

HEARTLAND HOME DEVELOPERS, INC.

Price Sheet, January 1, 2017 (subject to change without notice)

* The estimated cost to finish turnkey is \$40 per sq. ft., except for smaller homes, which may be more per sq. ft. **Note:** There are numerous items that may vary in each county. Heartland Home Developers will completely finish turnkey at the exact cost plus 2% of the cost to finish. Please contact us at (770) 337-4881 or hhdev@bellsouth.net.

Included in the cost to finish estimate: Building permits, normal site preparation for crawl space foundation, standard septic system, concrete walk from door to driveway, pretreat for termites, finishing plumbing, electrical, siding, carpentry, roofing, HVAC, carpet installation, up to 100' gravel driveway, landscaping to include sow and straw 50' front and back and 25' at each end, crane rental and set crew allowance of \$6,500. Most materials are included in the price of the house.

Note: all options and upgrades must be added to the sale price. Please check the floor plans to see the optional features or contact us to customize your plan.

Note: Some models may require additional freight. Some locations may require an additional charge for crew expenses.

<u>Home (sq. ft.)</u>	<u>Basic House Price</u>	<u>*Estimated Cost to Finish</u>	<u>Total Est. Cost</u>
The Legacy Collection (Mainstreet Specs) :			
Auburn (2372)	\$ 148,052	94,880	242,932
Bedford (1650)	99,502	66,000	165,502
Birmingham (2544)	215,073	101,760	316,833
Blue Ridge (1725)	90,257	69,000	159,257
Boone (1763)	104,327	70,520	174,847
Downington (1840)	121,031	73,600	194,631
Glendale (2194)	129,107	87,760	216,867
Glenwood (2752)	130,938	110,080	241,018
Greenwood (2140)	131,836	85,600	217,436
Hampton III (3439)	216,301	137,560	353,861
Hickory II (1320)	98,333	52,800	151,133
Staunton (2046)	138,730	81,840	220,570
Sugardale (2489)	166,335	99,560	265,895
Sugarglen (2061)	128,560	82,440	211,000
Sugarhill (2250)	143,749	90,000	233,749
Williamsburg(2466)	130,919	98,640	229,559
The Mainstreet Collection:			
Aberdeen (2736)	\$ 128,749	109,440	238,189
Ashwood (2116)	88,145	84,640	172,785
Brookdale (1380)	84,577	55,200	139,777
Calhoun (1721)	106,059	68,840	174,899
Calhoun Cape (2733)	122,630	109,320	231,950
Craven (996)	72,238	39,840	112,078
Cumberland (1664)	101,502	66,560	168,062
Franklin Ranch (1522)	92,898	60,880	153,778
Franklin Cape (2359)	110,100	94,360	204,460
Granville (2033)	114,297	81,320	195,617
Haywood I (1867)	115,223	74,680	189,903
Haywood II (2285)	141,768	91,400	233,168
Liberty (1824)	109,579	72,960	182,539
Liberty Cape (2948)	117,260	117,920	235,180
Magnolia I (1767)	100,632	70,680	171,312
Magnolia II (2929)	111,367	117,160	228,527
Magnolia III (1739)	130,532	69,560	200,092
Mayberry I (1601)	95,745	64,040	159,785
Mayberry II (2623)	111,682	104,920	216,602
Mayberry III (1578)	112,255	63,120	175,375
Monroe (3059)	170,933	122,360	293,293
Mulberry (1557)	90,329	62,280	152,609
Oakdale (1248)	78,329	49,920	128,249
Richmond (3146)	153,061	125,920	278,981
Ridgewood (2500)	134,462	100,000	234,462
Savannah (2530)	162,279	101,200	263,479
Spruce (1264)	81,480	50,560	132,040
Tidewater (3617)	152,762	144,680	297,442
Tradition Ranch (1664)	101,953	66,560	168,513
Tradition Cape (2038)	104,234	81,520	185,754
Tradition (2540)	151,108	101,600	252,708
Whitfield (1902)	109,551	76,080	185,631
Whitfield Cape (3051)	143,231	122,040	265,271
Woodbury (2152)	126,130	86,080	212,210

<u>Home (sq. ft.)</u>	<u>Basic House Price</u>	<u>*Estimated Cost to Finish</u>	<u>Total Est. Cost</u>
The Village Collection (Mainstreet Specs):			
Aspen (1325)	\$ 79,895	53,000	132,895
Chatham (1392)	87,187	55,680	142,867
Danford (2069)	125,023	82,760	207,783
Dogwood (1814)	78,442	72,560	151,002
Elm (2068)	123,768	82,720	206,488
Essex II (1345)	68,008	53,800	121,808
Hawthorne (1739)	124,154	69,560	193,714
Honeysuckle (1515)	114,746	60,600	175,346
Kent (1008)	63,781	40,320	104,101
Newbury (960)	62,329	38,400	100,729
Oak (1880)	76,328	75,200	151,528
York (1653)	94,028	66,120	160,148
Panorama Collection (Mainstreet Specs.):			
Acadia (2318)	\$ 146,617	92,720	239,337
Charlotte (2362)	161,829	94,480	256,309
Edisto (877)	64,910	35,080	99,990
Muskegon (3455)	140,451	138,200	278,651
St. Charles (1828)	143,910	73,120	217,030
St. Helena (1756)	118,880	70,240	189,120
St. Tammany (1450)	114,257	58,000	172,257
Woodside (2661)	130,217	106,440	236,657
Renew Avenue (Mainstreet Specs.):			
Bayview (1241)	\$ 89,536	49,640	139,176
Bryant Park (1603)	118,858	64,120	182,978
Canal Street (2987)	144,156	119,480	263,636
Copley Square (1545)	98,782	61,800	160,582
Gulfport (1375)	91,253	55,000	146,253
Redwood Shores (3536)	241,930	141,440	383,370
Landmark Collection: (Custom additions – call for pricing)			
Duplexes:			
Bridgewater (1435)	\$ 99,899	57,400	157,299
George Mason (1250)	89,993	50,000	139,993
Longwood (1650)	150,020	66,000	216,020
Sanibel (1828)	150,930	73,120	224,050
Quad:			
Hatteras Quad (3388)	303,810	135,520	439,330
Townhouses:			
James Madison (1616)	141,310	64,640	205,950

Estimated Cost of Site-Built

Decks: \$22. per sq. ft. **Porches:** \$39. per sq. ft.

Garages: \$35. per sq. ft. **Basements:** \$20. per sq. ft.

Contact us at (770) 337-4881 or hhdev@bellsouth.net
for more information and pricing on houses
not listed on this price sheet.