

PETOSKEY

A HOME BUILT WITH
QUALITY, COMFORT AND
STYLE



Included Features & Finishes

GOURMET KITCHEN OPTION

Showcases a stunning stainless steel range hood, adding warmth and character to the space. Other features include custom floating shelves. The floating shelves are crafted from beautifully stained maple.

CABINETS

Front cabinets are 24" deep and on the back side of the island, 12" deep cabinets replace the traditional half-wall, providing additional storage while supporting a larger countertop for expanded workspace.

COUNTERTOPS

Daltile Carrara quartz countertops throughout, offering the timeless elegance of classic marble with the durability and ease of maintenance of quartz, creating a luxurious and refined aesthetic in every room.

LIGHTS

Two Pendant Lights, Matte Black

FLOORING

Carpet: Wall-to-wall carpeting installed in all bedrooms, offering warmth, comfort, and a cohesive flow throughout the home's most lived-in spaces.

LVP : Cali Vinyl Select Plank Flooring is featured in the Dining Room, Entryway, and Hall



GE STAINLESS STEEL

Range, Fridge, Dishwasher, Microwave, Hood Vent

This premium appliance package features sleek, modern stainless steel finishes for a timeless, high-end look in your kitchen. Included are a stainless steel range, refrigerator, dishwasher, and microwave, complemented by a matching stainless steel hood vent.



Great Lake Construction

Building exceptional homes across
Northern Michigan.

www.greatlakeconstruction.com
Sales: Breanna — 616-303-3556

Built for Lasting Beauty

Each home combines elegant design and high-performance materials to provide comfort, durability, and timeless appeal. From quartz countertops to luxury flooring and energy-efficient systems, every detail is carefully chosen to ensure your satisfaction.



GREATLAKE CONSTRUCTION

Included Features and Options Level 3- Traverse City

	Brand / Make / Model		Finish Choice
Kitchen			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Classic Marlin Partial Overlay with 42" Uppers and Crown Molding in Kitchen	INCLUDED	Yes
Island Cabinets	Merillat Classic Marlin Partial Overlay	INCLUDED	Yes
Countertops	Quartz Countertops	INCLUDED	Yes
Faucets	Peerless Single Handle Pull Down Kitchen Faucet	INCLUDED	Matte Black or Brushed Nickel
Kitchen Sink	Stainless Undermount Double Bowl Sink	INCLUDED	NA
Island Lights	Two Single Bulb Pendant Lights	INCLUDED	Matte Black or Brushed Nickel
Tile Backsplash	3x6 White Subway Tile- Silverado Grout- Grey	INCLUDED	NA
Garbage Disposal	1/2 hp Disposal	INCLUDED	NA
Appliances			
Range	GE Electric Slide in Range Stainless Steel Model# GRS600AVFS	INCLUDED	Stainless
Fridge	GE 28 Cu.Ft. Stainless Steel Model# GFE28GYNFS	INCLUDED	Stainless
Dishwasher	GE Stainless Steel Dishwasher w/3rd Tray Model#GDT650SYVFS	INCLUDED	Stainless
Microwave	GE 2.2 Cu. Ft. Capacity Countertop Microwave Oven Model#: JES2251SJ	INCLUDED	Stainless
Kitchen Hood	GE 30" Wall-Mount Pyramid Chimney Hood Model# JVV5301SJSS	INCLUDED	Stainless
Primary Bath			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Classic Marlin Partial Overlay	INCLUDED	Yes
Countertops	Quartz Countertops	INCLUDED	Yes
Faucet	Peerless Sink Faucet	INCLUDED	Matte Black or Brushed Nickel
Lights	Three Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Mirror	Clip Mounted Mirror	INCLUDED	NA
Toilet	1.6gpf Elongated White	INCLUDED	NA
Shower- Tile Surround & Glass Door	12" x 24"Ceramic Tile with Framless Glass Shower Door	INCLUDED	Yes
Shower Faucet	Peerless Single Handle Tub & Shower Faucet	INCLUDED	Matte Black or Brushed Nickel
Additional Bath			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Classic Marlin Partial Overlay	INCLUDED	Yes
Countertops	Quartz Countertops	INCLUDED	Yes
Faucets	Peerless Sink Faucet	INCLUDED	Matte Black or Brushed Nickel
Lights	Two Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Mirror	Clip-Mounted Mirror	INCLUDED	NA
Toilet	1.6gpf Elongated White	INCLUDED	NA
Shower	Shower Insert	INCLUDED	NA
Shower Faucet	Peerless Single Handle Tub & Shower Faucet	INCLUDED	Matte Black or Brushed Nickel
Half Bath- (If Applicable)			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Pedestal Sink/ Vanity	White Round Bowl	INCLUDED	NA
Lights	Two Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Faucets	Peerless Single Handle Faucet	INCLUDED	Matte Black or Brushed Nickel
Mirror	Mirror Clip Mounted to Wall	INCLUDED	NA
Toilet	1.6gpf Elongated White	INCLUDED	NA
Family Room			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
All Bedrooms / Office			
Flooring	Mohawk Lakewood Drive II Carpet with Premium Pad	INCLUDED	Yes
Laundry			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Classic Marlin Partial Overlay	INCLUDED	Yes
Garage			
Garage Doors	Non-Insulated Garage Door - One 2 car and One 1 Car Door	INCLUDED	White
Garage Door Opener	1/2- HP Chain Driven- Two Transmitters, Keypad	INCLUDED	NA
Garage Finish	Rough Finished Common Wall	INCLUDED	NA
3 Car Front Entry Garage	3 Car Front Entry Garage	INCLUDED	NA

Interior Finishes

Front Door & Interior Door Knobs	Kwikset Hancock: Includes Deadbolt Lock	INCLUDED	Matte Black or Brushed Nickel
Hinges	To Match Door Hardware Finish	INCLUDED	Matte Black or Brushed Nickel
Trim	MDF 1x Material White	INCLUDED	NA
Ceiling Drywall	Textured Ceilings	INCLUDED	NA
Paint Walls	Sherwin Williams Eggshell Finish	INCLUDED	Yes
Paint Trim	Sherwin Williams Satin Finish - Bright White (SW7007)	INCLUDED	NA
Closet Shelving	Wire Shelving	INCLUDED	White

Mechanical Features

Furnace	96% High Efficiency Lennox Merit Forced Air Furnace	INCLUDED	NA
Water Heater	Bradford-White 40 Gallon Gas Power Vent Water Heater	INCLUDED	NA
Air Conditioner	High Efficiency 16 SEER Lennox Merrit Air Conditioner	INCLUDED	NA
Plumbing	PECS Piping	INCLUDED	NA
Electrical	Energy Efficient LED Recessed Ceiling Lights /150 AMP service	INCLUDED	NA

Structural Features

Framing Material	2x6 Studs Crafted on Site "Stick Built"	INCLUDED	NA
9' Ceilings	9' Ceilings on Main and Basement	INCLUDED	NA
Floor Trusses	Engineered I Joists	INCLUDED	NA
Roof Trusses	Pre Built Engineered Trusses	INCLUDED	NA
Roof Shingle	Certaiteed 25 Year Asphalt Shingle	INCLUDED	Yes
Insulation	R-38 Ceiling / R-21 Walls	INCLUDED	NA
Exterior Trim	Azek Trim	INCLUDED	Yes
Windows	Anderson 100 Series Windows	INCLUDED	White or Black
Siding	LP Smartside 440 Siding	INCLUDED	Yes
Masonry	ProVia Stone	INCLUDED	Yes
Exterior Doors	Therma Tru Steel Door	INCLUDED	Yes
Exterior Lights	4 Sconce Lights	INCLUDED	Yes
Gutters	Seamless Aluminum Custom Built on Site	INCLUDED	Yes

Site Work

Driveway	30 ft of concrete or 50 ft of asphalt per neighborhood or lot	INCLUDED	NA
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Options & Upgrades

		Price	
Luxury Vinyl Plank Floor Option	LVP Flooring Throughout the Home	\$6,500	Option
Hardwood & Tile Floor Option	Engineered Hardwood Flooring in Main Living Areas and Tile Flooring in the Bathrooms	\$30,000	Option
Single Bowl Kitchen Sink Option	Undermount Single Bowl Stainless Steel Kitchen Sink	\$500	NA
Single Bowl Porcelain Farmhouse Sink	Undermount Single Bowl White Porcelain Farmhouse Sink	\$1,500	Option
Electric Fireplace	Electric Fireplace, Shiplap Accent Wall, Stained Floating Mantle	\$9,500	NA
Gas Fireplace	Gas Fireplace with Mantle Shelf	\$15,000	NA
Gas Stove Option	Gas Line & Gas Stove	\$500	NA
Washer & Dryer: Electric	GE Front Load Washer & Dryer: Electric	\$2,200	White
Washer & Dryer: Gas	GE Front Load Washer & Dryer: Gas	\$2,700	White
Gas Line	Additional Gas Line	\$600	NA
Tankless Water Heater	Navian Tankless Water Heater	\$3,000	NA
Smooth Ceiling Drywall	Smooth Finish Drywall on all Ceilings	\$9,000	NA
Garage Door Option	Insulated Door with Color Selection	\$3,000	Option
Finished Garage Option	Drywall (Rough Finish), Insulate Garage, Insulated Garage Door	\$16,000	NA
Sunroom	Additional 146 sq ft per plan / LVP Flooring	\$60,000	NA
Daylight Basement with Deck & Stairs	Per Plans with Unfinished Basement	\$25,000	NA
Walkout Basement with Deck & Stairs to Concrete Patio	Per Plans with Unfinished Basement	\$45,000	NA
	3 Car Side Entry With Driveway	\$25,000	NA

1945 COLONIAL

A HOME BUILT WITH
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Included Features & Finishes

CABINETS

The Gourmet Kitchen option upgrades the cabinetry to the Merillat Basics™ McDurmon Collection with elegant 36-inch upper wall cabinets, topped with classic crown molding for a refined and polished appearance.

COUNTERTOPS

Daltile Carrara Pisa quartz countertops throughout, offering the timeless elegance of classic marble with the durability and ease of maintenance of quartz, creating a luxurious and refined aesthetic in every room.

LIGHTS

Two Pendant Lights, Matte Black

FLOORING

Carpet: Mohawk Lakewood Drive carpet will be installed throughout the Living Room, all Bedrooms, the staircase to the upper level, and the upstairs hallway.

LVP : Cali Vinyl Select Plank Flooring is featured in the Dining Room, Entryway, and Hall



GE STAINLESS STEEL Range, Fridge, Dishwasher, Microwave

The home will feature a complete suite of stainless steel GE appliances, offering a sleek, modern look with reliable performance.



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GREATLAKE CONSTRUCTION

Included Features and Options

Level 2- Traverse City

	Brand / Make / Model		Finish Choice
Kitchen			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat McDurmon with 30" Uppers and Included Hardware	INCLUDED	White or Grey
Countertops	Formica with 4" Backsplash	INCLUDED	Yes
Faucets	Peerless Xander Single Handle Pull Down Kitchen	INCLUDED	Matte Black or Brushed Nickel
Kitchen Sink	Drop in Double Bowl Stainless Steel Sink	INCLUDED	
Island Lights	Two Single Bulb Pendant Lights	INCLUDED	Matte Black or Brushed Nickel
Garbage Disposal	1/2 hp Disposal	INCLUDED	N/A
Appliances			
Range	GE Electric Slide in Range Stainless Steel Model# GRS600AVFS	INCLUDED	Stainless
Fridge	GE 28 Cu.Ft. Stainless Steel Model# GFE28GYNFS	INCLUDED	Stainless
Dishwasher	GE Stainless Steel Dishwasher w/3rd Tray Model#GDT650SYVFS	INCLUDED	Stainless
Microwave	GE Over Range Microwave Stainless Steel Model# JVM6175YKFS	INCLUDED	Stainless
Primary Bath			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Mc Durhamn Cabinets with Hardware	INCLUDED	White or Grey
Counter Tops	Formica with 4" Backsplash	INCLUDED	Yes
Sink Faucets	Peerless Xander Sink Faucet	INCLUDED	Matte Black or Brushed Nickel
Lights	Three Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Mirror	Clip Mounted Mirror	INCLUDED	N/A
Toilet	1.6gpf Elongated	INCLUDED	White
Shower Faucets	Peerless Xander Tub and Shower Faucets	INCLUDED	Matte Black or Brushed Nickel
Half Bath- (If Applicable)			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Pedistal Sink	White Round Bowl	INCLUDED	NA
Lights	Two Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Faucets	Peerless Xander Single Handle Faucet	INCLUDED	Matte Black or Brushed Nickel
Mirror	Mirror Clip Mounted to Wall	INCLUDED	NA
Toilet	1.6gpf Elongated White	INCLUDED	NA
Second Bath			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Mc Durhamn Cabinets with Hardware	INCLUDED	White or Grey
Countertops	Formica with 4" Backsplash	INCLUDED	Yes
Faucets	Peerless Xander Sink Faucet	INCLUDED	Matte Black or Brushed Nickel
Lighting	Two Bulb Light Fixture with Frosted Glass	INCLUDED	Yes
Mirror	Clip-Mounted Mirror	INCLUDED	N/A
Toilet	1.6gpf Elongated	INCLUDED	White
Shower Faucets	Peerless Xander Tub And Shower Faucets	INCLUDED	Matte Black or Brushed Nickel
Living Room			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Bedrooms			
Flooring	Mohawk, Lakewood Drive 1, Smartstrand Forever Clean, 40 oz	INCLUDED	Yes
Laundry			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Garage			
Garage Door	Non-Insulated Garage Door	INCLUDED	White
Garage Door Opener	1/2- HP Chain Driven- Two Transmitters, Keypad	INCLUDED	N/A
Garage Finish	Rough Finished Common Wall	INCLUDED	N/A

Interior Finishes

Doorknobs	Kwikset Hancock	INCLUDED	Matte Black or Brushed Nickel
Hinges	To Match Door Hardware Finish	INCLUDED	Matte Black or Brushed Nickel
Front Door Knob	Kwikset Hancock to Include Deadbolt	INCLUDED	Matte Black or Brushed Nickel
Trim	MDF Primed 1x Material	INCLUDED	Yes
Drywall Ceiling	Textured Ceilings	INCLUDED	N/A
Paint Walls	Sherwin Williams Flat Finish - On The Rocks (SW7671)	INCLUDED	N/A
Paint Trim	Sherwin Williams Satin Finish - Bright White (SW7007)	INCLUDED	N/A
Closet Shelving	Wire Shelving	INCLUDED	White

Mechanical Features

Furnace	96% High Efficiency Lennox Merit Forced Air Furnace	INCLUDED	N/A
Water Heater	Bradford-White 40 Gallon Electric Water Heater	INCLUDED	N/A
Air Conditioner	High Efficiency 16 SEER Lennox Merrit Air Conditioner	INCLUDED	N/A
Plumbing	PECS Piping	INCLUDED	N/A
Electrical	Energy Efficient LED Flush Ceiling Lights /150 AMP service	INCLUDED	N/A

Structural Features

Framing Material	2x6 Studs Framed on Site "Stick Built"	INCLUDED	N/A
Floor & Roof Trusses	Boise Cascade Engineered I Joists , Pre Built Engineered Trusses	INCLUDED	N/A
Roof Shingle	Certainteed 25 Year Asphalt Shingle	INCLUDED	
Insulation	R-38 Ceiling / R-21 Walls / R-21 Basement	INCLUDED	N/A
Windows	Jeld Wen Builders Vinyl Windows - Single Hung	INCLUDED	White
Siding	Wolverine Groveland 040 Siding	INCLUDED	Yes
Exterior Trim	J- Channel Style Vinyl Trim to Match Siding	INCLUDED	Yes
Masonry	ProVia Stone	INCLUDED	Yes
Exterior Doors	Therma Tru Flat Steel Door	INCLUDED	White
Exterior Lights	Garage Sconce Lights	INCLUDED	White
Gutters	Seamless Aluminum Gutters and Downspouts, Custom Built on Site	INCLUDED	White

Site Work

Driveway	30 ft of concrete or 50 ft of asphalt per neighborhood or lot	INCLUDED	N/A
Lead Walk	Concrete	INCLUDED	N/A

Options & Upgrades

		Price	
Gourmet Kitchen Upgrade Package	Upgraded Kitchen Cabinets to 36" with Crown Molding. Daltile Carrara Quartz Countertops for Kitchen and 2 Full Baths. Subway Tile Backsplash in Kitchen	\$12,000	Option
Single Bowl Kitchen Sink Option	Drop-In Single Bowl Stainless Steel Kitchen Slnk	\$500	Option
Primary Bath Tile Shower & Glass Door Option	Tile Shower Surround & Glass Shower Door	\$10,000	Option
Luxury Vinyl Plank Option	LVP Flooring Throughout the Home	\$6,500	Option
Washer & Dryer: Electric	GE Front Load Washer & Dryer: Electric	\$2,200	Option
Washer & Dryer: Gas	GE Front Load Washer & Dryer: Gas	\$2,700	Option
Gas Stove Option	Gas Line & Gas Stove	\$750	Option
Gas Line	Additional Gas Line	\$600	Option
PRESTIGE® Siding & Color Option	PRESTIGE® 044 Siding & Color Package	\$4,000	Option
Finished Garage Option	Drywall (Rough Finish), Insulate Garage, Insulated Garage Door	\$12,000	Option
Daylight Basement with Deck & Stairs	Per Plans with Unfinished Basement	\$25,000	Option
Walkout Basement with Deck & Stairs to Concrete Patio	Per Plans with Unfinished Basement	\$45,000	Option
Additional Asphalt	\$5 per sq ft		

EMERALD HILLS

A HOME BUILT WITH
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STYLE



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Each home combines elegant design and high-performance materials to provide comfort, durability, and timeless appeal. From quartz countertops to luxury flooring and energy-efficient systems, every detail is carefully chosen to ensure your satisfaction.



Included Features & Finishes

CABINETS

The entire home will be equipped with the Merillat Basics™ Cabinet Collection in the McDurmon door style. All wall cabinets will include 30-inch upper cabinets.

COUNTERTOPS

Formica countertops in Marmo Bianco will be installed throughout the home, offering a durable and cost-effective surface with a clean, modern appearance.

LIGHTS

Two Pendant Lights, Brushed Nickel

FLOORING

Carpet: Mohawk Lakewood Drive carpet will be installed throughout the Living Room, all Bedrooms, the staircase to the upper level, and the upstairs hallway.

LVP : Cali Vinyl Select Plank Flooring is featured in the Dining Room, Entryway, and Hall



POWELL



GE STAINLESS STEEL Range, Fridge, Dishwasher, Microwave.

The home will feature a complete suite of stainless steel GE appliances, offering a sleek, modern look with reliable performance.



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GREATLAKE CONSTRUCTION

Included Features and Options

Level 2- Traverse City

	Brand / Make / Model		Finish Choice
Kitchen			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat McDurmon with 30" Uppers and Included Hardware	INCLUDED	White or Grey
Countertops	Formica with 4" Backsplash	INCLUDED	Yes
Faucets	Peerless Xander Single Handle Pull Down Kitchen	INCLUDED	Matte Black or Brushed Nickel
Kitchen Sink	Drop in Double Bowl Stainless Steel Sink	INCLUDED	
Island Lights	Two Single Bulb Pendant Lights	INCLUDED	Matte Black or Brushed Nickel
Garbage Disposal	1/2 hp Disposal	INCLUDED	N/A
Appliances			
Range	GE Electric Slide in Range Stainless Steel Model# GRS600AVFS	INCLUDED	Stainless
Fridge	GE 28 Cu.Ft. Stainless Steel Model# GFE28GYNFS	INCLUDED	Stainless
Dishwasher	GE Stainless Steel Dishwasher w/3rd Tray Model#GDT650SYVFS	INCLUDED	Stainless
Microwave	GE Over Range Microwave Stainless Steel Model# JVM6175YKFS	INCLUDED	Stainless
Primary Bath			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Mc Durhamn Cabinets with Hardware	INCLUDED	White or Grey
Counter Tops	Formica with 4" Backsplash	INCLUDED	Yes
Sink Faucets	Peerless Xander Sink Faucet	INCLUDED	Matte Black or Brushed Nickel
Lights	Three Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Mirror	Clip Mounted Mirror	INCLUDED	N/A
Toilet	1.6gpf Elongated	INCLUDED	White
Shower Faucets	Peerless Xander Tub and Shower Faucets	INCLUDED	Matte Black or Brushed Nickel
Half Bath- (If Applicable)			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Pedistal Sink	White Round Bowl	INCLUDED	NA
Lights	Two Bulb Light Fixture with Frosted Glass	INCLUDED	Matte Black or Brushed Nickel
Faucets	Peerless Xander Single Handle Faucet	INCLUDED	Matte Black or Brushed Nickel
Mirror	Mirror Clip Mounted to Wall	INCLUDED	NA
Toilet	1.6gpf Elongated White	INCLUDED	NA
Second Bath			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Cabinets	Merillat Mc Durhamn Cabinets with Hardware	INCLUDED	White or Grey
Countertops	Formica with 4" Backsplash	INCLUDED	Yes
Faucets	Peerless Xander Sink Faucet	INCLUDED	Matte Black or Brushed Nickel
Lighting	Two Bulb Light Fixture with Frosted Glass	INCLUDED	Yes
Mirror	Clip-Mounted Mirror	INCLUDED	N/A
Toilet	1.6gpf Elongated	INCLUDED	White
Shower Faucets	Peerless Xander Tub And Shower Faucets	INCLUDED	Matte Black or Brushed Nickel
Living Room			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Bedrooms			
Flooring	Mohawk, Lakewood Drive 1, Smartstrand Forever Clean, 40 oz	INCLUDED	Yes
Laundry			
Flooring	Luxury Vinyl Plank - Cali Select Vinyl Flooring, 20 mil.	INCLUDED	Yes
Garage			
Garage Door	Non-Insulated Garage Door	INCLUDED	White
Garage Door Opener	1/2- HP Chain Driven- Two Transmitters, Keypad	INCLUDED	N/A
Garage Finish	Rough Finished Common Wall	INCLUDED	N/A

Interior Finishes

Doorknobs	Kwikset Hancock	INCLUDED	Matte Black or Brushed Nickel
Hinges	To Match Door Hardware Finish	INCLUDED	Matte Black or Brushed Nickel
Front Door Knob	Kwikset Hancock to Include Deadbolt	INCLUDED	Matte Black or Brushed Nickel
Trim	MDF Primed 1x Material	INCLUDED	Yes
Drywall Ceiling	Textured Ceilings	INCLUDED	N/A
Paint Walls	Sherwin Williams Flat Finish - On The Rocks (SW7671)	INCLUDED	N/A
Paint Trim	Sherwin Williams Satin Finish - Bright White (SW7007)	INCLUDED	N/A
Closet Shelving	Wire Shelving	INCLUDED	White

Mechanical Features

Furnace	96% High Efficiency Lennox Merit Forced Air Furnace	INCLUDED	N/A
Water Heater	Bradford-White 40 Gallon Electric Water Heater	INCLUDED	N/A
Air Conditioner	High Efficiency 16 SEER Lennox Merrit Air Conditioner	INCLUDED	N/A
Plumbing	PECS Piping	INCLUDED	N/A
Electrical	Energy Efficient LED Flush Ceiling Lights /150 AMP service	INCLUDED	N/A

Structural Features

Framing Material	2x6 Studs Framed on Site "Stick Built"	INCLUDED	N/A
Floor & Roof Trusses	Boise Cascade Engineered I Joists , Pre Built Engineered Trusses	INCLUDED	N/A
Roof Shingle	Certainteed 25 Year Asphalt Shingle	INCLUDED	
Insulation	R-38 Ceiling / R-21 Walls / R-21 Basement	INCLUDED	N/A
Windows	Jeld Wen Builders Vinyl Windows - Single Hung	INCLUDED	White
Siding	Wolverine Groveland 040 Siding	INCLUDED	Yes
Exterior Trim	J- Channel Style Vinyl Trim to Match Siding	INCLUDED	Yes
Masonry	ProVia Stone	INCLUDED	Yes
Exterior Doors	Therma Tru Flat Steel Door	INCLUDED	White
Exterior Lights	Garage Sconce Lights	INCLUDED	White
Gutters	Seamless Aluminum Gutters and Downspouts, Custom Built on Site	INCLUDED	White

Site Work

Driveway	30 ft of concrete or 50 ft of asphalt per neighborhood or lot	INCLUDED	N/A
Lead Walk	Concrete	INCLUDED	N/A

Options & Upgrades

		Price	
Gourmet Kitchen Upgrade Package	Upgraded Kitchen Cabinets to 36" with Crown Molding. Daltile Carrara Quartz Countertops for Kitchen and 2 Full Baths. Subway Tile Backsplash in Kitchen	\$12,000	Option
Single Bowl Kitchen Sink Option	Drop-In Single Bowl Stainless Steel Kitchen Slnk	\$500	Option
Primary Bath Tile Shower & Glass Door Option	Tile Shower Surround & Glass Shower Door	\$10,000	Option
Luxury Vinyl Plank Option	LVP Flooring Throughout the Home	\$6,500	Option
Washer & Dryer: Electric	GE Front Load Washer & Dryer: Electric	\$2,200	Option
Washer & Dryer: Gas	GE Front Load Washer & Dryer: Gas	\$2,700	Option
Gas Stove Option	Gas Line & Gas Stove	\$750	Option
Gas Line	Additional Gas Line	\$600	Option
PRESTIGE® Siding & Color Option	PRESTIGE® 044 Siding & Color Package	\$4,000	Option
Finished Garage Option	Drywall (Rough Finish), Insulate Garage, Insulated Garage Door	\$12,000	Option
Daylight Basement with Deck & Stairs	Per Plans with Unfinished Basement	\$25,000	Option
Walkout Basement with Deck & Stairs to Concrete Patio	Per Plans with Unfinished Basement	\$45,000	Option
Additional Asphalt	\$5 per sq ft		