

# HOUR HOMES AT KINSLEY ESTATES

## Model "A" Spec Sheet — Lot 1

### Lot 1 — Beautiful lot - backs to open space/woods

Specifications: 3 Bedrooms | 2½ Bathrooms | 1-Car Garage

Area: 2,200 sq. ft. finished + 293 sq. ft. garage + 800 sq. ft. finished basement (Total of 3,000 sq. feet finished!)

## BASE PRICING & INCLUDED OPTIONS

Description	Price
<b>Model "A" - Base Price</b>	<b>\$549,900</b>
● Lot Premium - End unit	\$20,000
● Elevation C	\$7,500
● English walkup basement	No Charge
● One Car Garage	No Charge
● Black Front Windows, Garage Door and Black Gutters	No Charge
● 9 Foot Tall Ceiling height 1st level	No Charge
● Stainless Steel Appliances	No Charge
● Brushed Nickel door hardware	No Charge
● Vaulted Ceiling - Master Bedroom	\$3,900
● Garage Door Opener (1)	\$600
● Gourmet Kitchen - Benton Flat Panel Painted Cabinets/WHITE WITH NAVY ISLAND Scheme	\$3,900
● Level 1 Quartz Kitchen Countertops	\$3,000
● 30 Cu Ft French Style Refrigerator	\$2,500
● Flooring Upgrades	\$4,200
● Brushed nickel Lighting Package - ALL FLOORS	No Charge
● Two Tone Paint - All Floors	\$1,900
● Electric Outlet above fireplace for TV	\$300
● 52" Ceiling fan w/light - Master Bedroom, Family room	\$900
● 60" Electric Fireplace	\$3,000
● Cat 5 Network Ports - 3	\$600
● Finished rec. room in basement inc. hallway - 600 sf. @ \$25/sf	\$15,000
● Finished den in basement 200 sf @ \$25/sf	\$5,000
● Finished full bathroom in basement	\$11,000
Total Sales Price:	<b>\$633,200</b>
Less FREE Options:	<b>-\$13,700</b>
<b>Net Sales Price:</b>	<b>\$619,500</b>

### Special Financing Incentives

- Builder will pay up to **\$5,000** of YOUR closing costs, with use of preferred lender!
- Preferred lender will pay **\$2,500** additional of your closing costs — for a **total up to \$7,500** (excluding prepaids).