

## Modular (System-Built) Cabins

List of Modular Cabins available currently, these can be built and setup anywhere in the state of Tennessee.

The customer is responsible to pull any permits if needed. However, if your bank needs more information, please call us and we will be happy to assist you.

We offer various sizes of efficient but attractive rustic cabin styles depending on your needs. You can browse through our display cabins to see which one might work best for you. Upgrades /structural changes are available but will add additional cost. Standard features include all light fixtures, plumbing fixtures (standard is oil rubbed bronze) vinyl plank flooring throughout, electric water heater, Mini split system, T&G 1x8 Knotty pine boards sealed and sanded throughout, with your choice of Rustic Cabinets.

- **16x36 Country Cabin - \$69,995**

The Country Cabin is a very cozy compact cabin with 1 bedroom/1 bathroom unit that features a 6' open porch on the gable end and has 443 sq feet of interior living space. Has a beautiful kitchen and is great for one or two people.

- **20x50 Pioneer Cabin - \$94,995**

This very popular cabin has 2 bedrooms, 1 bathroom with a 38" corner shower. It has a nice big kitchen, and a nice long porch along the whole front of the cabin. This cabin has 725 sq feet of interior living space.

- **28x38 Rocky Mtn Twin II - \$129,995**

2 bedroom, 2 bathroom. It includes a porch along the front and railing. Electrical, plumbing, all fixtures, and a mini-split unit with 3 heads for heating and cooling. This cabin has 839 sq feet of interior living space; giving you a smaller footprint but still giving you the amenities you need. This unit comes with a mini split w/ 3 heads.

- **28x52 Rocky Mtn Twin III - \$174,995**

Our Rocky Mountain Cabin. This 1148 sq feet living space plus the porch features three bedrooms, two baths and is built similar to the Rocky Mtn Twin II but has 3 bedrooms. It has an open kitchen, dining /living room design, it has a 6' porch along the front. It comes with efficient electric Mini Split system with 4 heads.



- **23x50 Laramie Peaks Cabin - \$164,995**

This 1026 sq foot Deluxe Cabin features a second floor over the bedroom and bath area. It gives you a nice spacious design with 2 bedrooms and 2 baths with privacy for both.

It has an exposed stairway with a spacious dining / great room with Trapezoid windows optional. A Beautiful Amish made rustic kitchen in your choice of wood with solid wood Butcher block countertop.

We do offer a 3rd bedroom option bump out on the side, with this Cabin if someone needs a second bedroom on the main floor. This option of adding a mudroom with entry, a bedroom and bedroom closet will add \$40,000 to the cost.

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We do have a number of other options available upon request and customization is available if Clients are willing to pay the Architectural fees and change fees.

These prices do **NOT** include foundation, excavation, driveway, septic, appliances, outside hookups, steps, gutters, or furniture.

**4% setup fee added to all cabin structures which covers crane and setup costs.**

**Delivery fees also apply to haul Cabins to site. Please inquire.**

A complete set of drawings are available once you make your down payment.

These cabin plans go through a rigorous vetting process. They are approved by our licensed Architect, a third party reviewer, and then stamped by the State of Tennessee. Each Cabin is inspected during the process and approved to meet all Tennessee codes.