

 **SHEMSS** HOME IS ART

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DESIGNER HOMES SOLUTION,
ARCHITECTURAL PLANS, AND BUILDING
MATERIAL DELIVERY COMPANY.



SILVER 7.0

SHEMSS HOME IS ART

Package Specifications



3 BED 2 BATH 1270 SQ. FEET.

Our Silver 7.0 model has been designed with the finest of architecture at its core with vaulted ceilings and full window walls that invite the surrounding nature into its open concept living space. You'll be inspired by a kitchen that features European cabinetry and hidden kitchen appliances. The perfect home awaits, where you'll feel the soothing benefits of nature from the decks outdoors to the expansive indoor views.

40x38 Building Area

DETAILS INCLUDED IN ALL PACKAGES

FLOORPLAN & DESIGN DRAWINGS

Title Sheet

Project information: detail analysis of conditioned and unconditioned space sizes and proposed building coverage. Construction type, general notes.

Floor Plan

Scaled, detailed plan of the house. The fully dimensioned floor plan will show room sizes and designations, fixtures count and location, window/door sizes. If applicable, exterior porches, decks, patios will be shown. General notes, legends, and framing schedule. Proposed shear walls to be confirmed by EOR.

Elevations

Scaled views of the house exterior. The following sheet will indicate finished floor elevations, ceiling heights, top of windows elevations, roof slope, exterior finishes, and general notes.

Foundation Plan

Scaled foundation plan will indicate perimeter footing, slab-on-grade, spread footings, piers as pertinent to house design. Footing schedule, general foundation notes, legends. Foundation sizes to be confirmed EOR.

Floor Framing Plan

Scaled floor framing plan will include floor joist sizes, spacing, and spans. Floor girder's location, sizes, and spacing. The lower-level floor framing plan will be superimposed with the foundation plan for clarity. All framing sizes are to be confirmed by EOR.

Roof Plan

Scaled roof plan will show roof shape, valleys, hips, ridges, overhangs as applicable to the house. Standard 24" on-center truss spacing will be shown, to be confirmed by EOR.

Sections

Scaled building cross sections for both transverse and longitudinal direction showing plate heights, proposed insulation location, foundation, finished grades, and other framing components. To be confirmed by EOR for local jurisdiction compliance.

Mechanical Plan

Proposed gas diagram with rise and run information, to be confirmed by plumbing/mechanical contractor to comply with local jurisdiction. Proposed hose bibs, exterior outlets, and mechanical equipment location as applicable. General notes, legends, schedules.

Electrical Plan

Electrical light fixture's location and types and corresponding switches. Smoke and carbon monoxide detectors, outlets. General notes, legends, schedules.

STRUCTURAL BUILDING MATERIAL

Material List

Shows the quantity, dimensions, and specifications for the major materials needed to build your home. You will get faster, more accurate bids while avoiding having to pay for unused materials and waste. Material lists are available for all model plans (except as otherwise indicated), but only accessible with the purchase of floorplan & design drawings.

COMPARE PACKAGE DETAILS

Items Included		Elite	Premium	Classic
Home Plan	Title Sheet	✓	✓	✓
	Floor Plan	✓	✓	✓
	Elevations	✓	✓	✓
	Foundation Plan	✓	✓	✓
	Floor Framing Plan	✓	✓	✓
	Roof Plan	✓	✓	✓
	Sections	✓	✓	✓
	Mechanical Plan	✓	✓	✓
	Electrical Plan	✓	✓	✓
	Blueprint Copy	✓	✓	
	Structural Material List	✓	✓	✓
Design Package		✓	✓	
Home Plan & Design	Interior Finishes & Kitchen Layout	✓	✓	
	Interior Fixtures, Appliances, Hardware & Parts	✓	✓	
	Exterior Finishes	✓	✓	
	Exterior Fixtures, Hardware & Parts	✓	✓	
Delivered to Site		✓		
Home Plan, Design & Materials	Interior Finishes (Flooring, Doors, Lighting, Plumbing Fixtures, Cabinets, Countertop, Vanity, Closet, etc.)	✓		
	Interior Hardware & Parts, Bath Accessories, Accent Walls & Ceilings	✓		
	Windows & Doors	✓		
	Exterior Finishes (Frame, Trusses, Insulation, Siding, Lighting, Decking, etc.)	✓		
	Exterior Hardware & Parts	✓		

FINISH MATERIAL DETAILS

SILVER 7.0	Price
Decking - Composite Decking	\$3,630
Interior Doors - HDF Material Solid Doors	\$2,920
Interior Accent Walls & Ceilings - Wood or Metal	\$2,125
Flooring - Engineered Hardwood 15mm	\$11,170
Closet – Anatomy of HDF / Glass	\$12,000
Cabinets / Hardware - HDF Doors Cabinets Box CDX Plywood	\$14,560
Countertop / Backsplash - Pre-cut Stone	\$4,300
Vanity / Countertops - Vanity, Countertop, Sink, Mirrors	\$2,970
TOTAL \$53,675	

Limited Product Warranty:

Warranty is valid for all shipped materials by SHEMSS Homes Inc. Covers defects in material and shipping-related damages only. Materials are designed to stand the test of time for regular residential use.

Exclusions:

Does not cover products that have been stored, assembled, installed incorrectly, altered, or cleaned with the wrong cleaning methods or products. It also does not cover accidental damage. Does not cover regular wear and tear.

Product Inspection:

Products must be inspected for defects within a reasonable time of 1-year post-delivery date in order to claim defect warranty. The product must be inspected for shipping damages within the first 30 days of delivery in order to claim shipping damages. Accidental damages caused by the client; a third party hired help will not be covered. Sufficient proof of shipping-related damage must be presented with photography and video with a digital time stamp.

Disclaimer:

Modeled product and their relative interior design and materials as seen in the photographed images and posted videos are subject to change due to product availability, design development, enhancement, or smart efficiency. Discontinued products and materials will be replaced and substituted with the next best alternative match.



Shipping & After-Sales Service



MATERIAL DELIVERY COMPANY

Meeting delivery deadlines is a requirement of every job, and we make it a priority to meet ours. Our transport services work in an effective manner. Our packages are all at a fixed price contract. After the transaction processes, our warehouse will get to work right away, and our services will have your building material delivered in 9 weeks right to the job site.



ASSISTANCE

A job distribution from SHEMSS means full service. We have a designer homes solution, and we promise our customers assistance in a timely, consistent, and efficient manner. Our service will not only save you time, but it will also cut the time in half of traditional construction. This is the way to ensure all-round satisfaction for both parties for the work delivered.



ITEMS NOT INCLUDED & RESPONSIBILITY

THE CUSTOMER UNDERSTANDS THAT ADDITIONAL LISTED ENGINEERING MAY BE REQUIRED BASED ON YOUR SPECIFIC AREA.

1. Wind / Hurricane / Tornado
2. Seismic / Earthquake
3. Heavy Snow
4. Flood potential
5. Soil instability

These items are NOT included:

Architectural or Engineering Stamp - handled locally.

The customer understands that HVAC, & Plumbing will not be included in plans (other than the location of plumbing

fixtures and electrical lights, plugs & switches)

Energy calculations - Handled locally when required.

Your responsibility:

Determining and complying with all applicable codes is your responsibility.

Manufacturer instructions should be followed for all materials, appliances, and systems. Consult a local mechanical contractor for systems suitable for local climate conditions if required.

We recommend contacting your local building department to find out the requirements specific to your area because of the great differences in geography and climate, each state, or municipality may have its own building regulations.

Site Plan - Handled locally when required.

Your subcontractors will handle - Mechanical Drawings (location of heating and air equipment and ductwork

Your subcontractors will handle - Plumbing Drawings (drawings showing the actual plumbing pipe sizes and locations).

UNDERSTAND THAT THE MATERIALS LISTED BELOW ARE NOT INCLUDED IN THE ELITE PACKAGE:

Foundation, Stone Masonry, Finished Stairs, Waterproofing, Roof Finishes, Gypsum wallboard, Tile, Paint + Coatings (Interior & Exterior), Fireplace, Security + Fire Protection Systems, Appliances, HVAC, Baseboards.



Our Quality Management System
complies with UNI EN ISO 9001



Ask for FSC®
certified products



CATAS Institute for
research on wood



Ask for Greenguard
certified products

CERTIFICATIONS

Manufacturing means giving a firm undertaking to those who will build with our materials because your trust in SHEMSS Homes is important to us. Therefore, we have certified all our materials with highest quality giving our customers the opportunity to have a modern designer home with quality craftsmanship.

Selling designer home plans online.

We offer 3 packages at a fixed contract — Elite, Premium, and Classic. Simply choose from one of our three packages and consolidate every step into one delivery. SHEMSS Homes, Inc. Designer homes solution, Architectural plans, and Building material delivery company.



SHEMSS Homes

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