SPEC INVETORY
LOT 7 - CANYON CREEK FOREST
25078 W. 98TH PLACE LENEXA, KS 66227

the ROSEBUD by Roeser Homes

CONTRACT SALES PRICE $ 900,925.00
CHANGE LOG TOTAL
TOTAL SALES PRICE $ 900,925.00

BASE COSTS	CONTRACT	ALLOWANCE	SELECTIONS	TOTAL	NOTES	APPROVAL
BASE PRICE	$ 589,950.00			$ -		
LOT PRICE	$ 130,000.00			$ -		
COMMUNITY REQUIREMENTS (4 SIDED PAINTED TRIM, IRRIGATION)	$ 7,000.00			$ -		
ELEVATION & EXTERIOR	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
FIREPLACE W/ STONE FAÇADE ON REAR COVERED PORCH	$ 9,000.00			$ -	INCLUDES STONE W/ CAT6, COAX & POWER OUTLET	
UPGRADED STONE ON FRONT ELEVATION	$ 6,110.00			$ -	SIERRA ASHLAR	
UPGRADED GARAGE DOORS	$ 3,000.00			$ -		
8' 4-LITE FRONT DOOR W/ SIDELIGHTS	$ 3,450.00			$ -		
UPGRADE WINDOWS TO CASEMENT (2) ($175/EACH)	$ 350.00			$ -		
CORBELS (4) ($125/EACH)	$ 500.00			$ -		
UPGRADED FIREPLACE STONE	$ 1,810.00			$ -	SIERRA ASHLAR	
MUDROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
TRIM ACCENT WALL	$ 500.00			$ -		
ADDITIONAL (2) CUBBIES $200/EACH	$ 400.00			$ -		
KITCHEN	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
CABINET UPGRADES - UNITS & PAINT	$ 6,275.00			$ -	APPLIANCE TOWER (DOUBLE OVEN/OVEN MICRO) $455, CABINETS TO 10 FT (SPLIT DOOR UPPERS) $1,250, EXTRA DRAWERS (8) $1,000, WHITE OAK ISLAND UPGRADE $1,689, FURNITURE FEET- BASE CABINETS $671, CURVED ISLAND DETAIL W. FINISHED INTERIOR BOOKSHELVES $1,950, UPGRADED DOOR AND DRAWER FACE- STANDARD CABS ONLY $6,906	
CUSTOM WOOD HOOD	$ 1,950.00			$ -	MULTIPLE SELECTIONS AVAILABLE	
QUARTZ COUNTERTOPS UPGRADES	$ 1,515.00			$ -	CALACATTA LAZA 3CM	
UPGRADED KITCHEN SINK	$ 400.00			$ -	KGUW2-33MBL - COMPOSITE SINGLE BLACK	
ADDITIONAL CAN LIGHTS (2) IN KITCHEN (6 TOTAL)	INCLUDED			$ -	CREDIT STANDARD WIRING FOR FIXTURES TOWARDS ADDITIONAL CANS	
PREP KITCHEN & PANTRY	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
UPGRADED CABINETS	$ 5,389.00			$ -	PREP KITCHEN UPGRADE (WHITE OAK BASES, UPPERS AND DOORS) $3,906, PREP KITCHEN TRASH UNIT $501, PREP KITCHEN WINE RACK $458, PREP KITCHEN FURNITURE TOE- WHITE OAK $525	
SINK - STANDARD SINK & FIXTURE W/ GARBAGE DISPOSAL	$ 2,550.00			$ -		
APPLIANCES - BEVERAGE CENTER	$ 1,251.00			$ -		
QUARTZ COUNTERTOPS UPGRADES	$ 685.00			$ -	CALACATTA LAZA 3CM	
QUARTZ FULL BACKSPLASH	$ 4,200.00			$ -	CALACATTA LAZA 3CM	
FACE FRAME SHELVES IN PANTRY	$ 850.00			$ -		
UNDER CABINET LIGHTING (3) ($250/EACH)	$ 750.00			$ -		
GLASS CABINET DOORS (2) ($65/EACH) (4) ($250/EACH)	$ 1,130.00			$ -		
ADDITIONAL OUTLET (1) ($75/EACH)	$ 75.00			$ -		
UPGRADED KITCHEN SINK	$ 475.00			$ -	BLANCO PERFORMA BAR IN BLACK 440079	
LAUNDRY ROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
CABINETS UPGRADES	$ 1,007.00			$ -	UTILITY CABINET UPGRADE AND GRANITE SUPPORT	
2.6 POCKET DOOR	$ 1,000.00			$ -		
FIXTURES (1) ($215/EACH TO WIRE & HANG) - FIXTURES EXTRA	$ 215.00			$ -		
GREAT ROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
LIMESTONE MANTLE	$ 9,355.00			$ -		
CABINETS NEXT TO FIREPLACE - UNITS & PAINT	$ 5,203.00			$ -		
STAIR TRIM WALL DETAIL	$ 3,900.00			$ -		
FLOATING SHELVES (4) ($425/EACH)	$ 1,700.00			$ -		
UPGRADED NEWELS (7) ($175/EACH)	$ 1,225.00			$ -	C-4091	
FIREPLACE UPGRADE	$ 925.00			$ -	UPGRADED TO "CALIBER" FIREPLACE IN GREAT ROOM	
FLOATING SHELVES UPGRADE TO WALNUT (4) ($150/EACH)	$ 600.00			$ -		
UNDER CABINET LIGHTING (2) ($250/EACH)	$ 500.00			$ -		
UPGRADED SPINDLES	$ 925.00			$ -		
BREAKFAST ROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
TRIM WALL DETAIL	$ 6,000.00			$ -		
6'X 6'8" PELLA 250 SLIDER	$ 2,250.00			$ -		
ADDITIONAL CAN LIGHTS (2) ($215/EACH)	$ 430.00			$ -		
MASTER BEDROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
MOTION SWITCH (1) ($150/EACH)	$ 150.00			$ -		

MASTER BATHROOM	CONTRACT	ALLOWANCE	SELECTIONS	TOTAL	NOTES	APPROVAL
GLASS SHOWER WALLS ($2,500) QUARTZ WALL CAP, BENCH, & NICHE, & QUARTZ LEDGE & FRAMELESS SHOWER DOOR (INCLUDED)	$ 3,115.00			$ -		
FREE-STANDING TUB UPGRADE	$ 2,060.00			$ -		
CABINET UPGRADES - UNITS & PAINT	$ 2,175.00			$ -	WHITE OAK UPGRADE $878, EXTRA DRAWERS (6) $750, FURN TOE BOARD- WHITE OAK $548	
UPGRADED COUNTERTOPS	$ 1,785.00			$ -	CALACATTA LAZA 3CM	
LED TOE KICK LIGHT (1) ($215/EACH)	$ 215.00			$ -		
ZERO ENTRY SHOWER	INCLUDED			$ -		
MASTER CLOSET	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
FACE FRAME SHELVES	$ 1,075.00			$ -		
MAIN FLOOR 3/4 BATHROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
CABINET UPGRADES - UNIT & PAINT	$ 1,744.00			$ -	EXTRA DRAWERS (4) $500, WHITE OAK UPGRADE $455, VANITY FURN FEET $289, VANITY EXTRA DRAWERS $500	
UPGRADED COUNTERTOPS	$ 265.00			$ -	CALACATTA LAZA 3CM	
LOWER LEVEL - PLAY ROOM UNDER STAIRS	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
ADDITIONAL BASEMENT FINISH ($49 SQFT x 46 SQFT)	$ 2,254.00			$ -		
ADDITIONAL CAN LIGHTS (2) ($215/EACH)	$ 430.00			$ -		
ADDITIONAL OUTLET (1) ($75/EACH)	$ 75.00			$ -		
ADDITIONAL SWITCH (1) ($75/EACH)	$ 75.00			$ -		
LOWER LEVEL REC ROOM	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
HARDWOODS IN LOWER LEVEL REC ROOM & HALLWAY	$ 8,970.00			$ -		
TRIM WALL DETAIL	$ 4,000.00			$ -		
LOWER LEVEL - BAR	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
BAR CABINETS - UNIT & PAINT	$ 3,115.00			$ -		
SINK - STANDARD SINK & FIXTURE ($2,000)	$ 2,000.00			$ -		
BAR QUARTZ	$ 1,690.00			$ -	CALACATTA LAZA 3CM	
APPLIANCES - BEVERAGE CENTER	$ 1,251.00			$ -		
UNDER CABINET LIGHTING (4) ($200/EACH)	$ 800.00			$ -		
ADDITIONAL OUTLET (1) ($75/EACH)	$ 75.00			$ -		
UPGRADED SINK	$ 475.00			$ -	BLANCO PERFORMA BAR IN BLACK 440079	
GLASS CABINET DOORS (4) ($250/EACH)	$ 1,000.00			$ -		
LOWER LEVEL - BEDROOMS	**CONTRACT**	**ALLOWANCES**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVED**
ADDITIONAL CAN LIGHTS (8) ($215/EACH)	$ 1,720.00			$ -		
MISCELLANEOUS	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
LOW VOLTAGE UPGRADES	$ 5,270.00			$ -	WIFI EXPANSION BETTER & AUDIO BETTER	
UPGRADED HARDWARE	$ 2,633.00			$ -		
CABINET UPGRADES	$ 1,273.00			$ -	KITCHEN, VANITIES, UTILITY ROOM HARDWOOD DOOR/DRAWER PANELS $504, EXTRA DRAWERS ON SECONDARY VANITIES (4) $500, LL VANITIES FURNITURE TOE $269	
PAINT UPGRADES	$ 2,525.00			$ -	SECOND ENAMEL MULTIPLE CABINET AREAS $2,150 & ADDITIONAL STAIN $375	
SELECTION OVERAGES	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**
TILE SELECTIONS ABOVE STANDARD (STANDARD TILE IN ALL WET AREAS & KITCHEN BACKSPLASH)	$ 10,834.00			$ -		
CARPET SELECTION ($20/YARD STANDARD)	$ 3,609.00			$ -		
LIGHTING SELECTION ($4,000 STANDARD)	$ 2,398.00			$ -		
APPLIANCE SELECTION ($5,000 STANDARD)	$ 6,592.00			$ -		
PLUMBING SELECTION (STANDARD FIXTURE PACKAGE)	$ 5,477.00			$ -		
LANDSCAPING SELECTION ($2,500 STANDARD)	$ 5,000.00			$ -	COMMUITY REQUIREMENTS $13,000 FOR LANDSCAPING, SOD, & IRRIGATION	
DISCOUNT / COMMISSION REDUCTION	**CONTRACT**	**ALLOWANCE**	**SELECTIONS**	**TOTAL**	**NOTES**	**APPROVAL**