



PREFERRED KIT CULTURE BUILDER

BUILDING QUALITY. DELIVERING VALUE. SUPPORTING YOUR VISION.

Directional Homes is proud to partner with Kit Culture and Steel Structures America as a preferred General Contractor. We are more than just a builder - we are an extension of your team, supporting the process every step of the way. Our goal is to make the building experience smooth, efficient and dependable for your customers from first conversation through final completion.

STARTING CONSTRUCTION PRICING



COTTAGE MODEL

\$100,000

Starting Price

Based on the standard Kit Culture plan and specifications



MODERN MODEL

\$110,000

Starting Price

Based on the standard Kit Culture plan and specifications



FAMILY MODEL

\$120,000

Starting Price

Based on the standard Kit Culture plan and specifications

Starting prices are intended as a clear budgeting baseline. Final construction pricing will be determined by the selected model, final plans and specifications, site conditions, homeowner selections, and requested modifications or upgrades.

OPTIONAL MOVE-IN READY LANDSCAPING

Complete the home with a finished, move-in-ready feel.

- Professional sod installation
- In-ground automatic sprinkler system
- Irrigation installation and coordination
- Basic landscape preparation
- Final landscape cleanup

Landscaping is an additional option and will be quoted based on lot size, site conditions and homeowner selections.

SITE CONDITIONS & EXCAVATION

Starting prices assume normal site conditions and reasonable construction access.

- Significant excavation or grading
- Rock or difficult excavation
- Unsuitable or unstable soils
- Steep or challenging lots
- Drainage or retaining requirements
- Extended utility runs
- Difficult equipment access
- Additional engineering or site preparation

Site work and excavation will be evaluated on an individual property basis.

PLAN CHANGES & UPGRADES

Starting prices are based on standard Kit Culture plans.

- Floor plan changes or added square footage
- Structural modifications
- Upgraded windows, doors or exterior features
- Electrical or plumbing modifications
- Upgraded finishes, fixtures or cabinetry
- Garages, shops, decks or covered structures
- Other homeowner-requested changes

Requested changes will be reviewed and priced before construction whenever reasonably possible.



A PARTNERSHIP BUILT FOR THE CUSTOMER EXPERIENCE

Directional Homes is committed to supporting the Kit Culture process with the communication, coordination and accountability expected from a trusted member of the team. Our role is to help create a consistent handoff from product selection to construction and completion, while keeping the homeowner informed throughout the project.

ONE TEAM. ONE PROCESS. ONE GOAL. QUALITY RESULTS.

HOW DIRECTIONAL HOMES SUPPORTS THE PROCESS

Customer Communication

Professional communication with homeowners from project introduction through completion.

Preconstruction Coordination

Review of plans, site considerations, selections, schedule expectations and project-specific pricing.

General Contracting & Project Management

Coordination of qualified trade partners, construction scheduling, field oversight and quality control.

Change Management

Clear review and pricing of homeowner-requested changes or site-driven adjustments before work proceeds whenever reasonably possible.

Completion & Handoff

Punch-list coordination, final project review and support through a clean homeowner handoff.

Optional Exterior Completion

Sod and in-ground irrigation options to provide customers with a more complete move-in-ready experience.

PRICING GUIDELINES

- Starting prices are based on the standard Kit Culture model plans and specifications.
- Final pricing is project-specific and may change based on site conditions, access, excavation, utilities, engineering, permitting requirements, material/labor conditions, selections and requested upgrades.
- Non-standard plan changes, upgrades, additional structures and landscaping are priced separately unless specifically included in the final construction agreement.
- Unexpected or concealed site conditions may result in additional costs after evaluation and customer communication.
- Final scope, inclusions, exclusions and contract price will be documented in the individual construction agreement before work begins.

OUR COMMITMENT

To make the building process easier for the Kit Culture team, more predictable for the homeowner, and successful for everyone involved.

DIRECTIONAL HOMES

Preferred General Contractor for Kit Culture Homes