

North Valley Homes

2001 46th Ave. S.E. Mandan N.D. 58554 701-663-4009

Building Relationships One Home At a Time

www.northvalleynd.com

Brock Hager
1-701-471-6858
homes@northvalleynd.com

Kristy Borud
1-701-509-7998
homes@northvalleynd.com

GALVIN

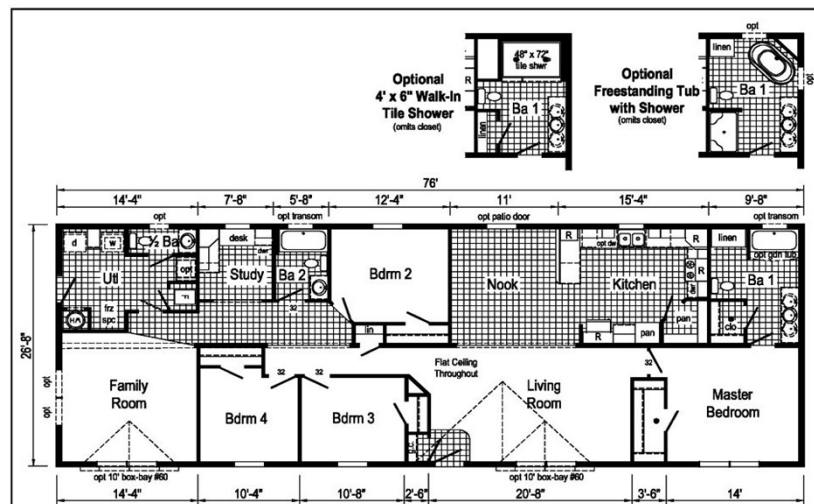
Sales Lot #1

5 bedroom, 2.5 bathroom

32'X76' 2280 square feet

Type: Manufactured
Builder: Midcountry Homes

Year: 2020
Model: 3W1037
Serial #: 10932



Price of home as shown, with setup & delivery (details above)

ORDER-IN PRICING

\$143,119.60

Optional upgrades (See Options sheet)

\$35,889.00

Lot Model Pricing (Including all upgrades/options- as shown)

\$179,008.60

At North Valley Homes we try our best to maintain our excellent pricing. But, material & labor cost increases do occur.
Therefore, our prices are subject to change .

The attached prices are guaranteed until August 31, 2020

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MANUFACTURED Price includes :

Base price of home **\$116,519.60**

Includes Delivery

Exterior finish **\$18,500.00**

Drill and pour concrete - Piers

2 Sets of Temporary Steps

Insulated / installed w/ auto vents - Skirting

Basic set up:

Set home (block, anchor, level)

Side home

All hook ups except electric and gas (Must have water and sewer run to the location)

Heat tape on the water line

Vapor barrier under the home

NDMHA State Inspections for Manufactured Homes

ND Use Tax (no sales applies)

Site Inspection **\$500.00**

Central Air installed **\$2,750.00**

Interior finish completed **\$4,850.00**

- All drywall cracks and opening finishes
- Touch up paint
- Caulking all back splashes
- All floor coverings completed
- Interior doors installed and adjusted

Construction clean

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GALVIN Sales Lot #1

UPGRADE OPTIONS

THESE MAY BE ADDED TO THE BASE PRICE TO ENHANCE YOUR HOME

INFORMATION

1 HUD CODE
1 WARRANTY 10-YR LTD STRUCTURAL
ENERGY STAR RANCH \$725 FREE

FRAMES/FLOORS

KITCHEN: LX286
NOOK/MORN: LX286
FOYER: LX286
LIVING ROOM: BELIEVE IT - WOODSMOKE
FAMILY ROOM: BELIEVE IT - WOODSMOKE
BEDROOM 1: BELIEVE IT - WOODSMOKE
BEDROOM 2: BELIEVE IT - WOODSMOKE
BEDROOM 3: BELIEVE IT - WOODSMOKE
BEDROOM 4: BELIEVE IT - WOODSMOKE
OFFICE: LX286
BATH 1: LX286
BATH 2: LX286
BATH 3: LX286
1 STRETCH WIDTH 4' 28W TO 32W 65'
1 CARPET BELIEVE IT
1 ENLARGE FOYER AREA

PLUMBING/HEATING

1 GAS FURNACE
1 HEAT PERIMETER
1 WATER HEATER 50 GAL ELEC INSTALLED W/ PAN
1 FAUCET EXTERIOR WATER EXTRA (DS-ODS)
1 FAUCET HUNTINGTON KIT GOOSENECK W/PULL-DOWN BLACK
4 FAUCET HB LAV BLACK
2 FAUCET HB TUB/SHOWER - BLACK
1 FAUCET HB SHOWER - BLACK
1 KITCHEN SINK- SS DOUBLE BOWL 33X22X8
1 SHUT OFF VALVES @SINKS & TOILETS T/O

DOORS/WINDOWS

1 FRONT DOOR 6-PANEL FIBERGLASS, 38X82
1 MULLED 58" WINDOWS STD PER PLAN
1 REAR DOOR 6-PANEL FIBERGLASS, 38X82
1 DOOR SLIDING GLASS VINYL W/VERT BLIND REP 1 WDW--NOOK
1 WINDOW DBL LOW-E W/ARGON THROUGHOUT
3 WINDOW VINYL 30X36
1-IN 1/2 BATH
2-OVER MBATH TUB ODS WALL AND ENDWALL
1 WINDOW TRANSOM 30X9--BA2
1 BAY WINDOW #60 REP (2) WDWS

WALLS/INSULATION

1 INSULATION CEILING R-38 BLOWN
1 INSULATION FLOOR R-22
1 R-19 EXTERIOR WALL INSULATION
1 INTERIOR WALLS 2X3-24" OC
1 CEILING HEIGHT 8'0"
4 EXTEND STUDY WALL 4'

EXTERIOR

1 LINEALS STANDARD FRONT & DOORSIDE
6 WINDOW LINEALS- PER WINDOW--EXTRA-ALL AROUND- WHITE
1 ROOF PITCH FIXED CATHEDRAL
SECTIONALS INCLUDE LUAN ON MARRIAGE WALL
1 SHINGLES ARCHITECTURAL- ONYX

Cost	Select	Addl Cost
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\$0.00
\$187.50
\$0.00

\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$0.00
\$7,050.00
\$750.00
\$150.00

\$0.00
\$375.00
\$292.50
\$67.50
\$262.50
\$480.00
\$90.00
\$112.50
\$0.00
\$120.00

\$0.00
\$0.00
\$0.00
\$1,012.50
\$967.50
\$900.00

\$157.50
\$600.00

\$912.00
\$0.00
\$0.00
\$0.00
\$90.00

\$0.00
\$675.00
\$1,275.00
\$1,042.50

1 DORMER FLUSH 10'-FIXED (FAMILY ROOM)	\$862.50	
1 DORMER 18'8" TWIN PEAK - FIXED LIV RM	\$1,012.50	
1 VERTICAL ACCENT 18'8" DORMER VERTICAL SIDING IN ENTIRE DORMER- WHITE	\$150.00	
10 SHAKE ACCENT SIDEWALL PER LF STANDARD COLORS- WHITE	\$450.00	
1 WIND WRAP	\$225.00	

ELECTRICAL

1 200 AMP SERVICE	\$142.50	
1 A/C DISCONNECT	\$225.00	
30 AMP/240 VOLT BREAKER WIRED TO DISCONNECT FOR A/C PREP BY 1/2 BATH		
1 2ND CONDUIT FROM PANEL BOX	\$37.50	
2 PADDLE FAN WHITE DELUXE (LR-FR)	\$555.00	
1 USB RECEPT. STD.		
1 TELEPHONE JACK-KITCH	\$60.00	
4 BEDROOM LIGHTS STD	\$0.00	
1 LIGHT CEILING - EXTRA FOYER	\$52.50	
2 LIGHT CAGE PENDANT LIGHT - EXTRA MATTE BLACK OVER PENINSULA	\$225.00	
6 LIGHT LED FLUSH MOUNT 6" KITCHEN	\$585.00	
KITCHEN WITH ONE OVER SINK ONSEPERATE SWITCH		
3 SWITCH DIMMER SLIDING	\$202.50	
1-MBED		
1-LIV RM		
1-FAM RM		
1 RECEPTACLE EXTERIOR-EXTRA (DS-ODS)	\$67.50	
1 THERMOSTAT PROGRAMMABLE	\$0.00	
1 LIGHT EXTERIOR PATINA CAST LANTERN LIGHT - FRONT	\$0.00	
1 LIGHT EXTERIOR PATINA CAST LANTERN LIGHT - REAR	\$0.00	

APPLIANCES

1 REFER WHIRLPOOL 25 CF SXS W/WATER & ICEMAKER-BLACK	\$0.00	
1 RANGE WHIRLPOOL DELUXE SELF-CLEAN GAS BLACK	\$0.00	
1 DISHWASHER WHIRLPOOL TALL TUB-BLACK	\$0.00	
1 MICROWAVE OVER-RANGE WHIRLPOOL REP RANGE HOOD-BLACK	\$412.50	
1 GARBAGE DISPOSAL INSTALLED	\$187.50	
GOLD PKG- BLACK GAS	\$2,242.50	

CABINETS/CERAMIC

KITCHEN CABS:	HICKORY MISSION FLAT PANEL	\$0.00	
KITCHEN C-TOPS:	WINTER CARNIVAL	\$0.00	
KITCHEN BKSPL:	**MATCHING LAMINATE**	\$0.00	
ISLAND CAB:	HICKORY MISSION FLAT PANEL	\$0.00	
ISLAND C-TOP:	WINTER CARNIVAL	\$0.00	
BATH 1 CABS:	HICKORY MISSION FLAT PANEL	\$0.00	
BATH 1 C-TOP:	PRALINE ANTICO	\$0.00	
BATH 1 BKSPL:	**MATCHING LAMINATE**	\$0.00	
BATH 2 CABS:	HICKORY MISSION FLAT PANEL	\$0.00	
BATH 2 C-TOP:	PRALINE ANTICO	\$0.00	
BATH 2 BKSPL:	**MATCHING LAMINATE**	\$0.00	
UTILITY CABS:	HICKORY MISSION FLAT PANEL	\$0.00	
BENCH CAB:	HICKORY MISSION FLAT PANEL	\$0.00	
BENCH CTOP:	WINTER CARNIVAL	\$0.00	
DESK CAB:	HICKORY MISSION FLAT PANEL	\$0.00	
DESK C-TOP:	PRALINE ANTICO	\$0.00	
DESK BKSPL:	**MATCHING LAMINATE**	\$0.00	

1 CAB DOORS FLAT PANEL HICKORY KITCHEN AREA	\$292.50	
5 CAB DOORS FLAT PANEL HICKORY NON-KITCHEN AREA PER ROOM	\$750.00	
DRAWER GUIDES SOFT CLOSE	\$0.00	
1 CABINET PULLS BLACK #P-3128-MB REP KNOBS	\$112.50	
1 ISLAND XIB-132 26X60	\$1,087.50	
1 1/2 BATH- HICKORY CABINETS AND WINTER CARNIVAL COUNTER TOP	\$0.00	

INTERIOR

SHIPLAP ACCENT	STONE GREY	\$0.00	
1 CABINET 30" AND WIRE SHELF OVER LAUNDRY, MO-203A		\$225.00	
1 BOOT BENCH IN UTL ROOM 36"--UTRM		\$292.50	
1 BATH GLAMOUR WITH FREE STANDING TUB		\$2,392.50	
1 DOUBLE LAVS--M BATH		\$202.50	
1 MED CAB OVER LAV MO-210A 21"X34" MBATH ON M/LINE WALL AT LAV		\$217.50	
2 DRAWER BANK		\$375.00	
2-ISLAND			
1 TOILET TOPPER LINEN CABINET OVER MBATH STOOL		\$217.50	
15 DOOR INT BARNWOOD HOLLOW CORE REP STD EACH		\$1,350.00	
1 DOOR INT 2-PANEL SLIDING, STUDY WILL BE BARNWOOD SLIDING DOOR		\$592.50	
1 WATER HEATER DOOR		\$225.00	
1 DOOR INTERIOR BARNWOOD HOLLOW CORE - EXTRA EACH UTIL RM		\$367.50	
1 BRUSHED NICKEL INTERIOR PKG		\$0.00	
1 WALLS-ORANGE PEEL		\$0.00	
1 BARNWOOD WRAPPED PROFILE MOULDING PKG		\$142.50	
INC. BASE, COVE, DOOR & WINDOW TRIM, JAMBS			
32 SHIP LAPER SF, ANGLE WALL BEHIND MBATH TUB		\$312.00	
1 CAB DOOR OVER PANEL BOX		\$112.50	

1 MAKE COUNTERTOP OVERHANG AT PENINSULA 10"
1 DRYWALL ROUNDED CORNERS T/O
1 BOOT BENCH IN UTL ROOM 48" FOYER

\$375.00	
\$637.50	
\$345.00	

TOTAL FOR ALL OPTIONS

\$35,889.00

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Advantages of MidCounty Homes

- Energy Star Certified
- KCMA Certified Cabinets
- Sheet rock and solid wood cabinets throughout
- 100 lb. Under mount soft close drawer guides
- Primed drywall throughout with orange peel finish, including ceiling
- Window valances and one inch mini blinds throughout
- Shower curtain and rounded rod
- Extra OSB sheathing on mate wall
- Copper wiring throughout
- 38" Fiberglass front and rear doors
- Front and rear doors with deadbolts
- Deep Stainless steel sink 33x22x8
- Hardwood cabinets and stiles throughout
- 2x6 exterior wall 16 inch OC
- Counters built by high end machine
- Built on laser leveled factory floor
- Electric boxes nailed to a stud
- Doors with mortise hinges
- High low cold air returns(where available)
- One piece fiberglass tubs
- Elongated toilets
- Anti-scald valves on showers and tubs
- Low E windows
- 36" high vanities in bathrooms
- ¾" adjustable shelves