

MODEL HOME
LOT 109 HIDDEN LAKE ESTATES - MODEL
25361 W. 107TH TERR. OLATHE, KS 66061



CONTRACT SALES PRICE \$ 1,838,876.36
CHANGE LOG TOTAL \$ -
TOTAL SALES PRICE \$ 1,838,876.36

BASE COSTS	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
BASE PRICE - GOLDEN BELL	\$ 679,950.00			\$ -		
LOT PRICE	\$ 316,000.00			\$ -		
WALKUP/WALKOUT PACKAGE (WINDOWS (3), DOOR (1), COMPOSITE DECKING W/ METAL RAILING , FRAMED DOWNWALLS, CONCRETE EGRESS WELL, 2ND SUMP PUMP)	\$ 24,750.00			\$ -		
12' FOUNDATION PACKAGE	\$ 61,054.00			\$ -		
COMMUNITY REQUIREMENTS (50 YEAR, 4 SIDED PAINTED TRIM, & STUCCO/LAP SIDING, & IRRIGATION)	\$ 81,500.00			\$ -		
4 CAR GARAGE SIDE ENTRY PACKAGE W/ SERVICE DOOR (\$2,500)	\$ 37,500.00			\$ -		
SUSPENDED 2 CAR GARAGE	\$ 17,000.00			\$ -		
ELEVATION & EXTERIOR	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
CUSTOM 10' IRON SPRINGS FRONT DOOR	\$ 21,250.00			\$ -		
NATURAL STONE ON FRONT ELEVATION (ALLOWANCE)	\$ 20,000.00			\$ -		
CEDAR PLANK CEILING UNDER DECK	\$ 6,150.00			\$ -		
CEDAR CORBELS (4) (\$525/EACH)	\$ 2,100.00			\$ -		
UPGRADE WINDOWS TO BLACK EXTERIOR/WHITE INTERIOR	\$ 7,661.00			\$ -	GERKIN BLACK EXTERIOR/WHITE INTERIOR	
CHRISTMAS LIGHT OUTLET W/ SWITCH (\$600/EACH)	\$ 600.00			\$ -		
SOD OVERAGE - ESTATE SIZED LOT (SQFT - 12,000 SQFT STND X \$2.80 PER SQFT)	\$ 16,474.36			\$ -		
SPRINKLER OVERAGE - ESTATE SIZED LOT - EXTRA ZONES & HEADS	\$ 1,500.00			\$ -		
RETAINING WALL	\$ 29,365.00			\$ -		
STONE ON WALKUP WALL (ALLOWANCE)	\$ 8,000.00			\$ -		
TRIM DESIGN GARAGE DOORS	\$ 4,500.00			\$ -		
METAL ROOF ACCENT (2) GARAGE & OFFICE	\$ 2,975.00			\$ -		
CASEMENT WINDOWS (7) (\$175/EACH)	\$ 1,225.00			\$ -		
BLACK ROOF UPGRADE	\$ 1,000.00			\$ -		
GRILLS ON WINDOWS (7) \$20/EACH	\$ 140.00					
ADDITIONAL FIXTURES (4) (\$215/EACH TO WIRE & HANG) - FIXTURES EXTRA	\$ 860.00			\$ -		
COVERED DECK	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
GRILL STATION W/ QUARTZ TOP AND STONE FAÇADE (ALLOWANCE)	\$ 12,000.00			\$ -		
STAIRS TO GRADE (ALLOWANCE)	\$ 5,000.00			\$ -		
KITCHEN	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
CABINET UPGRADES	\$ 8,739.00			\$ -	APPLIANCE TOWER \$455, DRAWER FACE UPGRADE (TOP DRAWERS) \$315, ISLAND SKIRT STRUCTURE AND POSTS \$1,625, WALNUT ISLAND UPGRADE \$1,060, TRAY DIVIDERS, \$260, DECORATIVE TOE BOARDS \$478, ROLL OUT SHELVES (ISLAND)-QTY 6 \$1,245, FRIDGE APPLIANCE PANELS \$1,751, DW APPLIANCE PANEL \$1,047, EXTRA DRAWERS \$250,UPPER TO COUNTERTOP \$251	
UPGRADED QUARTZ	\$ 5,610.00			\$ -	CALACATTA VEMONT LUX SATIN QUARTZ	
KITCHEN QUARTZ BACKSPLASH	\$ 5,005.00			\$ -	CALACATTA VEMONT LUX SATIN QUARTZ	
OVERSIZED WALNUT WOOD HOOD	\$ 2,995.00			\$ -	MULTIPLE SELECTIONS AVAILABLE	
UPGRADED SINK	\$ 1,535.00			\$ -	KOHLER RIVERBY CAST IRON SINK WHITE K-5871-5UA3-0	
CABINETS TO 10' CEILING	\$ 1,250.00			\$ -		
GLASS CABINET DOORS (ALLOWANCE)	\$ 1,000.00			\$ -		
PREP KITCHEN	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
CABINETS - UNIT & PAINT	\$ 5,815.00			\$ -		
APPLIANCES - BEVERAGE CENTER	\$ 2,400.00			\$ -		
SINK - STANDARD SINK & FIXTURE (\$2,000)	\$ 2,000.00			\$ -		
COUNTERTOPS	\$ 1,300.00			\$ -	CALACATTA VEMONT LUX SATIN QUARTZ	
UPGRADED SINK	\$ 1,145.00			\$ -	KOHLER RIVERBY CAST IRON 25" WHITE K-5872-UA1	
FACE FRAME SHELVES	\$ 675.00			\$ -		
UNDER CABINET LIGHTING (2) (\$250/EACH)	\$ 500.00			\$ -		
ADDITIONAL (1) OUTLET (\$75/EACH)	\$ 150.00			\$ -		
DINING ROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
TRIM ACCENT WALL	\$ 5,000.00			\$ -		
6'x8' PELLA LIFESTYLE SLIDING GLASS DOOR	\$ 5,750.00			\$ -		
ADDITIONAL WINDOWS (2) (\$975/EACH)	\$ 1,950.00			\$ -		
GREAT ROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
STONE ACCENT WALL ON STAIRWAY	\$ 24,505.00			\$ -		
CUSTOM MANTLE	\$ 8,600.00			\$ -		
WALNUT BUILT-IN CABINETS - UNITS & PAINT	\$ 4,167.00			\$ -		
UPGRADED SPINDLES	\$ 1,325.00			\$ -		
ADDITIONAL CAN LIGHTS (7) (\$215/EACH)	\$ 1,505.00			\$ -		
UPGRADED NEWELS (6) (\$175/EACH)	\$ 1,050.00			\$ -		
UPGRADED FIREPLACE	\$ 925.00			\$ -	CALIBER FIREPLACE UPGRADE	
FIXTURES (2) (\$215/EACH TO WIRE & HANG) - FIXTURES EXTRA	\$ 430.00			\$ -		
ADDITIONAL SWITCH (2) (\$75/EACH)	\$ 150.00			\$ -		
TRIM HEADER	\$ 2,750.00			\$ -		
MUDROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
SHIPLAP	\$ 750.00			\$ -		
ADDITIONAL (2) CUBBIES (\$200/EACH)	\$ 400.00			\$ -		
BEDROOM/OFFICE	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
BEAMS IN CEILING & TRIM CEILING DETAIL	\$ 13,650.00			\$ -		
PREFINISHED WOOD FLOORS	\$ 2,500.00			\$ -		
ADDITIONAL CAN LIGHTS (4) (\$215/EACH)	\$ 860.00			\$ -		
3/4 BATHROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
ZERO ENTRY SHOWER UPGRADE	\$ 2,500.00			\$ -		
GLASS SHOWER DOOR UPGRADE	\$ 1,250.00			\$ -		
CABINET UPGRADES	\$ 120.00			\$ -	DECORATIVE TOE BOARD	
COMFORT HEIGHT, ELONGATED TOILET	INCLUDED			\$ -		

MASTER BEDROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
WHITE OAK BEAMS IN CEILING & TRIM CEILING DETAIL	\$ 14,750.00			\$ -		
TRIM ACCENT	\$ 11,675.00			\$ -		
PRE FINISHED WOOD FLOORING DETAIL ON CEILING	\$ 3,675.00			\$ -		
TOE KICK LIGHTING (1) (\$215/EACH)	\$ 215.00			\$ -		
MASTER BATHROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
GLASS SURROUND (\$2,500) W/ UPGRADED FRAMELESS SHOWER DOOR (INCLUDED) W/ WALL CAP & CURB (\$880), QUARTZ SHOWER SEAT (\$650)	\$ 4,005.00			\$ -		
FREE-STANDING TUB	\$ 2,950.00			\$ -		
TRIMMED MIRROR - WALNUT UPGRADE W/ LED LIGHTING	\$ 1,750.00			\$ -		6/10/26
UPGRADED QUARTZ	\$ 1,655.00			\$ -	CALACATTA VEMONT LUX SATIN QUARTZ	
CABINET UPGRADES	\$ 1,411.00			\$ -	WALNUT VANITY \$535, EXTRA DRAWERS (3) \$375, DECORATIVE TOE BOARD \$510	
MASTER SHOWER ACCENT UPGRADES	\$ 865.00			\$ -	CALACATTA VEMONT LUX SATIN QUARTZ	
HEATED TILE FLOOR ELECTRICAL	\$ 575.00			\$ -	TILE INCLUDED IN TILE OVERAGE	
UNDER CABINET LIGHTING (2) (\$250/EACH)	\$ 500.00			\$ -		
TOE KICK LIGHTING (2) (\$215/EACH)	\$ 430.00			\$ -		
ADDITIONAL SWITCH (1) (\$75/EACH)	\$ 75.00			\$ -		
ADDITIONAL (1) OUTLET (\$75/EACH)	\$ 75.00			\$ -		
COMFORT HEIGHT, ELONGATED TOILET	INCLUDED			\$ -		
MASTER CLOSET & LAUNDRY	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
BUILT IN LAUNDRY CABINETS	\$ 3,625.00			\$ -		
APPLIANCES - STACKED WASHER & DRYER	\$ 2,050.00			\$ -		
SOFT CLOSE 8' POCKET DOOR	\$ 2,000.00					
FACE FRAME SHELVES	\$ 1,250.00			\$ -		
UPPER EXTENSION PULL DOWN RODS (4) (\$250/EACH)	\$ 1,000.00			\$ -		
QUARTZ COUNTERTOP	INCLUDED			\$ -		
LOW VOLTAGE	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
4-ROOM AUDIO SYSTEM PACKAGE & SECURITY SYSTEM PACKAGE & WIFI	\$ 21,125.00			\$ -		
***TV'S NOT INCLUDED				\$ -		
LOWER LEVEL	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
PREFINISHED WOOD FLOORS	\$ 14,265.00			\$ -	INCLUDES FLOORING UPGRADE & LEVELING	
FIREPLACE W/ STONE TO CEILING	\$ 12,000.00			\$ -		
CUSTOM MANTLE	\$ 9,080.00			\$ -		
ENTERTAINMENT CABINETS ON BOTH SIDES OF THE FIREPLACE - UNITS & PAINT	\$ 6,000.00			\$ -		
ADDITIONAL WINDOWS IN BASEMENT (3) (\$1,575/EACH)	\$ 4,725.00			\$ -		
UPGRADE FIREPLACE	\$ 925.00			\$ -	CALIBER FIREPLACE UPGRADE	
FIREPLACE ACCENT LIGHTING (3) (\$250/EACH)	\$ 750.00			\$ -		
ADDITIONAL SWITCH (1) (\$75/EACH)	\$ 75.00			\$ -		
BUILT IN BENCH SEATING & TRIM ACCENT	\$ 10,000.00			\$ -		
COFFERED TRIM ACCENT CEILING	\$ 8,556.00			\$ -		
LOWER LEVEL - BAR	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
TRIM WALLS & CEILING	\$ 12,875.00			\$ -		
BASEMENT BAR CABINETS - UNIT & PAINT	\$ 11,795.00			\$ -		
APPLIANCES - (2) BEVERAGE CENTERS, MICROWAVE DRAWER, & DISHWASHER	\$ 7,690.00			\$ -		
6'x8' PELLA LIFESTYLE SLIDING GLASS DOOR	\$ 5,750.00			\$ -		
BASEMENT BAR QUARTZ COUNTERTOPS	\$ 3,825.00			\$ -	NEGRESKO HONED	
BAR CABINET LIGHTS	\$ 3,000.00			\$ -		
SINK IN BASEMENT W/ DISPOSAL- STANDARD SINK & FIXTURE (\$2,000) & DISPOSAL (\$550)	\$ 2,550.00			\$ -		
GLASS CABINET SHELVES (ALLOWANCE)	\$ 2,500.00			\$ -		
ACCENT LIGHTING (ALLOWANCE)	\$ 1,250.00			\$ -		
UPGRADED SINK	\$ 1,215.00			\$ -	KOHLER IRON/TONES BAR SINK BLACK K-6584-7	
ADDITIONAL (4) OUTLET (\$75/EACH)	\$ 300.00			\$ -		
ADDITIONAL SWITCH (1) (\$75/EACH)	\$ 75.00			\$ -		
LOWER LEVEL - BEDROOMS	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
ADDITIONAL WINDOWS (1) (\$975/EACH)	\$ 975.00			\$ -		
ADDITIONAL XL WINDOWS (1) (\$775/EACH)	\$ 775.00			\$ -		
ADDITIONAL TRANSOM WINDOWS (1) (\$675/EACH)	\$ 675.00			\$ -		
ADDITIONAL CAN LIGHTS (8) (\$215/EACH)	\$ 1,720.00			\$ -		
ADDITIONAL SWITCH (2) (\$75/EACH)	\$ 150.00			\$ -		
ADDITIONAL (1) OUTLET (\$75/EACH)	\$ 75.00			\$ -		
LOWER LEVEL 3/4 BATHROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
ZERO ENTRY SHOWER UPGRADE	\$ 2,500.00			\$ -		
GLASS SHOWER DOOR UPGRADE	\$ 1,250.00			\$ -		
LOWER LEVEL 1/2 BATHROOM	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
1/2 BATHROOM (TOILET, VANITY, TILE FLOOR, TRIMMED MIRROR, BATH HARDWARE, ETC.)	\$ 7,000.00			\$ -		
TRIM WALL DETAIL	\$ 5,060.00			\$ -		
GRANITE OR QUARTZ TOP W/ UNDERMOUNT SINK	INCLUDED			\$ -	STANDARD OPTIONS INCLUDED	
LOWER LEVEL LAUNDRY	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
LAUNDRY ROOM DOWNSTAIRS	\$ 4,500.00			\$ -		
CABINET UPGRADES	\$ 2,685.00			\$ -		
APPLIANCES - WASHER & DRYER	\$ 2,050.00			\$ -		
SINK IN LAUNDRY - STANDARD SINK & FIXTURE (\$2,000)	\$ 2,000.00			\$ -		
UPGRADED SINK	\$ 1,145.00			\$ -	KOHLER RIVERBY CAST IRON 25" WHITE K-5872-UA1	

MISCELLANEOUS	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
PAINT UPGRADES	\$ 7,975.00			\$ -	ULTRA DARK EXTERIOR, EXTRA STAIN, DARK ENAMEL CABINET AREAS, DARK BASE INTERIOR WALL, DARK BASE INTERIOR CEILING, & ADDITIONAL ENAMEL	
8" DOORS THROUGHOUT (19) (\$150/EACH)	\$ 2,850.00			\$ -		
JACK SHAFT GARAGE DOOR OPENERS	\$ 3,000.00			\$ -		
HIGH END APPLIANCE INSTALL & PANEL INSTALLATION	\$ 3,515.00			\$ -		
COUNTERTOP UPGRADES - SLAB FEES	\$ 3,050.00			\$ -	DRAWER FACES	
FACE FRAME SECONDARY CLOSETS	\$ 2,700.00			\$ -		
HARDWARE (ALLOWANCE)	\$ 2,000.00			\$ -		
PREFINISHED WOOD FLOORS UPGRADE	\$ 1,650.00			\$ -	UPGRADE OVER STANDARD IN STANDARD AREAS & OFFICE	
200 AMP SERVICE	\$ 1,525.00			\$ -		
SUB PANEL	\$ 950.00			\$ -		
CABINET UPGRADES	\$ 315.00			\$ -	DRAWER FACES	
SELECTION OVERAGES	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED
TILE SELECTIONS ABOVE STANDARD (STANDARD TILE IN ALL WET AREAS & KITCHEN BACKSPLASH)	\$ 25,185.00			\$ -		
CARPET SELECTION (\$20/YARD STANDARD)	\$ 5,430.00			\$ -		
LIGHTING SELECTION (\$4,000 STANDARD)	\$ 15,000.00			\$ -		
APPLIANCE SELECTION (\$5,000 STANDARD)	\$ 26,686.00			\$ -		
PLUMBING SELECTION (STANDARD FIXTURE PACKAGE)	\$ 14,813.00			\$ -		
LANDSCAPING SELECTION (\$2,500 STANDARD)	\$ 16,005.00			\$ -		
DISCOUNT / COMMISSION REDUCTION	CONTRACT	ALLOWANCES	SELECTIONS	TOTAL	NOTES	APPROVED