



## MODEL HOME TOURS



### What to Look For When You Take A Tour

Buying or building a new home is an exciting time! Whether you're looking to live in Pewaukee, Delafield, Waukesha, or any other Wisconsin city, it is hard to know where to start. Touring models homes built by a Wisconsin home builder is a great way to get ideas of what you are looking for and learn more about the builders. But what exactly should you pay attention to when touring models? This helpful list will serve you well as you tour.

#### *Does the Model Home Layout Fit your Needs?*

- Does the model layout fit your needs? Ranch floor plan, 2-story? Split bedrooms? Imagine yourself and your family in the space.
- What customizations are possible? Many Milwaukee home builders are able to customize a floor plan to fit your exact needs.
- Are you still looking for a lot for sale, or do you own property to build on? Make sure lot size and shape is appropriate for the layout you are considering.

#### *Does the Exterior Space and Lot Features Work for You?*

- Does the outside of the model home have the features/style you want in a new home? From a porch to an exposed basement or having the ability to add a nice patio or deck - reviewing what you want on the outside of your home is very important.
- With sloping hills, many lots for sale in Southeast Wisconsin accommodate exposures basements, but often they come at a premium. Weigh the cost of construction as well as premium lot prices if you want a partially or fully exposed basement.



- Don't forget to look at the garage as well to make sure it will accommodate the necessary items and provide enough storage.

### ***Is it a Reputable New Home Builder?***

- There are many Wisconsin home builders. Have you researched them? Do some homework before you choose your partner.
- Ask the builder for references and don't be afraid to reach out to them.
- Are you looking to build in Delafield? Pewaukee? Menomonee Falls? Does the builder have lots available in those communities?
- What vendors does the builder work with and what is the process on choosing the materials for the home?

### ***Is the Model Home For Sale?***

- Buying an existing model home can save you time and allow you to move more quickly than waiting for the construction process.
- Can you work with a Parade of Homes Builder to be a part of that event? Often times special incentives are available and if you commit early enough, you can be a part of the design and selections process.

### ***Did You Pay Attention to the Details?***

- Don't forget to look at the details while touring the home, not just the rooms/spaces.
- What features are standard and what can be customized?
- Do the shapes and dimensions of a room work for you? Don't be afraid to bust out the tape measure to make sure your furniture would fit in the space.
- What warranties are offered with the new home?

### ***Did the Experience Feel Good?***

- When touring a model home reviewing the house is most important, but pay attention to the salesperson on site.
- Do they greet you and offer information on the home without being asked?
- If you can't get to a home during open model hours, will they offer a private tour to accommodate your schedule?
- Your tour experience will give insight into how your home building process might go.

### ***And, Don't Forget to Respect the Builder and the Model Home.***

- Ask the salesperson if photos are allowed.
- Take your shoes off or use provided shoe covers when touring the space.
- Keep an eye on children and be respectful to others who may be touring the home.

We currently have several model homes open for tour across Southeast Wisconsin. Models are open Saturday and Sunday from noon-4 pm or by appointment.

[Learn More](#)