

# Pre-Construction Process

- I. **Pricing estimate**
  - Go over standard features of home and neighborhood
  - Tour model, spec home or home owner's home for ideas, Mega Home quality and features and benefits
  - Spend time reviewing pricing
  - identify any custom requests
    - \* If there is a need to sell existing home, have market analysis done.
    - \* Contact our Preferred Loan Officer for Financial review and pre-approval.
  
- II. **Walk home-site**
  - Orientation of Home
  - Review setbacks/wetlands
  - walkouts vs. flat & lookouts
  
- III. **Lot reservation**
  - \$2,000 deposit, refundable, holds lot for 2 weeks
  - Review in more detail pricing and plans
  - Meet with Meg Dehn
  
- IV. **Design Phase**
  - \$2,000 deposit becomes non-refundable, to get house plans drawn up
  - Meeting to finalize pricing and design
  
- V. **Purchase Agreement**
  - 10% earnest money due (90% carried by Mega Homes until closing, no construction Loan necessary) this goes towards your amount down on your final purchase of home.
  - Survey ordered
  - Walk lot with construction team after survey is complete
  - Permit ordered
  - Final plans drawn
  - Selections begins with Meg
  
- VI. **Construction begins!**