

SITE PREPARATION

- Grading & Tree Removal (Up to ¼ Acre)
- 3-4 Bedroom Septic System
- Temporary Construction Gravel (Up to 40 Ft.)
- Hauling
- Trash Disposal
- Silt Screen & Hay

FOUNDATION

- Deep Poured Concrete Footing
- Crawl Space (Maximum 4’ Height)

EXTERIOR WALLS

- 2x4 Top and Bottom Plates
- Sheathing: 7/16” O.S.B.
- Studs: 2x4 at 16” on Center

INTERIOR WALLS

- 2x4 Top and Bottom Plates
- Studs: 2x4 at 24” on Center
- ½” Sheetrock Smooth Finish Ceilings
- ½” Sheetrock with Smooth Finish Walls

ROOF

- Architectural Shingles
- Synthetic Felt
- Ridge Vent with continuous eaves
- Soffits Wrapped With Metal
- Gutters & Downspouts
- Engineered Trusses at 24” on Center
- Sheathing: 7/16” O.S.B. with Roof Clip

ELECTRICAL

- 200 Amp Panel
- (3) Exterior Receptacles
- (2) Ceiling Fan Pre-Wires
- (2) Cable & (2) Cat-5 Low Voltage Outlets
- GFCI Outlets (As Needed)
- Door Bell
- Garage Door Opener with Two Remotes
- Smoke Detectors

PLUMBING

- Energy Efficient 50 Gallon Quick Recovery Water Heater (Gas Or Electric)
- PEX Water Lines
- PVC Sewer Line

HEATING & AIR CONDITIONING

- Gas Furnace (If Natural Gas is Not Available, Heat Pump Upgrade Required)
- Electric Air Conditioning Unit
- Insulated Ductwork

EXTERIOR

- Vinyl Siding
- Porch Posts with Stone Accents (Most Floorplans)
- 12x12 Deck (Crawl Space)
- Deadbolt Locks on Exterior Doors
- Window Screens
- Hose Bibs (2)

INSULATION

- Ceiling – R-30
- Walls – R-13
- Crawl Space – R-19
- Insulated Exterior Doors
- Insulated Aluminum Garage Door
- House Wrap
- Vinyl Windows (Low-E, Double Pane, Tan)
- Caulking & Sealing

INTERIOR

- AdvanTech Sub Flooring
- 9 Ft Ceilings (1500+ Sq. Ft.)
- Stain Resistant Carpet with 6# Carpet Pad
- Fireplace with Gas Logs (Ventless)
- Trey Ceiling in Master Bedroom (Per Plan)
- Rounded Drywall Corners
- Windows Cased
- Upgrade Color Interior Flat Wall Paint With Semi-Gloss Trim
- Brushed Nickel Bathroom Accessories and Door Hardware
- White Wire Closet Shelving
- Smooth Ceilings
- Up To 3 Arched Doorways (Plans Vary)
- Pull Down Attic Stairs (9ft Ceilings Or Less)
- Door Chimes
- Painted Garage with Baseboards
- Painted Interior Woodwork
- 4” Baseboards

KITCHEN

- Electric Smooth Top Range (Stainless Steel)
- Dishwasher (Stainless Steel)
- Microwave (Stainless Steel)
- Garbage Disposal
- (4) Recessed Lights
- 8” Double Stainless Steel Kitchen Sink
- 42” Birch Cabinetry with Knobs & Pulls
- Vinyl Flooring
- Granite Countertops (Level 1)
- Ice Maker Hook-Up
- Single Lever Faucets

BATHROOMS

- Double Sinks in Master Bathroom
- Fiberglass Tubs and Tub-Shower Combos
- Fiberglass Garden Tub and Separate Shower in Master Bathroom (Most Floor Plans)
- Brushed Nickel Faucets
- Knobs & Pulls
- Quartz Vanities in Full Bathrooms
- Elongated Toilets

DRIVEWAY

- 640 Sq. Ft. Poured Concrete

LANDSCAPING

- Seed & Straw for Areas Altered by the Construction Process
- Mulch and Bushes on Front of Home

SK BUILDERS HOME WARRANTY

- One Year Limited Warranty
- Eight Year Foundation Warranty
- Full-Time SK Warranty Representative

LOT SPECIFIC COSTS

- Additional Grading and Tree Removal
- Natural Gas and Additional Costs for Sewer Utility Taps
- Additional Water and/or Irrigation Meter
- Septic Permit (DHEC) Application Fee
- Additional Driveway
- Additional Sod or Seed & Straw
- HOA Fees or Expenses
- Well Water/Public Water Meter Fees
- Sewer Connection and Boring