



## **Standard Allowances** **THE SOPHIA**

1. Carpet & 6 lb. Pad	\$2.00 Per Sq. FT. Allowance (installed) With more than one color a \$40.00 charge will be extended to the homeowner. This is in addition to any upcharge per sq. ft of carpet.
2. Vinyl	N/A
3. Kitchen, eating area, entry great room and pass hall	Rustic Pre-finished Hardwood Floors
4. Light Fixtures & Fans	\$1,200.00 (Includes bulbs) Fan locations are: Great room, master bedroom, office and covered porch
5. Mirrors	Plate Mirrors Installed
6. Ceramic Tile	A) Kitchen \$3.25 per sq. ft for upgraded kitchen tile w/ no diagonal. (Diagonal tile per bid) B) Secondary baths: \$2.00 sq. ft for 6x6 C) Master Bath: \$2.25 per sq. ft for master bath Tile on tub & shower & floors D) Fireplace \$3.25 per sq. ft
7. Granite	Entire Kitchen
8. Landscaping	\$2,500.00 or as required by developer
9. Sod	Lot to be fully sodded up to 12,000 sq ft lot
10. Appliances	Allowance of: \$2,000.00 (includes installation)
11. Patio (if applicable)	12' x 18' (approx) (Covered Porch)
12. Phone & Cable TV Prewire	4 each
13. Trim work	Stained handrail, and maple end caps, fireplace, Enamel trim throughout