



TACKETTS MILL ROAD - LOT 8-3G
READY NOW!

“THE SULLIVAN”- Luxury Series

4 Bedrooms - 3.5 bathrooms - Craftsman Front Elevation - 2 Story Family Room
3,800 sq. ft. finished - Sunroom - Open Concept Floorplan Option - Front Porch

The SULLIVAN – Base Price \$769,900

Featured Options:

· Lot Premium - 4.42 ACRE LOT w/Walk Out Basement	25000
· Craftsman Front Elevation 2 w/ 2 Car side load Garage	30500
· 6' Family Room Extension	13000
· 9' Foundation Walls - Inc SR and Extension	14000
· Sunroom Room - 17x12 ft.	20000
· Trey Ceiling in Master Bedroom	3000
· Add seamless glass shower door with chrome in primary bathroom	2000
· Gourmet Kitchen with Benton Panited Cabinets	6000
· 2' Cantilever	6000
· Quartz Countertops in Kitchen - Level A	3000
· Gas Cooking in lieu of electric	NC
· 25 Cu Ft French Style Refrigerator	1500
· Stainless Steel Appliances	NC
· Two Tone Paint - 3 floors	1900
· Briarwood Galvanized Lighting Package - Two levels	2400
· 3 Briarwood pendants over enlarged kitchen island	2000
· 52" Ceiling Fans with Light in Master Bedroom, Sunroom, Family Room - Trinty Cover	1650
· 42" Ceiling fan Bedrooms 2,3,4, Study - Trinity Cover	2000
· Flooring & Tile Upgrades	20000
· Garage Door Openers (3)	NC
· 2 Story Stone Fireplace	8000
· Hardwood Stairs	3000
· Craftsman Interior Package - Main Floors	8000
· Electric Outlet for TV - Fireplace	300
· Finish Basement Rec Room with Extension	22050
· Finish Basement Bathroom	11000
· Finish Basement Den 5 with Closet	8750
· Finish Basement Room Under Sunroom	5950
· Flair Door handles Inc Basement	NC
· Black Front Windows, Black Gutters and Black Garage Doors	NC
· Niche master shower	NC
· Add Hoodvent over Range Relocate Micro	2500
· Upgrade to stainless steel hood in lieu of glass	750
· Sunroom Bar Overhang - Level A Quartz	1400
· Open Study to Family Room to enlarge family room	N/C

TOTAL SALES PRICE **\$995,550**

Builder discount with use of preferred lender and title co. -\$15,000

Free Rec Room with use of preferred lender and title co. -\$30,650

NET SALES PRICE **\$949,900**

***PLUS: BUILDER WILL PAY UP TO \$5,000 OF YOUR CLOSING COSTS with use of our preffered lender!
and Preffered lender will pay an additional \$2,500 of your cloisng costs***