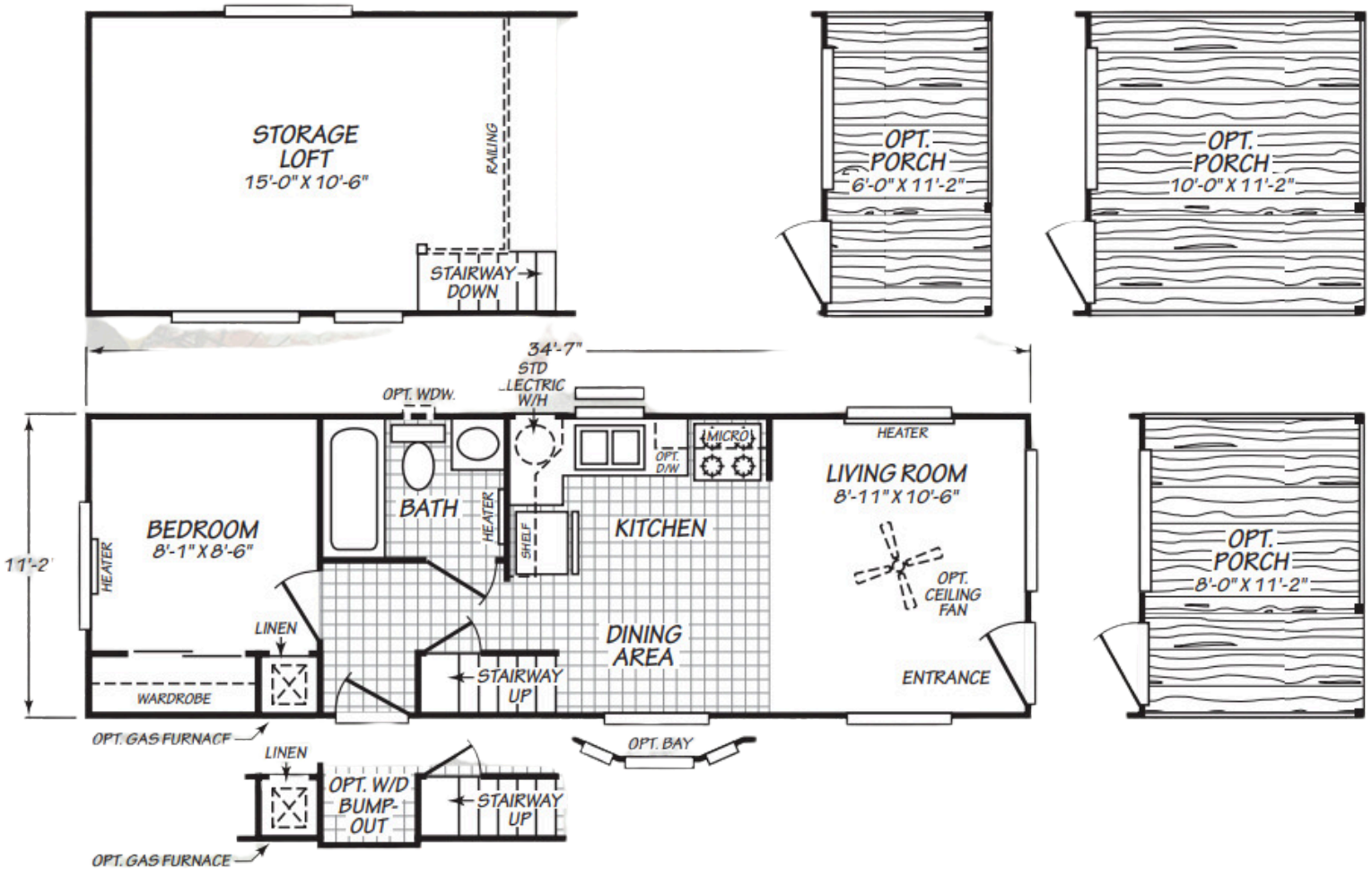


pricing starting at

## \$64,999

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\*All prices are subject to change without prior notice and are not guaranteed, except for those of existing orders. Prices listed do not include sales tax, delivery charges, set-up, skirting or installation.



Due to continuous product development and improvement, prices, specifications and materials are subject to change without notice or obligation. Square footage and other dimensions are approximate. Images such as rendering, photos and floor plans may be shown with optional features and/or third party additions that may not be available in all regions.

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# COTTONWOOD, STANDARD FEATURES

6/12/2025

GENERAL CONSTRUCTION	Cascadia Value
Insulation: Ceilings/Walls/Floors	R21 ceiling, R11 sidewalls, R11 floors
Window Type	Vinyl frame, dual glazed, Argon gas filled. Low E coating.
Floor Joists	2" x 6"; 16" On Center
Exterior Siding Type	LP Smart Panel
Exterior Window Trim	Fiber Cement
Sidewalls	2" X 4"; 16" On Center
Shingles	Architectural
Standard Roof Load	30 lb. with trusses 24" on center
Main Entry Door	36" fiberglass door.
Eaves & Overhang	Nominal 12" Hitch end overhang. Nominal 6" sidewall eave. Flush rear end.
Porches	Optional- bay windows not available on porches.
Roof Pitch	6/12. 2/12 in loft area.
Bay Window	Optional
Hitch-end exterior bay window trim.	Painted trim color.
FLOORING COVERING	
Carpet & Carpet Pad	Level 1 carpet and 3/8" 4# rebond pad
Linoleum	Kitchen, bath and hall. Dining area varies per plan.
Main Entry Floor Covering	Carpet
INTERIOR	
Window Sills & Trim	White panel surrounds with white trim on sides and top. Bottom sill is white bullnose MDF.
Closet Shelves	Wire
Tape & Texture Interior Wall Finish	Standard throughout. Ceiling to wall transition is caulked and painted.
Interior Wall Paint	Alabaster
Ceiling Paint	Alabaster
Base Molding	3-1/4" in lino areas.
Interior Doors	White raised two panel.
Door Trim	2-1/4" white waterfall.
Door Stops	None
Door Handles	Round brushed nickel.
Wardrobe Doors	White raised panel sliding doors
LIGHTING/ELECTRICAL	
Bedroom Lighting	Switched recept.
Dining Room Lighting	Recessed LED can light.
Kitchen Lighting	Recessed LED can lights.
Exterior Lights	Black carriage.
Bathroom Lighting	Recessed LED can light (Bar light option on loft model)
Wire & Brace For Ceiling Fan(s)	Optional
TV/Phone Boxes - Rough In With Raceways - Not Wired	Optional
Electrical Service Main Panel	Interior 50 amp panel box. 50 Amp pigtail. 100 amp option does not come with a pigtail- must be hard wired.
CABINETS	
Cabinet Type	Knotty Alder face frame with Knotty Alder doors and hidden hinges.
Kitchen Overhead Cabinets	30" tall with 1 adjustable shelf.
Cabinet Hardware	Brushed nickel round knobs.
Range Hood Overhead Cabinet	Standard
Refer Overhead	Shelf
Kitchen Drawers	One bank of drawers.
Cabinet Crown Molding	Standard
Bathroom Drawer Bank	Not available
Countertop, Backsplash and Self Edge - Kitchen and Baths	Laminate
PLUMBING/HVAC	
Bathroom Tub/Shower	54" Fiberglass
Bath Sinks & Toilets	Oval China Sink; Elongated Toilet
Bath Sink Faucets & Tub/Shower Faucets	Brushed Nickel Single Lever
Bathroom Mirrors	Size varies per bath design.
Towel Bar/Tissue Holders	Optional
Kitchen Sink	Stainless steel; 50/50
Kitchen Faucet	Single lever with side sprayer
Plumb for Washing Machine	Optional
Wire for Clothes Dryer	Optional. Electric dryer prep requires 100 amp service. Dryer vent hole not cut out by plant- homeowner must cut once they have their dryer.
Shut-Off Valves	Optional on fixtures. Whole house not available.
Exterior Water Faucet	Optional
Heating System	Electric baseboard heaters. Location and size vary by model.
Water Heater	20 gallon electric.
WINDOW TREATMENTS	
Mini Blinds	2" faux wood blinds. Loft windows and bath windows do not get blinds. No cornices or fabric.
Vertical Blind on SGD	If SGD optioned in, it gets a vertical blind.
APPLIANCES	
Color	Stainless steel.
Refrigerator	18 cubic foot top/bottom.
Range	30" natural gas range. Comes with a ship loose propane orifice for customer install if necessary.
Dishwasher	Optional. 12351L only available with 18" dishwasher.
Microwave	Optional
Range Hood	30" stainless vent hood on cabinet.
Fireplace	Electric fireplace optional.