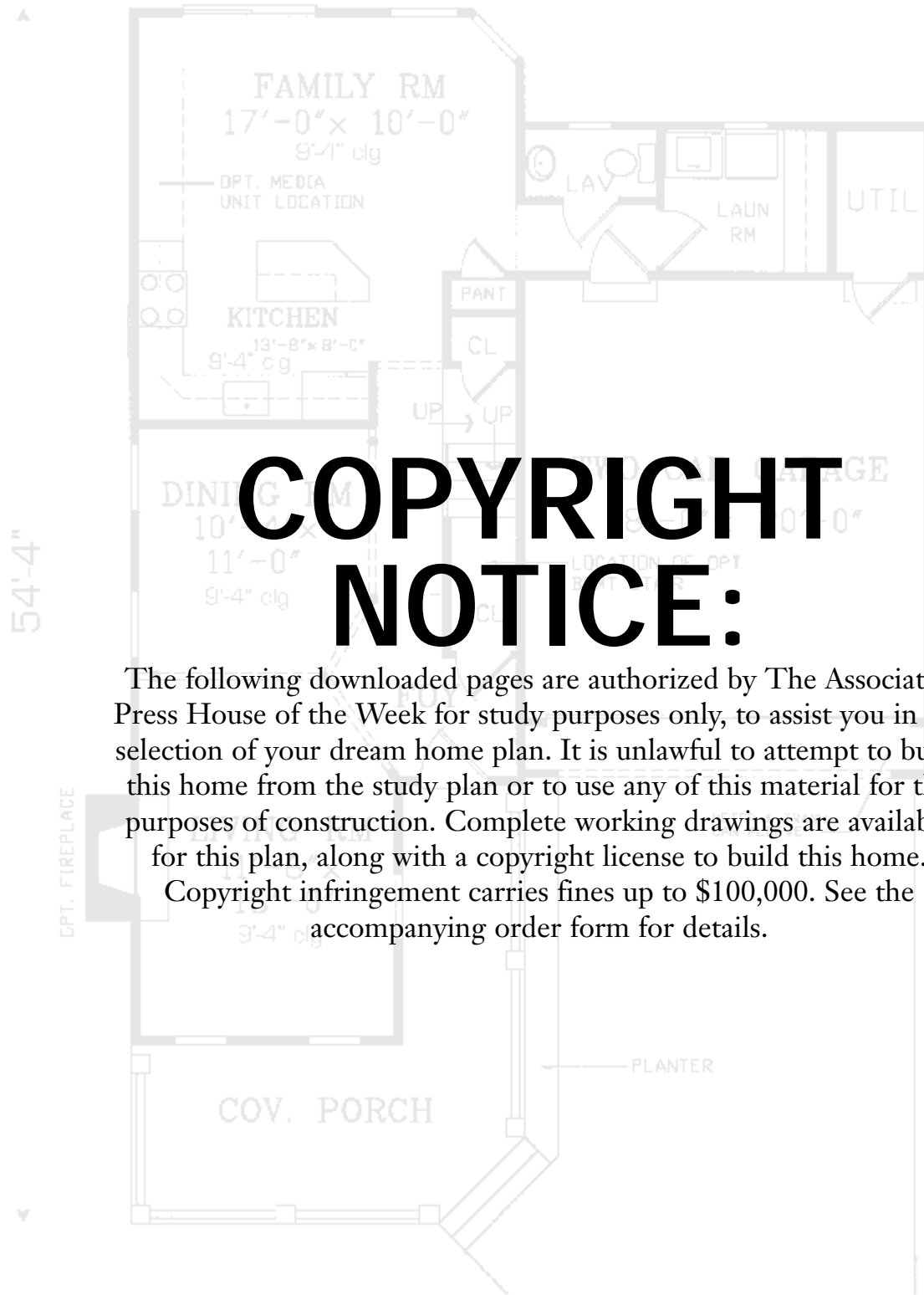


HOUSE OF THE WEEK

Monday Tuesday Wednesday Thursday Friday



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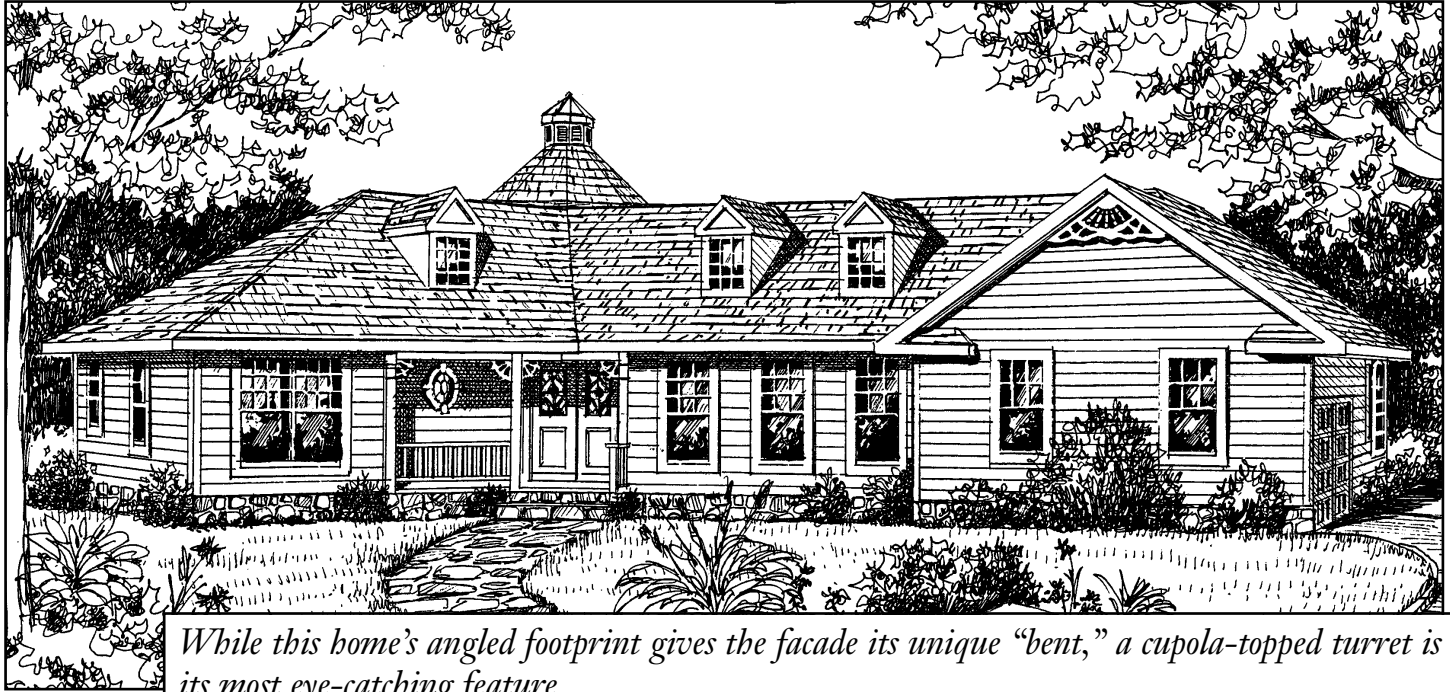
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While this home's angled footprint gives the facade its unique "bent," a cupola-topped turret is its most eye-catching feature.

Grand Great Room

Undoubtedly this home's showpiece, a fabulous octagonal Great Room dominates the gathering areas. But the rest of the rooms in the design, Plan K-60, by the Homestore™ Plans and Publications Designers' Network, hold their own quite nicely. The resulting floor plan covers 2,243 square feet of living space.

First things first: A unique shape distinguishes the Great Room, but don't let that distract you from its many comforts. A fireplace, for instance, stands along one wall, imparting warmth and ambience, while three sets of sliding glass doors access the backyard—a plus for people who like to entertain.

A raised bar that's just the right size for setting out party foods extends into the Great Room from the island kitchen, where a smart layout and an adjoining breakfast room make this the hardest-working area in the home. A formal dining room stands at the ready for special occasions—or any day!

Secluded from the secondary bedrooms, the master suite is the picture of loveliness. A stepped ceiling crowns the bedroom, while a dressing room leads to two walk-in closets and a luxurious private bath.

(For a study plan of this house, including general information on building costs and financing, send \$5 to House of the Week, P.O. Box 1562, New York, NY 10116-1562. Be sure to include the plan number. To view hundreds of home designs, visit our Web site at www.houseoftheweek.com.)

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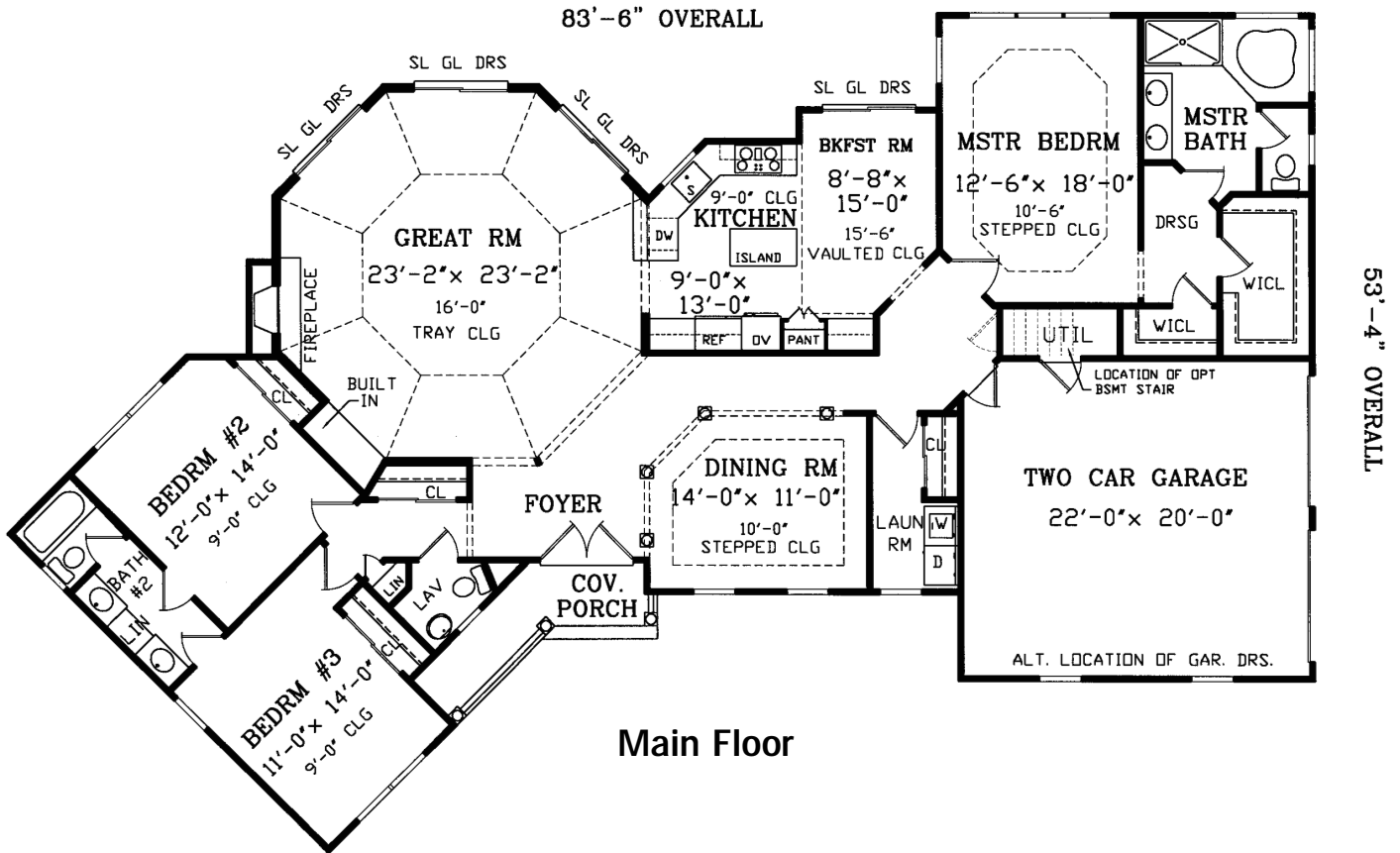
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HOUSE OF THE WEEK

Plan K-60

Price Code: C

Monday Tuesday Wednesday Thursday Friday



Main Floor

An octagonal tray ceiling echoes the shape of this design's centerpiece Great Room, which flows past a series of columns into the formal dining room. The well-appointed kitchen serves this room, as well as its casual counterpart, the breakfast room, with ease. The master suite offers a relaxing place to end the day, but the two secondary bedrooms compete nicely by offering private accesses to a shared, split bath. A handy powder room is just around the corner from the entry; an equally convenient laundry room is located next door to the garage.

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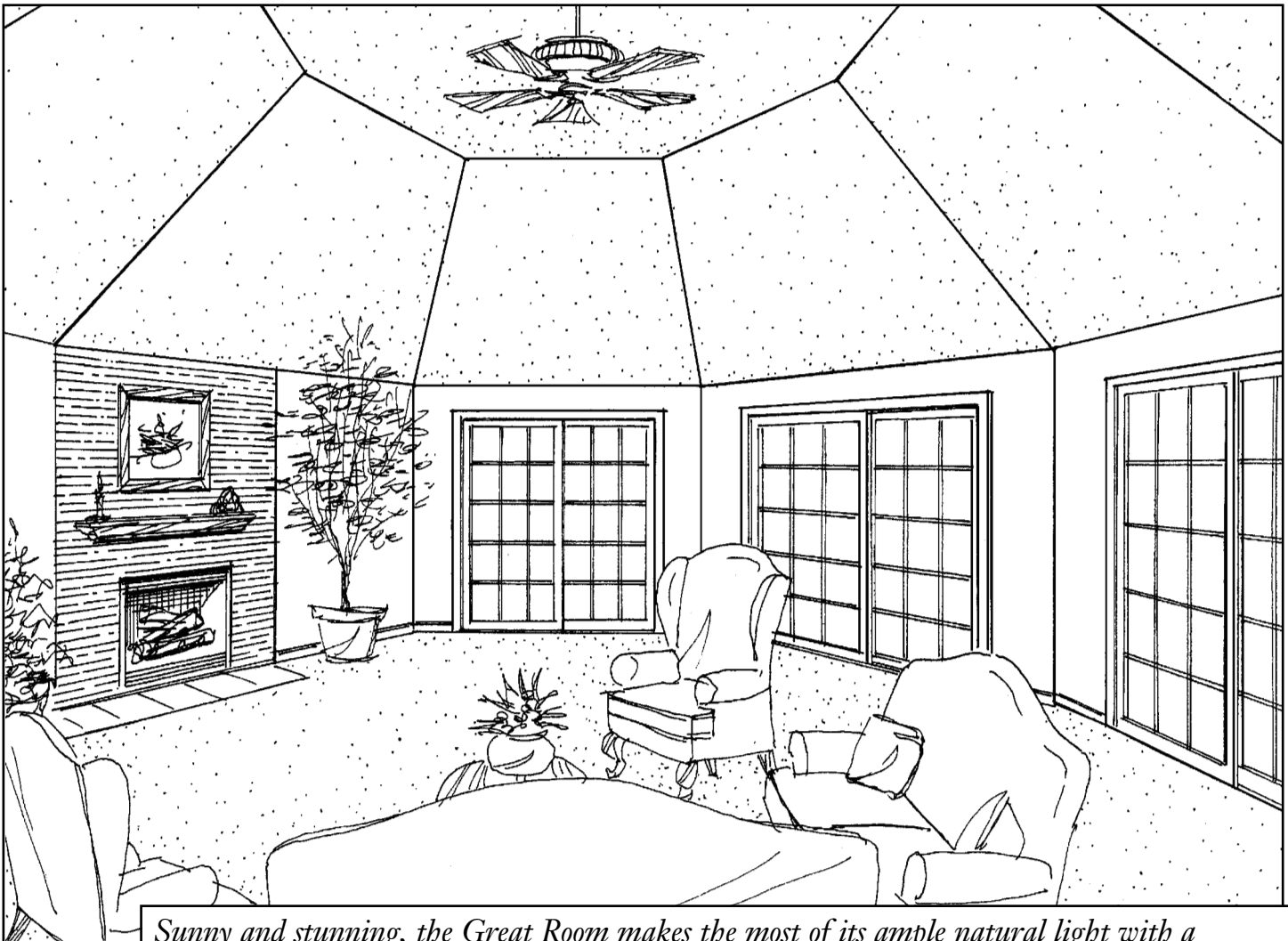
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HOUSE OF THE WEEK

Plan K-60

Price Code: C

View into Great Room



Sunny and stunning, the Great Room makes the most of its ample natural light with a uniquely shaped tray ceiling.

Bedrooms: 3	Baths: 2½	Exterior Wall Framing:	2x4
Living Area:		Foundation Options:	
Main floor	2,243 sq. ft.	Standard basement	
Total Living Area:	2,243 sq. ft.	Crawlspace	
Standard basement	2,243 sq. ft.	Slab	
Garage	453 sq. ft.	<small>(All plans can be built with your choice of foundation and framing. A generic conversion diagram is available. See order form.)</small>	

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Plan K-60

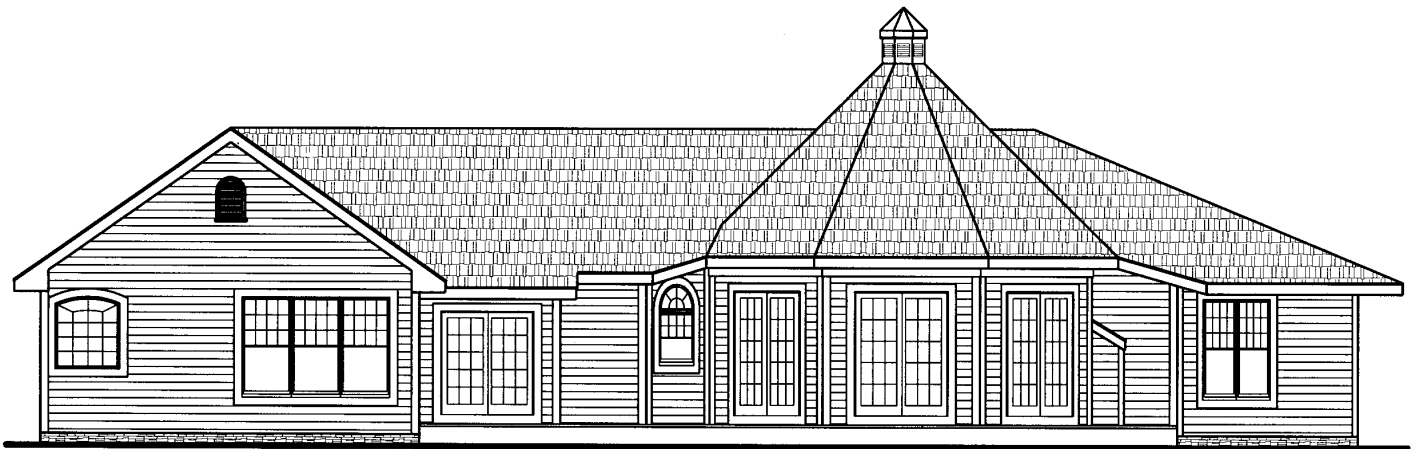
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Monday Tuesday Wednesday Thursday Friday

Exterior Elevations



Front Elevation

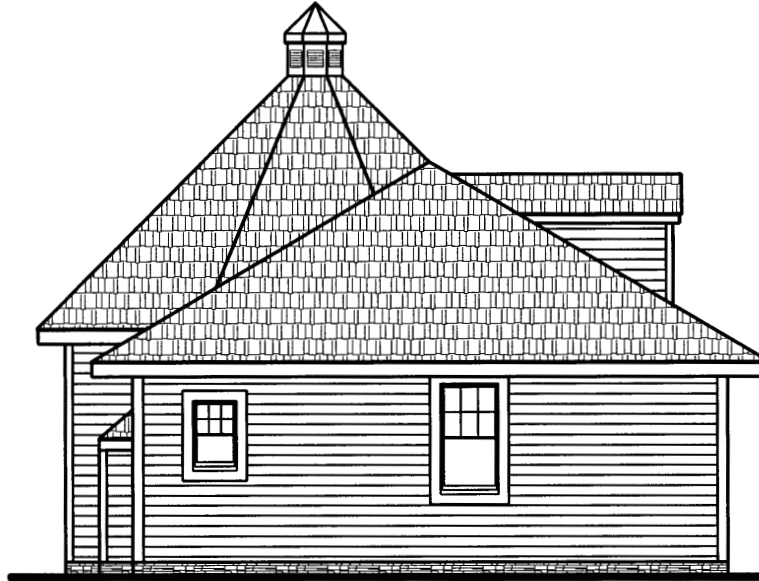


Rear Elevation

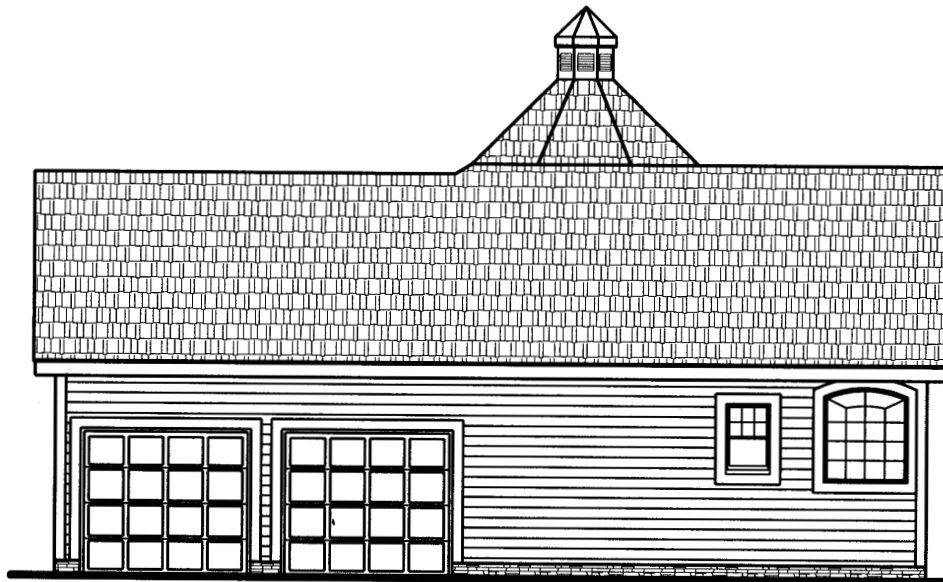
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Exterior Elevations

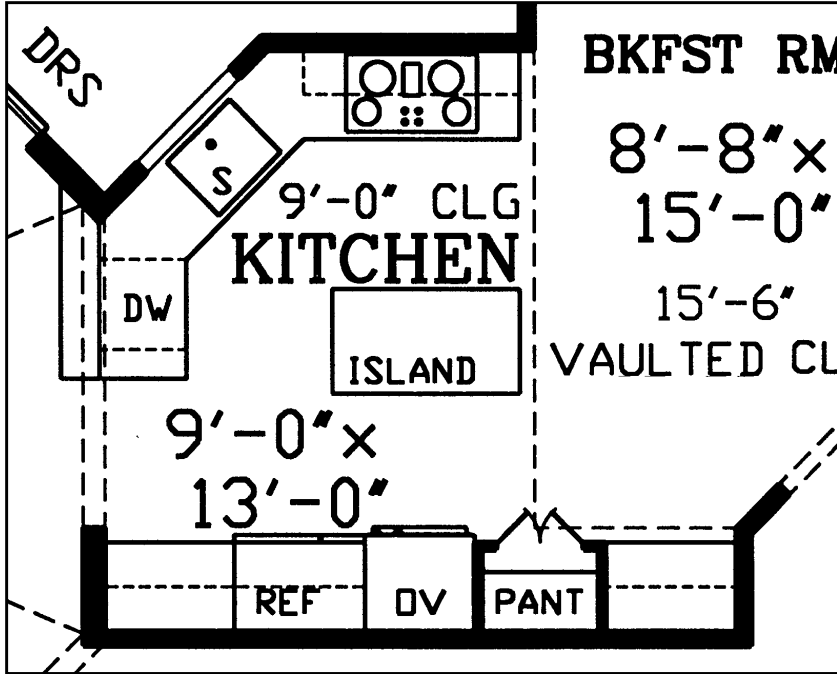


Left Side Elevation

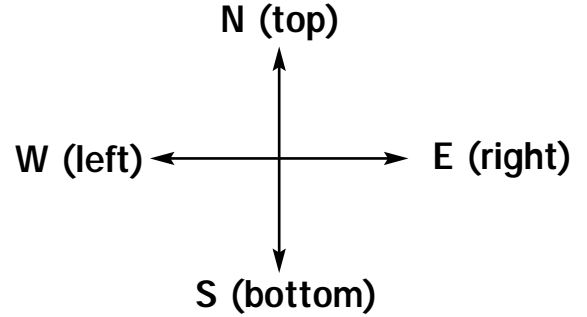


Right Side Elevation

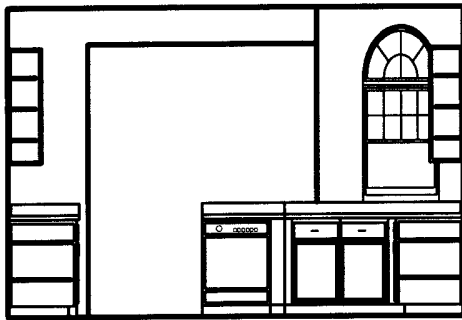
Kitchen Elevations



Kitchen Plan



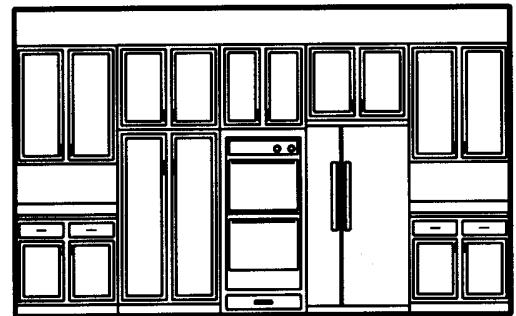
North Kitchen Elevation



West Kitchen Elevation



Kitchen Island Elevation



South Kitchen Elevation

READY TO BUILD?

Use the form on the following page to order the working blueprints for your dream home.

HOW TO ORDER YOUR BLUEPRINTS

Ordering blueprints is fast and easy. You can order by mail, by faxing to (651) 602-5002, or by phone (toll-free, 1-800-345-9250). When ordering by phone, please have your credit card ready. Thank you for your order. Enjoy building your dream home.

NOTE: Because we will produce and ship your plans in response to your individual order, we are not able to honor requests for refunds.

COMPLIANCE WITH CODES

Depending on where you live, you may need to modify your plan to comply with local building requirements—snow loads, energy codes, seismic zones, etc. All Homestore™ Plans and Publications plans are designed to meet the specifications for seismic zones I or II. Homestore authorizes the use of our blueprints expressly conditioned upon your obligation and agreement to strictly comply with all local building codes, ordinances, regulations and requirements. These can include permits, inspections during construction and architectural seals, and may require additional fees.

OUR PLANS INCLUDE

Homestore™ construction blueprints are detailed, clear and concise. All blueprints are designed by licensed architects or members of the American Institute of Building Design (AIBD) or the Council of Publishing Home Designers (CPHD), and each plan is designed to meet nationally recognized building codes (either the Uniform Building Code, the Standard Building Code, the Basic Building Code or the National Building Code of Canada) at the time and place they are drawn. The blueprints for most home designs include the following elements, but the presentation of these elements may vary depending on the size and complexity of the home and the style of the designer:

1. EXTERIOR ELEVATIONS show the front, rear and sides of the house, including exterior materials, details and measurements.
2. FOUNDATION PLANS include drawings for a full, daylight or partial basement, crawlspace, slab or pole foundation. All necessary notations and dimensions are included. (Foundation options will vary for each plan. If the home you want does not have the type of foundation you desire, a generic foundation conversion diagram is available from Homestore Plans and Publications.)
3. DETAILED FLOOR PLANS show the placement of interior walls and the dimensions for rooms, doors, windows, stairways, etc. of each level of the house.
4. CROSS SECTIONS show details of the house as though it were sliced from the roof to the foundation. Cross sections specify the home's construction, insulation, flooring and roofing details.
5. INTERIOR ELEVATIONS show the specific details of cabinets (kitchen, bathroom and utility room), fireplaces, built-in units, and other special interior features, depending on the nature and complexity of the item. NOTE: For cost savings and to accommodate your own style and taste, we suggest contacting local cabinet and fireplace distributors for sizes and styles.
6. ROOF DETAILS show slope, pitch and location of dormers, gables and other roof elements, including clerestory windows and skylights. These details may be shown on the elevation sheet or on a separate diagram. NOTE: If trusses are used, we suggest using a local truss manufacturer to design your trusses to comply with your local codes and regulations.
7. SCHEMATIC ELECTRICAL LAYOUTS show the suggested locations for switches, fixtures and outlets. These details may be shown on the floor plan or on a separate diagram.
8. GENERAL SPECIFICATIONS provide general instructions and information regarding structure, excavating and grading, masonry and concrete work, carpentry and wood, thermal and moisture protection, and specifications about drywall, tile, flooring, glazing, caulking and sealants.

OTHER HELPFUL BUILDING AIDS

1. REPRODUCIBLE SET: This set consists of line drawings produced on erasable, reproducible paper for the purpose of modification. The set comes with a copyright license that allows you to make up to 12 working copies after alterations have been completed. *Bonus: Includes a free working set!
2. MIRROR-REVERSED PLANS: These plans are used to build a home in reverse of the illustrated floor plans. Since the lettering and dimensions on mirror-reversed plans will read backwards, we recommend that you order only one or two reversed sets in addition to regular-reading sets. NOTE: Full-reverse blueprints are available for a limited number of plans. If it is available for your plan, all sets in your order will be full reversed instead of mirror reversed (the lettering and dimensions will read normally). There is a one-time surcharge of \$50 for all reverse plans.
3. ITEMIZED LIST OF MATERIALS: This list details the quantity, type and size of the basic materials needed to build your home. This list is helpful in acquiring an accurate construction estimate. Call for details and availability.
4. DESCRIPTION OF MATERIALS: This list describes the type and quality of materials suggested for the home. This form may be required for obtaining FHA or VA financing. Call for availability.
5. GENERIC "HOW-TO" DIAGRAMS: Plumbing, Wiring, Solar Heating and Framing and Foundation Conversion Diagrams. Each of these diagrams details the basic tools and techniques needed to plumb; wire; install a solar heating system; convert from 2x4 to 2x6 exterior wall framing (or vice versa); or adapt a plan for a different foundation. NOTE: These diagrams are generic and not specific to any one plan.

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**Blueprint
Order Form**

BLUEPRINT ORDER FORM

Mail to:
Homestore
P.O. Box 75488
St. Paul, MN 55175-0488

For Faster Service
Call Toll-Free
1-800-345-9250

- Itemized List of Materials***, set of two \$ _____
 Each additional set, \$15
- Description of Materials***, two sets \$60 \$ _____
 (For use in obtaining FHA or VA financing)
- Typical How-To Diagrams** \$ _____
 Plumbing Wiring Solar Heating
 Framing & Foundation Conversion
- Any one @ \$20.00, any two @ \$30.00, any three @ \$40.00, all four only \$45.00
 Note: These diagrams are general and not specific to any one plan.
 *Not available for all plans; please call before ordering.
- Sales Tax** (U.S. residents: add state and local tax.)\$ _____

PLEASE SEND ME THE FOLLOWING:

Plan Number _____

Price Code _____
 (refer to upper right hand corner of elevation page)

Foundation _____
 (Please review your plan carefully for foundation options – basement, crawl-space or slab. Many plans offer all three options, others offer only one.)

BLUEPRINT PRICING

Price code	5 sets	9 sets	additional sets*	Repro. set**	material list***
AAA	\$369	\$449	\$25	\$533	\$60
AA	\$413	\$493	\$25	\$578	\$60
A	\$462	\$542	\$25	\$649	\$60
B	\$506	\$586	\$25	\$693	\$60
C	\$550	\$630	\$25	\$737	\$65
D	\$649	\$729	\$25	\$776	\$65
E	\$710	\$790	\$25	\$891	\$70
F	\$754	\$834	\$25	\$942	\$70
G	\$803	\$883	\$25	\$996	\$75
H	\$847	\$927	\$25	\$1,046	\$75
I	\$898	\$978	\$25	\$1,085	\$80

Prices are in U.S. dollars and are subject to change.
 *With a minimum 5-set order. **Reproducible sets include one free blueprint.
 ***Material lists sold in sets of two

NUMBER OF SETS

- 1 planning set—for study only \$99** \$ _____
 Partial blueprints: stamped "Not for Construction."
- 1 reproducible set** \$ _____
 Recommended for construction/modification.
Includes one free blueprint.
- 9 Sets of construction blueprints \$###** \$ _____
 (for bidding/construction)
- 5 sets of construction blueprints \$###** \$ _____
 Minimum order; recommended for bidding/construction.
- Additional Sets of this plan, \$25 each** \$ _____
 Only with minimum 5-set order. (Number of sets ____)
- Mirror-Reversed Surcharge, \$50** \$ _____
 (Number of sets to be reversed ____)
 The writing on mirror-reversed plans will be backwards.
 Order at least one regular set.

PLEASE ADD SHIPPING AND HANDLING CHARGES (Check One)

	Planning Set	Repro. Set	5 Sets	6+ Sets	
<input type="checkbox"/> U.S. Next Day*	\$19.95	\$45.00	\$47.50	\$50.00	\$ _____
<input type="checkbox"/> U.S. Express (2-3 working days)	\$14.95	\$30.00	\$32.50	\$35.00	\$ _____
<input type="checkbox"/> U.S. Regular (5-7 working days)	\$9.95	\$15.00	\$17.50	\$20.00	\$ _____
<input type="checkbox"/> Canada Express (2-4 working days)	\$34.95	\$50.00	\$55.00	\$60.00	\$ _____
<input type="checkbox"/> Canada Regular (5-7 working days)	\$24.95	\$35.00	\$40.00	\$45.00	\$ _____
<input type="checkbox"/> International (7-10 working days)	\$49.95	\$60.00	\$70.00	\$80.00	\$ _____

Attention Canadian Customers: All sales are final, FOB St. Paul, Minnesota

TOTAL ORDER \$ _____

PAYMENT

- Check/money order enclosed (in U.S. funds)
- Visa MasterCard AmEx Discover Exp. Date _____
- Card Number _____
- Signature _____
- Name _____
- Street _____
- City _____ State _____ ZIP _____
- Daytime Telephone (____) _____
- I am a Builder/Contractor

NOTE: We cannot honor requests for refunds.

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Cost-Saving Tips for Building a Home

► Real Estate Tips

The cost of land will vary depending on its location, whether it is developed or undeveloped, and whether the site poses any problems such as a difficult terrain, complicated configuration, or local zoning requirements.

1. When evaluating the land you wish to buy, keep in mind that undeveloped land is generally cheaper than developed land. It also has greater potential for appreciation as the surrounding area develops.
2. Despite potential problems, a difficult site can be a blessing in disguise. Although additional expenses may be required to excavate or provide access, the savings on the lot can be greater than the extra construction costs. Also, buying a problem site may enable you to live in a community you could not otherwise afford.

NOTE: Although unimproved and problem sites are cheaper, the costs of road access, electricity, water, and sewage must be carefully evaluated.

► Design Tips

Once you have your lot, select a design that fits your site and your lifestyle. Identify your family's current and future needs and income. As a general rule, it is much safer to select a "dream" design that is within your budget and is flexible for future expansion. Keep in mind the following items:

1. Select a design that best fits your site with minimal excavation and grading.
2. There can be a tremendous savings using predesigned blueprints from "Homestore™ Plans and Publications Designers' Network" or other reputable stock blueprint companies. Architects' fees for custom drawn blueprints will range from 5% to 15% of the cost of the building your home. Design costs for a \$100,000 home can range from \$5,000 to \$15,000. However, complete construction blueprints are available from most stock design companies for \$250-\$600.
3. Any plan can be modified to suit your family's individual requirements for size, lifestyle, site and code specifics, exterior material preferences, etc. To make modifications you will need to order a reproducible set, which can be erased and redrawn by a local or national drafting service. We recommend Homestore™ Plans and Publications Design Services, of St. Paul, who perform hundreds of modifications of the AP House of the Week plans each year. Call 1-888-266-3439 for a free, no-obligation quote for the cost and turnaround time for modifying your plan.
4. Look for a design that is open, flexible and versatile, allowing rooms to change as your family grows. Built-in furniture is a cost-effective way of utilizing small spaces. It gives a sense of greater volume in a small home. Look for a home with unfinished space, such as an unfinished basement or attic.
5. Decks, patios, screen porches, greenhouses, and sun rooms add tremendously to the comfort and pleasure that you'll have living in your home. They also translate to increased value for resale!
6. Design your home for energy efficiency. 2x6 construction of the walls may be more expensive in the short run, but these minimal costs will be paid back in energy savings.

► Material Tips

The materials used to build your home are the most expensive costs of construction. Don't compromise on materials to save money! Savings can be made in using pre-manufactured materials and standard sizes.

1. Limit custom work! As attractive as elaborate detailing can be, the cost is often exorbitant. Look for mass-produced detailing whenever possible.

2. Areas such as the kitchen and the bathroom are often very expensive to build because of the number of appliances, cabinets and features. Your builder and local supplier can design the kitchen and bathroom to take advantage of pre-designed cabinetry and counters.

► Contracting Tips

Cutting construction costs (i.e., labor and materials) requires experience, time, and organizational skills.

As a home builder you have four options:

1. A construction company;
2. A general contractor (carpenter/builder);
3. Act as your own general contractor;
4. Build your own home.

In all of these cases, the contractor is responsible for coordinating the work of all "trades"—electricians, plumbers, painters, builders, etc., securing permits, handling finances and ensuring quality. There are advantages and disadvantages to each option:

1. A general construction company may offer some cost savings because your project will be consolidated with a number of other current projects and there may be labor savings with the sub-contractors. However, your house is one of many and you will not have as much personal contact with your builder.
2. The general contractor can provide more personalized attention than a construction company. However, you will have to spend more time reviewing and comparing competitive bids and possibly specifying materials. A general contractor usually works on a "cost-plus" basis—the costs of materials and sub-contractors' charges plus the contract fee. This can either be a fixed cost or a percentage of the cost.
3. Acting as your own general contractor reduces costs, but also increases the time and responsibility of hiring, supervising, securing permits, and getting materials. This requires knowledge of local building codes and means working with construction specialists. Although the savings are significant, you must weigh the extensive commitment and time involved against having the work done by a professional.
4. The most cost-efficient approach is to act as your own contractor and builder. In this case you eliminate all the costs except for the materials. This option can be rewarding but requires a tremendous commitment of time—first in educating yourself, and then in doing it.

► Cost Estimating Tips

Building costs vary widely depending on style and size, the type of finishing materials you select, and the local rates for labor and building materials. With an average cost per square foot of construction, you can multiply this figure by the total living area of your home and derive a rough estimate. More accurate estimates will require a professional review of the working blueprints and the types of materials you choose. To get a rough estimate, call a local contractor, your state or local Builders Association, the National Association of Home Builders (NAHB) or the American Institute of Building Designers (AIBD).

A complete material list for an accurate estimate of construction costs is also available. See front order form for details and pricing.

What Can You Afford?

Principal and interest factors
Monthly payment factor per \$1,000 of mortgage amount

Interest Rate	5-Year	10-Year	15-Year	20-Year	25-Year	30-Year	Interest Rate	5-Year	10-Year	15-Year	20-Year	25-Year	30-Year
4.000%	\$18.42	\$10.12	\$7.40	\$6.06	\$5.28	\$4.77	7.625%	\$20.10	\$11.94	\$9.34	\$8.13	\$7.47	\$7.08
4.125%	\$18.47	\$10.18	\$7.46	\$6.13	\$5.35	\$4.85	7.750%	\$20.16	\$12.00	\$9.41	\$8.21	\$7.55	\$7.16
4.250%	\$18.53	\$10.24	\$7.52	\$6.19	\$5.42	\$4.92	7.875%	\$20.22	\$12.07	\$9.48	\$8.29	\$7.64	\$7.25
4.375%	\$18.59	\$10.30	\$7.59	\$6.26	\$5.49	\$4.99	8.000%	\$20.28	\$12.13	\$9.56	\$8.36	\$7.72	\$7.34
4.500%	\$18.64	\$10.36	\$7.65	\$6.33	\$5.56	\$5.07	8.125%	\$20.34	\$12.20	\$9.63	\$8.44	\$7.80	\$7.42
4.625%	\$18.70	\$10.42	\$7.71	\$6.39	\$5.63	\$5.14	8.250%	\$20.40	\$12.27	\$9.70	\$8.52	\$7.88	\$7.51
4.750%	\$18.76	\$10.48	\$7.78	\$6.46	\$5.70	\$5.22	8.375%	\$20.46	\$12.33	\$9.77	\$8.60	\$7.96	\$7.60
4.875%	\$18.81	\$10.55	\$7.84	\$6.53	\$5.77	\$5.29	8.500%	\$20.52	\$12.40	\$9.85	\$8.68	\$8.05	\$7.69
5.000%	\$18.87	\$10.61	\$7.91	\$6.60	\$5.85	\$5.37	8.625%	\$20.58	\$12.47	\$9.92	\$8.76	\$8.14	\$7.78
5.125%	\$18.93	\$10.67	\$7.97	\$6.67	\$5.92	\$5.44	8.750%	\$20.64	\$12.53	\$9.99	\$8.84	\$8.22	\$7.87
5.250%	\$18.99	\$10.73	\$8.04	\$6.74	\$5.99	\$5.52	8.975%	\$20.70	\$12.60	\$10.07	\$8.92	\$8.31	\$7.96
5.375%	\$19.04	\$10.79	\$8.10	\$6.81	\$6.07	\$5.60	9.000%	\$20.76	\$12.67	\$10.14	\$9.00	\$8.39	\$8.05
5.500%	\$19.10	\$10.85	\$8.17	\$6.88	\$6.14	\$5.68	9.125%	\$20.82	\$12.74	\$10.22	\$9.08	\$8.48	\$8.14
5.625%	\$19.16	\$10.91	\$8.24	\$6.95	\$6.22	\$5.76	9.250%	\$20.88	\$12.80	\$10.29	\$9.16	\$8.56	\$8.23
5.750%	\$19.22	\$10.98	\$8.30	\$7.02	\$6.29	\$5.84	9.375%	\$20.94	\$12.87	\$10.37	\$9.24	\$8.65	\$8.32
5.875%	\$19.27	\$11.04	\$8.37	\$7.09	\$6.37	\$5.92	9.500%	\$21.00	\$12.94	\$10.44	\$9.32	\$8.74	\$8.41
6.000%	\$19.33	\$11.10	\$8.44	\$7.16	\$6.44	\$6.00	9.625%	\$21.06	\$13.01	\$10.52	\$9.40	\$8.82	\$8.50
6.125%	\$19.39	\$11.16	\$8.51	\$7.24	\$6.52	\$6.08	9.750%	\$21.12	\$13.08	\$10.59	\$9.49	\$8.91	\$8.59
6.250%	\$19.45	\$11.23	\$8.57	\$7.31	\$6.60	\$6.16	9.875%	\$21.19	\$13.15	\$10.67	\$9.57	\$9.00	\$8.68
6.375%	\$19.51	\$11.29	\$8.64	\$7.38	\$6.67	\$6.24	10.000%	\$21.25	\$13.22	\$10.75	\$9.65	\$9.09	\$8.78
6.500%	\$19.57	\$11.35	\$8.71	\$7.46	\$6.75	\$6.32	10.125%	\$21.31	\$13.28	\$10.82	\$9.73	\$9.18	\$8.87
6.625%	\$19.62	\$11.42	\$8.78	\$7.53	\$6.83	\$6.40	10.250%	\$21.37	\$13.35	\$10.90	\$9.82	\$9.26	\$8.96
6.750%	\$19.68	\$11.48	\$8.85	\$7.60	\$6.91	\$6.49	10.375%	\$21.43	\$13.42	\$10.98	\$9.90	\$9.35	\$9.05
6.875%	\$19.74	\$11.55	\$8.92	\$7.68	\$6.99	\$6.57	10.500%	\$21.49	\$13.49	\$11.05	\$9.99	\$9.44	\$9.15
7.000%	\$19.80	\$11.61	\$8.99	\$7.75	\$7.07	\$6.65	10.625%	\$21.56	\$13.56	\$11.13	\$10.07	\$9.53	\$9.24
7.125%	\$19.86	\$11.68	\$9.06	\$7.83	\$7.15	\$6.74	10.750%	\$21.62	\$13.63	\$11.21	\$10.15	\$9.62	\$9.33
7.250%	\$19.92	\$11.74	\$9.13	\$7.90	\$7.23	\$6.82	10.875%	\$21.68	\$13.70	\$11.29	\$10.24	\$9.71	\$9.43
7.375%	\$19.98	\$11.81	\$9.20	\$7.98	\$7.31	\$6.91	11.000%	\$21.74	\$13.78	\$11.37	\$10.32	\$9.80	\$9.52
7.500%	\$20.04	\$11.87	\$9.27	\$8.06	\$7.39	\$6.99							