

CUSTOM HOME BUYING PROCESS

The following summary will outline the buying process for purchasing a new custom-built home.

Step #1 - Site Selection

- Choose preferred lot based on size, location, direction, etc.
- Discuss pricing and feasibility with builder
- Timeframe – contingent upon client, approximately 1 week

Step #2 – Floorplan Selection

- Choose preferred floorplan based on size, layout, amenities, etc.
- Discuss pricing and feasibility with builder
- Timeframe – contingent upon client, approximately 1 week

Step #3 – Sign Letter of Intent

- Upon agreeing on purchase price based on the selected lot, selected floorplan, construction specifications and features list, buyer will sign Letter of Intent to reserve the lot from being sold.
- Letter of Intent will require a refundable deposit of \$15,000
- Buyer will provide attorney information to builder to begin preparing the Purchase Agreement
- Timeframe – contingent upon client, approximately 1 week

Step #4 – Customize home and complete Purchase Agreement

- Builder will provide Buyers with floorplan revisions or modifications, if any
- Buyers will receive Selections Guide and sample box from builder and will begin selecting finishes and upgrades
- Buyers will visit vendors to select various finishes
- Buyers attorney will coordinate with Builders attorney in finalizing Purchase Agreement
- Upon completion of selections, Builder will update final pricing
- Timeframe – contingent upon client, approximately 4 weeks

Step #5 – Builder will begin Construction



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- Upon finalizing the floorplan, finishes, upgrades and Purchase Agreement, builder will proceed to begin construction
- Timeframe - Contingent upon weather, permitting, labor and material availability, duration will be approximately 4 to 6 months

Step #6 – Move-in

- Upon completion of construction and closing, buyers are ready to move-in!

Step #7 – Builder Follow-up

- After 1 month and 12 months, Builder to follow up with punch list or maintenance items provided by the Buyer.