

**Freeport** Approx. 1,540 Sq. Ft.  
3 Bedroom | 2 Bathroom



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### Our Price Includes

- Dig & Pour Concrete Footer
- 5 Rows 8" Standard Block Foundation
- Normal Delivery to Site
- Crane Set on Foundation (up to 90 Ton)
- Finished Interior: Drywall, Flooring, & Trim
- Finished Exterior: Shingles, Siding, & Trim
- Electric Heat Pump w/ A/C & Furnace
- Kitchen Appliances
- WV Sales Tax
- Electric Water Heater
- Water & Drain Connections Under Home
- 1 year Service Warranty
- 10 year Limited Structural Warranty

### Items Not Included

(except as options or allowances)

- Building Permit
- Electrical Meter Base & Mast Kit
- Utility lines to home – water, gas, sewer
- Steps, Decks, or Porches
- Site Clearing & Driveways
- Backfill, Drains, & Gutters
- Furniture, Paint, & Décor
- Ceiling Fans
- Exterior flood lights
- Landscaping
- Crawl Space Door

### Standard Build Features

- Exterior Walls: 2x6" on 16" Centers
- Floor: 2x11-7/8" Truss on 16" Centers
  - ¾" OSB Deck
- R-38 Ceiling Insulation
- R-30 Floor Insulation
- R-21 Wall Insulation
- ThermaTru (by Andersen) Exterior Doors
- Silverline (by Andersen) Double Hung Windows
- 30 year Architectural Shingles (Tamko)
- Georgia Pacific Siding
- Shaw 25 oz. Carpet

Renderings/pictures may show additional options not included in price. Refer to working drawings for actual dimensions. Specifications and pricing are subject to change without notice. These specifications are general only and may vary depending on floor plan and personalized features chosen.

### Suggested Features (as shown)

<b>BASIC HOUSE PRICE</b> Standard Trim, Flooring, Exterior	<b>\$ 129,675</b> \$ 84.20/ Sq.Ft
<b>Construction/Foundation Options</b> 7/12 Non-Storage Attic Truss	\$ 3,500
<b>Exterior Options</b> Picture window, Upgraded S607LE painted front door, Sliding patio door	\$ 1,955
<b>Kitchen Options</b> Ultimate Kitchen II (S/S appliances, cabinetry package, pot filler, S/S farmhouse sink, upgraded faucet, kitchen island); Painted white/gray cabinets, French Door Refrigerator	\$ 9,150
<b>Interior Options</b> Butler Pantry, Barn Door @ Pantry, 36" Doors to Bedrooms & Master Bath, Pocket Door, Recessed Lights	\$ 2,245
<b>Flooring Options</b> NAFCO in Master Bath	\$ 375
<b>Master Bath &amp; Hall Bath Options</b> Luxury Bath II in Master Bath	\$ 3,000
<b>TOTAL</b>	<b>\$ 149,900</b>
<b>ON SITE ADDITIONAL OPTIONS</b> 22' Reverse Gable & Porch (~8'x10')	\$ 11,000

### Estimated Payment Range

Based on 30 year Fixed, 5-6% rate, 0% down.  
For informational purposes only. Lender will determine actual rate, terms and payment.

**\$ 805 – 899**

### \$ per Square Foot

(excluding on site additional options)

**\$ 97.34**

### Notes: