

Hour Homes at Grouse Pointe

Proudly Presents

“THE HAWTHORN LUX”

Homesite # 10 Forest Hill Estates - Great lot - regular walkout
4 Bedrooms, 2 1/2 Bathrooms, front porch , Modern Plan

Immediate delivery!

The Hawthorn LUX- Base Price	\$599,900
· Lot Premium - Lot 10 Regular Walkout Basement	\$10,000
· Elevation 4 with porch	\$12,000
· 9' Tall Foundtaion Walls	\$8,000
· Modern First Floor Plan no. 2 - No Arches	\$3,500
· Trey Ceiling in Master Bedroom	\$3,300
· Modern 2 Kitchen with Brellin Panited Cabinets (no arches)	\$6,300
· Granite Countertops in Kitchen - Level A	N/C
· Gas Cooking in lieu of electric	\$650
· 8' Island with 24" overhang	N/C
· 25 Cu Ft French Style Refrigerator	\$2,000
· Stainless Steel Appliances - 30" cooktop	\$1,500
· Pantry in Desk Area	\$500
· Two Tone Paint - 2 floors	\$1,300
· Trinity Brushed Nickel Lighting Package - Two levels	\$1,200
· 52" Ceiling Fans with Light in Master Bedroom, Family Room - Trinty Cover	\$1,000
· Ceiling fan Rough Ins - Bedrooms 2,3,4, Study	\$1,000
· Flooring & Tile Upgrades	\$10,584
· Second Floor Laundry Room - Master Bedroom	\$2,200
· Linen closet in hall across from laundry room	N/C
· Garage Door Opener (1) 16 x 8 Door	\$700
· Stone Fireplace Surround	\$4,000
· Hardwood Stairs	\$3,000
· Craftsman Staircase only	\$1,000
· Open Stairway to Study/Living Room	\$450
· Luxury Master Bathroom - Corner soaking tub with larger shower	N/C
· Seamless glass shower door with chrome hinges and handle	\$2,000
TOTAL SALES PRICE	\$676,084
FREE OPTIONS with use of preferred lender and title co. THIS HOUSE ONLY	-26,100
NET SALES PRICE	<u>649,984</u>

PLUS: BUILDER WILL PAY UP TO \$20,000 OF YOUR CLOSING COSTS with use of our preffered lender!

and Preffered lender will pay an additional \$2,500 of your closing costs