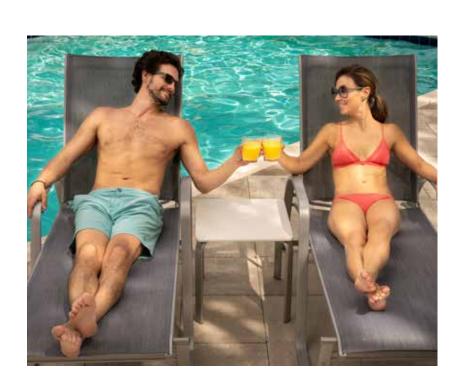
# welcome home

Buying a new home is one of the most exciting and important decisions you will ever make. From the moment we first meet to beyond closing, our dedicated team is there for you each and every step of the way. Thank you for allowing us to be a part of your journey.



## 8 STEPS TO HOME

## 1. FLOORPLAN & HOMESITE SELECTION

One of the most important decisions you will make on this journey is the first step - selecting your desired community, floorplan and homesite. At Akel Homes, our dedicated new home consultants will assist you in selecting the ideal floorplan and homesite for your family's lifestyle.

## 2. PURCHASE AGREEMENT

Once you have been preapproved for a mortgage loan, selected your floorplan, the next step is to sign the Purchase Agreement and pay the required builder deposit. The Purchase Agreement is the legal document that details the construction and purchase of your new home.

### 3. FINANCING

We've partnered with various third party mortgage companies to assist you in your financing needs. Both your New Home Consultant and Loan officer will answer all your questions and guide you through the financing process. Of course, you are free to use any Mortgage Company of your own choice in the purchase of your home.

### 4. DESIGN STUDIO

We created the Akel Design
Studio through our commitment
to providing our homebuyers
with a concierge-style semicustom homebuying experience.
A personal Design Consultant will
guide you through the selection
process and introduce you to top
products, classic styles and the
most current design trends to help
you make your new home uniquely
yours.

### 5. CONSTRUCTION

On average, it takes 10-12 months to build your new home. The construction schedule is reliant upon the local municipality building department, material and labor availability and the weather.

During construction, you will meet with your dedicated Akel Homes Construction Manager during the Pre-Start/Ground Breaking and the Pre-Drywall Inspection.

## 6. NEW HOME PREVIEW & ORIENTATION

At the New Home Preview & orientation, your Construction Manager will provide you with an overview of your home's systems, review your selections and finishes, educate you on the proper care of your new home and create a punchlist of items that need to be addressed prior or post closing.

### 7. THE CLOSING

You will receive a Notice of Closing letter when your home is ready to close within 6 weeks. At the Closing, you will sign off on all the paperwork to make your new home officially yours.

### 8. WELCOME HOME

After the Closing, your Akel
Homes team will help you
transition form homebuyer to
homeowner. That is why we
created myAkel, our proprietary
and innovative homeowner portal
where you submit home warranty
requests, view key contact
information and access important
documents like your appliance
warranty registration and our
detailed home care manual.





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THERE IS NO GREATER PRIVILEGE THAN THE OPPORTUNITY TO **BUILD YOU AND YOUR FAMILY'S** DREAM HOME.



Obtain a Mortgage Pre-Approval

**Select The Exterior** Elevation, Color Scheme **And Permitted Options** 

**Selection Appointments** 

Akel Homes is proud to partner with

industry leading preferred lenders.

**Select Your Homesite** & Desired Floorplan



Review & Authorize the Purchase Agreement.

Once the purchase agreement is completed, you have taken a first step forward in your Homebuying Journey. Please note that the selection of your homesite, floorplan, exterior elevation, color scheme and permitted options are **FINAL** at this time.



### **FINANCING**

### **The Loan Process**

- •Submit Formal Mortgage Application •Initial Underwriting •Loan Approval
- Processing Final Underwriting
- •Final Loan Approval

### **DESIGN STUDIO**

Orientation Appointment Selection Appointment Selection Sign-Off



We created the Akel Design Studio through our commitment to provide our homebuyers with a concierge-style semi-custom homebuying experience.



### STAGE 1

Permitting

### STAGE 2

**Shell -** foundation / block walls roof trusses

### STAGE 3

Framing - interior walls mechanical / electrical / plumbing

### STAGE 4

**Drywall -** Home has passed all rough inspections and drywall is

### STAGE 5

Finishes - cabinets / flooring tile / paint

### STAGE 6

**Final Inspections** 

### **PRE-START ORIENTATION**

Meet your construction manager. Celebrate the construction commencement of your future home, review the homesite, garage orientation, elevation and structural option details.

### PRE-DRYWALL INSPECTION

Meet with your Construction Manager. Review the structural and mechanical systems of your future home.



### **NEW HOME PREVIEW & ORIENTATION**

Meet your completed new home!





