

# Bruce Wiechert Custom Homes Inc.

## Timberline Hills Selection List

1. **Paint:** Choose paint colors from Rodda or Sherwin Williams paint stores.  
Interior Walls: Aria Ivory or LA Taupe 3 standard colors. **Other choices or multiple colors will result in additional charges.**  
Exterior: \_\_\_\_\_  
Body: \_\_\_\_\_  
Trim \_\_\_\_\_  
Shingles \_\_\_\_\_  
Door: \_\_\_\_\_  
\*\*\*Please call Derrick (606-5050) with Paint Name and Number\*\*\*
2. **Carpet and Vinyl: Choose at Imperial Floors**, arrange appointment with Joan Dodson, 355 Lincoln Street (342-5031)  
Carpet Allowance- Style Blanchard – Choose Color  
Vinyl- Utility Room, Main Bathroom – Mannington- Aurora  
Hardwood - White Oak or Brazilian Cherry –Entry, Kitchen & Nook
3. **Light Fixtures: Brighter Homes Lighting**, West 6<sup>th</sup> Street & Garfield.  
Please ask for Doug. Allowance \$800.00 (Builders Cost)
4. **Countertops: Choose at Imperial Floors**  
Main Bathroom, Utility Room – Choose “Wilsonart” colors at Imperial Floors. Master Bathroom Tile choose at Imperial Floors.  
Kitchen- Granite (Six Colors within Allowance)
5. **Tile: Choose at Imperial Floors**  
Fireplace, Master Bathroom Floor and Countertop, Powder Room Floor, Entry Way Floor (5x5) – Arte Noche or Belgio  
Backsplash 4x4 Matt White or Pietra 4x4 Tumbled Tile
6. **Brick or Stone: Choose any house in the Harvest Ridge Neighborhood**  
and advise us of the address. (80 square feet allowance)
7. **Appliances: Choose at Emerald Door & Glass – Pat Staples**  
Whirlpool Stainless Steel, White or Black, Electric Slide In Range (Gas Additional \$250), Quiet Wash Dishwasher, Micro-Hood Vent
7. **HVAC:** Trane Gas Furnace and Trane Air Conditioning Unit
8. **Exposed Aggregate:** Patio size allowance is 120sqft, additional may be installed at \$6.50 per square foot.

9. **Cabinetry: Choose at Lanz Cabinets**  
Cherry, Maple, Alder or Oak Shakes **Style** Cabinets. Includes 1 Set of Roll-Outs and 1 Section of Glass Fronts.
10. **Interior Trim:**  
Door Casing to be MDF 1x4 with 1x2 parting bead, base board MDF 1x5, window sills 1" MDF with Sheet Rock on other 3 sides
11. **Exterior Doors:**  
Exterior are to be Smooth Star Six Panel or Mahogany Six Window with drip edge. Other doors are available at an additional charge. If you wish to choose a different front door, please see **Pat Staples at Emerald Door & Glass.**
12. **Door Knobs:**  
All door knobs are to be Schlage, Georgian Pewter knobs or Bronze. Cabinet door knobs are to be round Pewter or Bronze Knobs. Other colors and style are available at an additional cost.
13. **Custom Woodwork:** Crown molding, wainscot, false beam ceiling, custom casing, wood wrapped windows and baseboard available at additional cost.
14. **Garage Overhead Door:** 16x7 Sectional Standard Embossed panels, includes automatic door opener, two remote controls and a digital key pad. Windows or other styles available at additional cost. **Overhead Door Company – 7<sup>th</sup>**
15. **Landscaping:** Standard Front Yard and Backyard landscaping with automatic sprinklers and clock.
16. **Fencing:** There is no fencing allowance.
17. **Upgrades:** Upgrades requested by customer and agreed upon by builder shall be paid in advance of ordering or installation.
18. **Plumbing Fixtures:**  
Kitchen sink to be Kohler Brookfield or Moen U-Mount SS with Chrome Integra Faucet. Master Bath and Powder Bath to have chrome Monticello mini-spread faucets with Pennington sinks and Cimarron comfort height toilets. Hall baths to have chrome Coralais faucets with Pennington sinks and round Wellworth toilets. Equivalent may be substituted by builder if specified fixture is unavailable.

**Quality Standards:**

Kiln Dried Lumber and Trusses, 30 Year Roofing (Architectural Design), James Hardi Siding, Bullnose Drywall Edging, Taller Kitchen Cabinets, Taller Bathroom Vanities, Decorator Switches, Pedestal Sinks in Powder Baths and much more.

**Note from Builder:**

Please be very careful to follow these allowances. Any changes from these will result in upgrade costs. We have found these products to be very reliable. Builder is not responsible for any materials that deviate from the specified materials. Any special allowances or exclusion of allowances in contract shall supersede this allowance list.

Please note that some customers have chosen difference selections outside the specified allowances. Do not assume that the items you may see in other homes or even the same floor plan are included. Some flyers or floor plans on our website may show certain amenities. Do not assume that these amenities are included in your house unless specified in the allowance list.

Occasionally various salespeople or subcontractors get confused regarding the allowances. Only the items on this list or specifically included in your contract are included items.