

Building Your Home

What You Need to Know



*Best of Coastal Virginia 2020
Southside Winner*

EDC Homes

BEST HOME BUILDER



INTRODUCTION

The process of building a custom home can be filled with uncertainties and anxieties for home owners. Many are overwhelmed just thinking about the process.

As you begin the journey toward building or remodeling your custom home, you might be asking yourself several questions: Where do I begin? Is there a professional who can simply take responsibility for the entire project? Should I form a team

for the project, and if so, which professionals do I need and how do I select them? How do I get what I want on time and on budget, and is that even possible?

All such questions and concerns are normal and valid. How will you make these decisions? Do you have a clear strategy for making them, or will you rely on gut feelings or instincts?

We believe that our clients shouldn't have to sacrifice their time,

relationships, budgets, or sanity to arrive at their dream home, and we've got the knowledge, experience, and dedication to ensure that they not only achieve their dreams.

Working with owners, we have achieved the best results when there is a clearly defined objective with an effective strategy and a workable plan to follow.



THE COLLABORATIVE METHOD

We believe that choosing your builder—and being able to trust them—is a crucial part of the home-building journey. A great builder partners with you on the path to your dream home, helps usher you into a house that will become a part of your family, more than just the dwelling where you reside.

A great builder has the ability to work with their client—and the whole design and construction team—to render the client's dreams on paper and then to realize them on the ground.

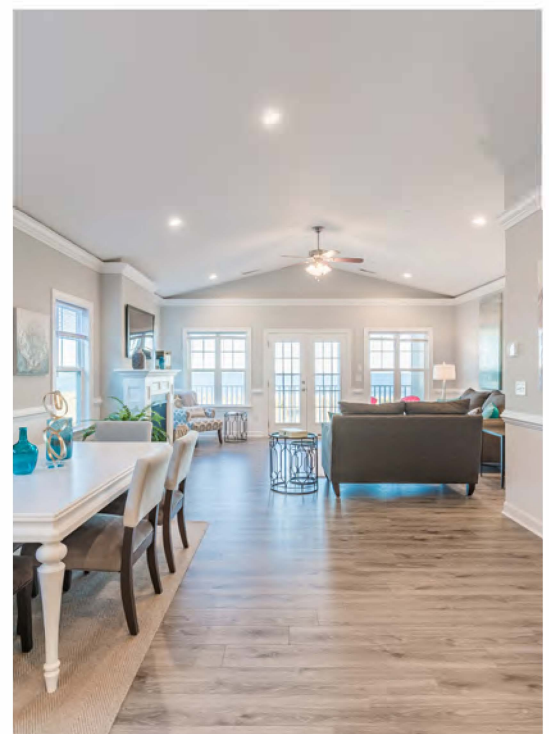
And a great builder has the ability, and responsibility, to earn their client's confidence and trust through a dynamic design team, a solid process, and rigorous execution of the plan.

Our teamwork strategy, the Collaborative Method, allows us to confidently pledge a great experience to all of our clients. Through it, we:

ASSEMBLE A DYNAMIC AND KNOWLEDGEABLE COLLABORATIVE TEAM of architects, interior designers, sub-contractors and suppliers to guarantee the highest building standards.

ENGAGE A PROVEN PROCESS of designing to your description of your style, taste, and needs through the 4 Easy Steps

EXECUTE THE PLAN with the highest standards, with attention to time, budget, design, and craftsmanship.



ESSENTIAL FAQ'S BEFORE YOU SIGN A CONTRACT

FAQs to help you feel at ease with our process and building with EDC Homes

Making the decision to break ground and build a custom home is an exciting experience, and one that comes with important choices. The first choice is who to trust to bring your vision to life. Your contractor will be responsible for bringing that vision to life, and to find the right one, asking the right questions is essential.

Who will be my point of contact during the process?

Communication is key during the home building process, so it is essential to establish your main point of contact early on and discuss communication preferences. Is there a project manager who will be moderating the conversation with the contractor?

Will I have multiple points of contact? Should I expect correspondence by email, phone, or text? When communication styles clash, it can lead to frustration and delays. Knowing these things early can help you identify whether or not a contractor is the right choice for you.

How often can I check on my house? What if I live in a different part of the country?

We will welcome you on site whenever you'd like to visit. Just call to schedule a time to meet.

Apart from that, the construction schedule will include a number of Milestone Meetings – certain junctures it is best to meet on site. If not feasible, Milestone Meetings can be handled remotely.

How long will it take to complete my home?

It typically takes 6 - 15 months from planning to completion. You can expect your build to fall within that range, and as we progress through the 4 Easy Steps, we will be able to narrow that timeframe even more.



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How frequent are project updates?

Regular project updates help you stay connected to the progress of your home and can give you peace of mind. When you are vetting contractors, ask how frequently they intend to give you official updates, and express your expectations as well. Get a clear understanding of what will be discussed in your updates, where they will take place, and how to communicate between updates. A few questions you may want to ask your project manager during one of these updates include:

- ▶ What has the team completed since we last spoke?
- ▶ Has the crew encountered any roadblocks due to weather or resources?
- ▶ Is there anything that the construction crew needs from me to clarify project goals?

A reputable project manager will be proactive in sharing this type of information with you. Open and transparent communication is your best tool for achieving the end results you expect.

Do you provide a warranty for my home?

Yes. We offer a great warranty. It provides a complete service for satisfaction for the first full year.

What if I want to make changes after my contract is signed?

We will work with you on any changes that need to be made during the process. Depending on the magnitude of the change, there may be a fee included to make the adjustment. Elements and details may be easier to accomplish, and therefore not require the additional fee.

We understand that there may be changes as the home takes shape and we will do our best to work with you to accommodate them.

When do we go to contract?

As soon as we complete the Idea / Discovery and Storyboard / Concept phases, you will give us the green light and we will confirm the selections and finalize specifications to complete the bid process. A full set of construction plans are created to maximize design, innovation, and value engineering to meet your budget. Upon completion, a final construction agreement is presented for your approval.

Once signed, we will proceed with the Design phase which will feature a comprehensive homebuilding package. Once detailed drawings are completed, and we have addressed every aspect of your home before construction begins, your project will move into high gear.



What if I already know I want to hire EDC Homes for my build? What should I do first?

You're already off to a great start by doing the homework that landed you here. The easiest and most convenient next step is to contact us, via phone, email, or and schedule a preliminary discussion. Once you've made contact, we will suggest scheduling your complimentary Design Consultation session so we can learn more about you and your vision for your home. This conversation will serve not only for us to learn about the wants and needs you have for your home, but also will give you the opportunity to check our chemistry. You will be able to answer for yourself if you think you'll like working with us. If so, we can take the next step toward creating your home, together.

At what point should I work out financing?

Once we've completed step 2, "Design to Planning" you will have the information you need in order to contact your lending institution and begin the financing process. You should contact your mortgage lender no later than 1 week after completing this step. If you are still searching for a lender, we can provide you with some referrals to lenders we have worked with in the past and that we trust to provide exceptional service to our clients.

A FORWARD THINKING COMPANY IN ITS

PRIME ★★★★★

I've worked closely with EDC on the construction of both spec and custom homes for years. They've grown in every aspect of the business including the contract/custom home construction as a service. With decades of experience, numerous awards, and being a forward thinking company in it's prime, choosing EDC to buy or build a home is one of the best decisions to make. - *Andy Hubba*

OUR DREAM REALLY DID BECOME A REALITY!

★★★★★

EDC Homes built our home in 2017 and our dream really did become a reality! The beautiful craftsmanship and finishes are gorgeous! The building process was seamless and made our experience so positive. We couldn't be happier with our new home and thank EDC for making it happen! - *Katina Johnson*

EDC STANDS BEHIND THEIR PRODUCT

★★★★★

EDC stands behind their product. We very impressed with the quality of the finishes and attention to detail EDC has and we were able to customize the layout, kitchen and more. They do fully custom as well. Call them today you won't be disappointed. - *Virginia Beach Real Estate Team*



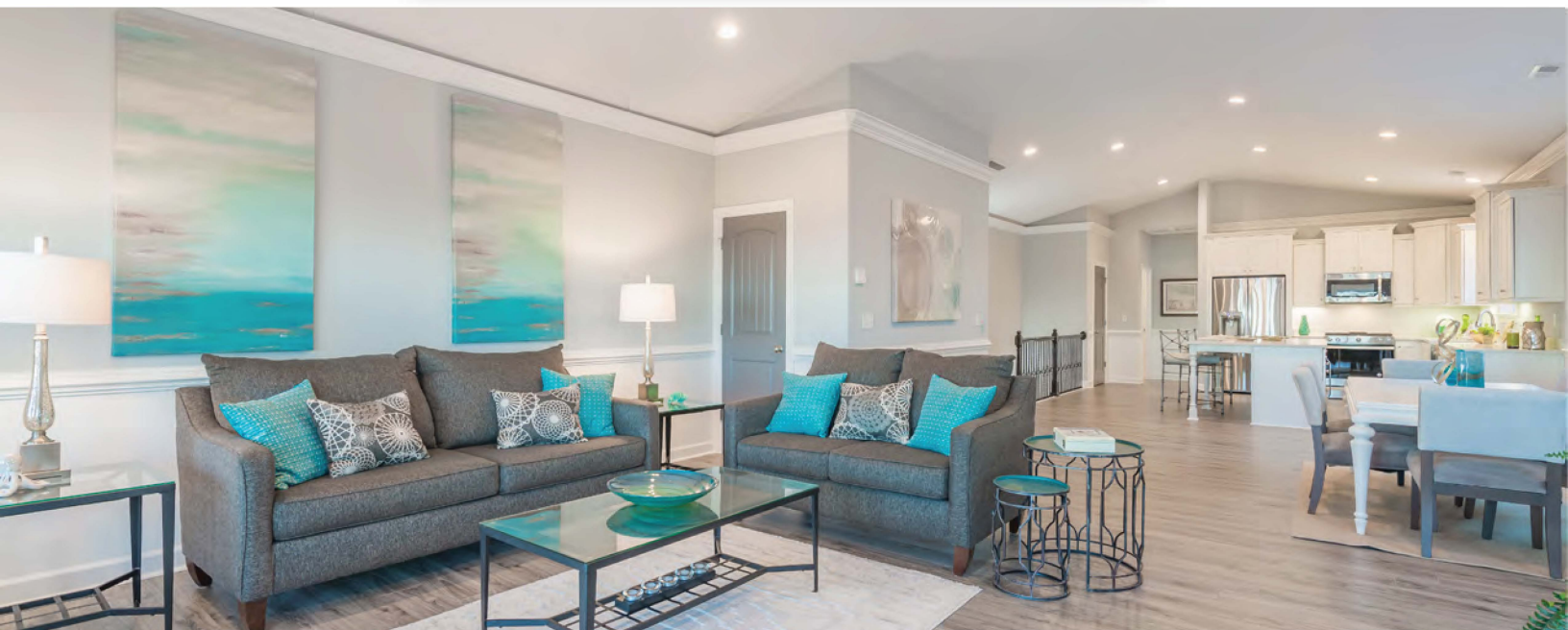
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GET IN TOUCH

We stand by our quality, have glowing reviews with past clients, and want you to feel assured and apprised of the progress of your home each step of the way. We welcome questions and put a premium on clear, concise and prompt communication so that you know you, and your home, are in good hands.

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LIKE WHAT YOU SEE?

We believe that building or renovating your home should be a pleasant experience, one to look forward to with excitement, and we're here to ensure that you have a five-star experience every step of the way.

Contact us at (757) 755-7145
info@edchomes.com



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