

***New Construction Model Home
32 Prospect Street
Newport, KY 41071***

WOERNER
COMPANY

Specializing in unique urban development projects in NKY

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Specializing in unique urban development projects in NKY

Woerner Company draws on more than a decade of diverse real estate development and design + build construction management experience to deliver high quality, impactful projects in Northern Kentucky's river cities. Guided by the principles of integrity, boldness and efficiency, Woerner Company serves clients and community stakeholders by crafting unique and unforgettable places in the areas where our communities need them most. We specialize in bringing new life to forgotten and neglected buildings and building new structures that infill missing the pieces of our neighborhoods.



A one-stop-shop for real estate projects:

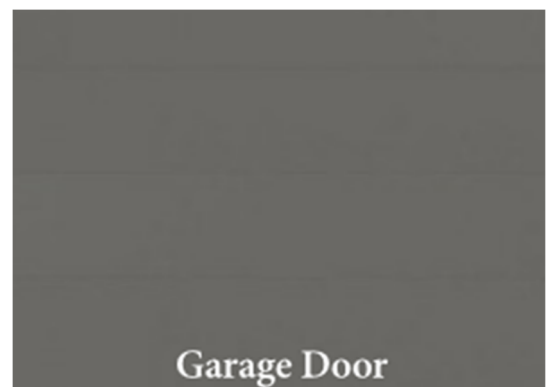
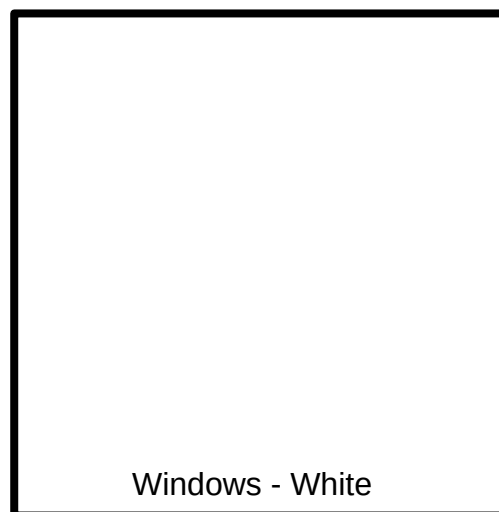
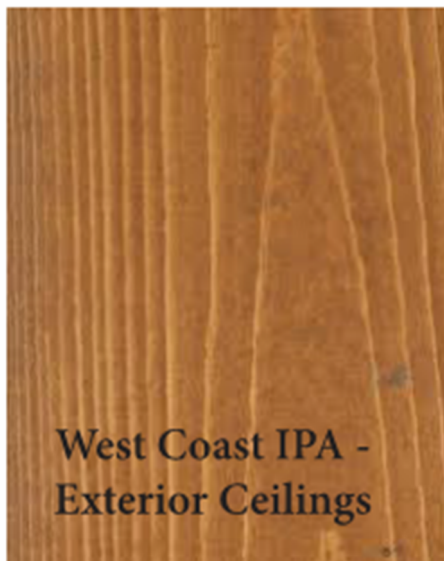
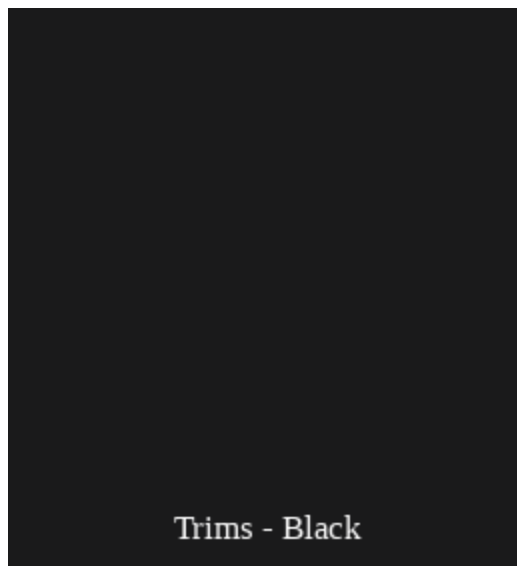


- Market Analysis
- Site Selection
- Purchase & Sale Negotiation
- Conceptual Revenue & Cost Analysis
- Financing Guidance
- Due Diligence
- Zoning Analysis & Entitlement
- Design + Build Architecture & Engineering
- Construction Management
- Property Management

Past Project Partners



Exterior Finishes & Fixtures





Front Door Sconce



Exterior Sconces



Flood lights

Interior Finishes & Fixtures

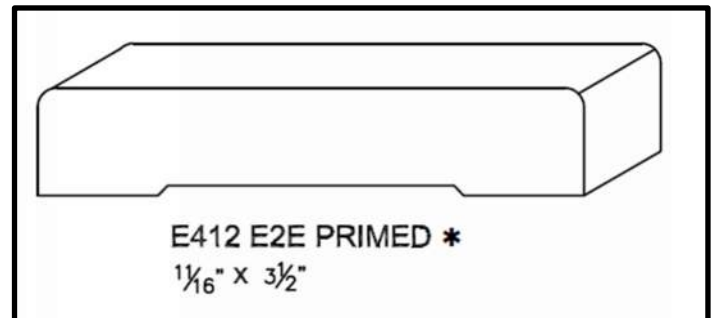
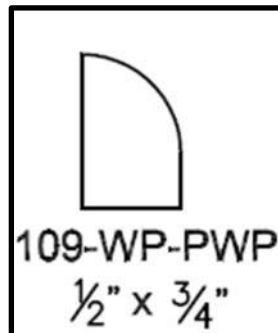
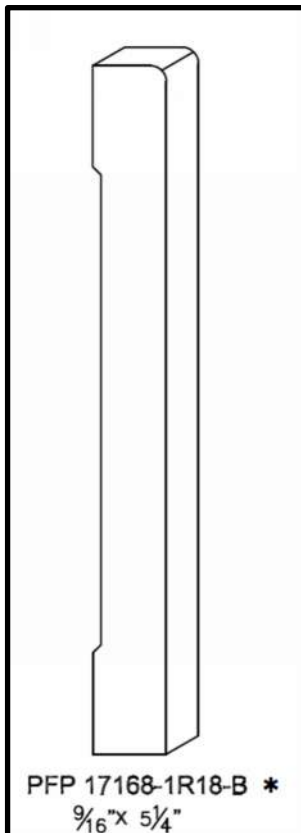
Proposed Interior Fixtures & Finishes:

1. Interior Finish Carpentry:
 - a. Wood base board: 9/16" x 5 1/4" Contemporary Base
 - b. Shoe molding: 1/2" x 3/4" Quarter Round
 - c. Door and window jamb casing: 3/4" x 3 1/2" Eased Edge Casing
 - d. Door and window head casing: 5/4" x 5 1/2"

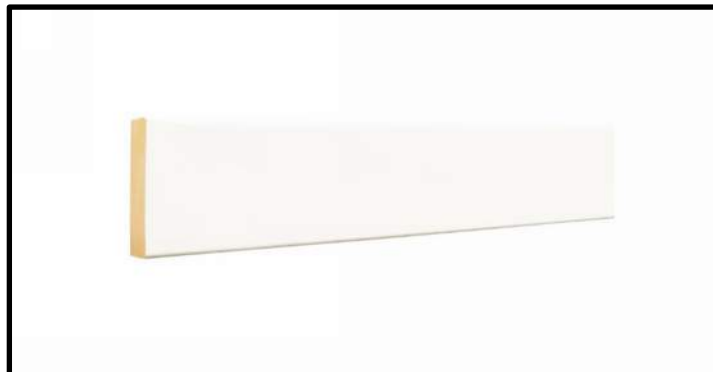
Base Board

Shoe Molding

Door and Window Jamb Casing



Door and Window Head Casing



2. Interior Doors:

- a. [Two panel, hollow core, pre-hung door assembly.](#)
- b. [Four panel, hollow core, pre-hung door assembly.](#)
- c. [Six panel, hollow core, pre-hung door assembly.](#)

Two Panel



Four Panel



Six Panel



3. Interior Door Hardware:

- a. [Lever style door hardware, black.](#)
- b. [Knob style door hardware, black.](#)
- c. [Hinges, black.](#)

Lever Style Hardware



Knob Style Hardware



Hinges



4. Flooring and Tile:

- a. New hardwood: [Bruce Natural Select Red Oak Smooth Solid Hardwood](#)
- b. Bathroom floor tile: [Concept Gray Porcelain Tile, 12" x 24"](#)
- c. Shower wall tile: [Pianetto Harmony White Polished Porcelain Tile, 12" x 24"](#)
- d. Bedroom carpet: [Dream Weaver Broadcast Plus, Silver Birch](#)

Luxury Vinyl Tile



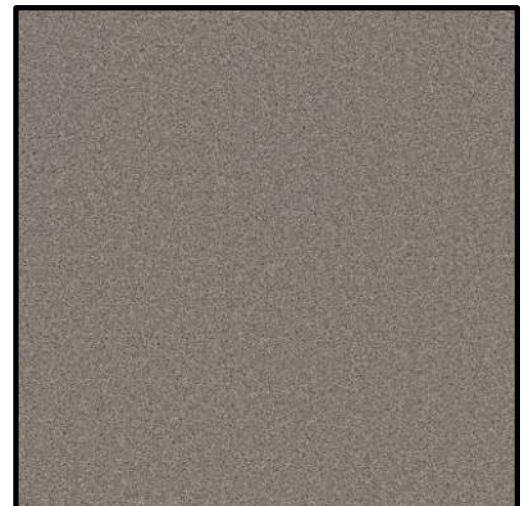
Bathroom Floor Tile



Shower Wall Tile



Bedroom Carpet

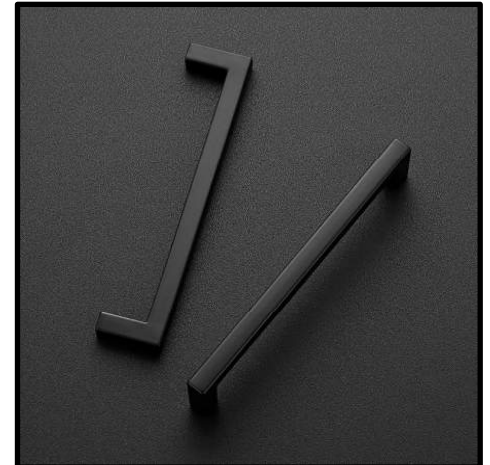


5. Cabinets, Cabinet Hardware and Countertops:
- a. Kitchen cabinets (base and walls): [Hampton Bay, Avondale, Alpine White](#)
 - b. Kitchen cabinets (island): [Hampton Bay, Avondale, Fern Green](#)
 - c. Vanity cabinets: [Bannister 37" x 19" Freestanding Vanity, White](#)
 - d. Cabinet hardware (kitchen): [Ravinte 5" Cabinet Handles, Brass & Black](#)
 - e. Cabinet hardware (bathrooms): [Ravinte 5" Cabinet Handles, Black](#)
 - f. Countertops: [Daltile, Granite Natural Stone Slab, Siberian White](#)

Kitchen Cabinets (base and walls)



Kitchen Cabinet Hardware



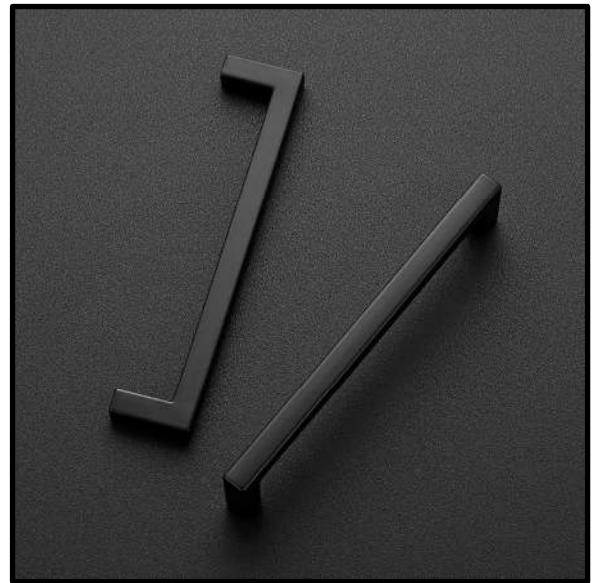
Kitchen Cabinets (island)



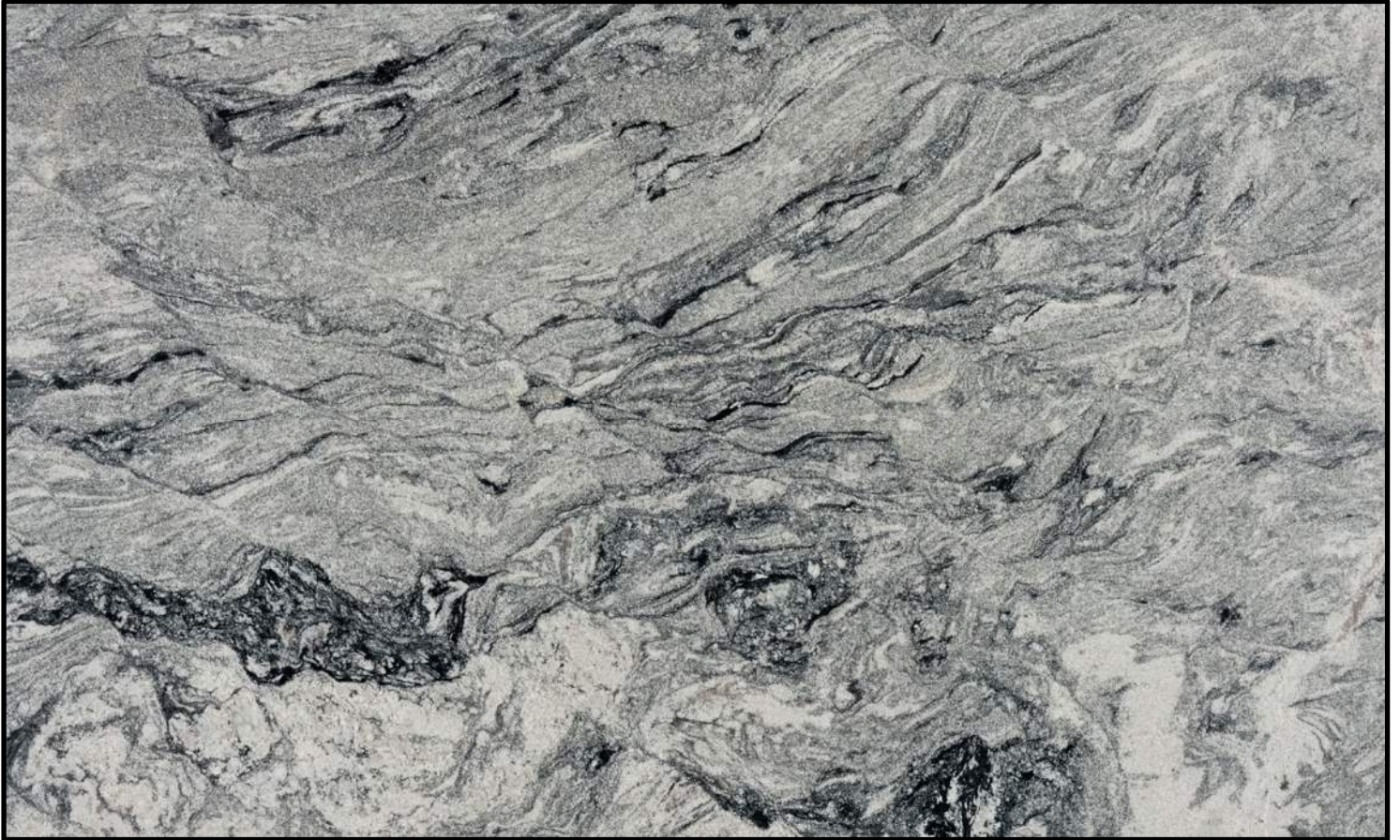
Vanity Cabinets



Cabinet hardware (bathrooms)



Countertops



6. Plumbing Fixtures:

- a. Kitchen sink: [Karran QT-810 33" Top Mount Double Equal Bowl, Black](#)
- b. Kitchen sink drains: [Serene Valley 3-1/2 inch Kitchen Sink Strainer Assembly](#)
- c. Kitchen faucet: [AIMADI Gold Kitchen Faucet with Pull Down Sprayer, Gold](#)
- d. Vanity faucet: [KES Faucet, Single Handle & Bathroom Sink Drain, Black](#)
- e. Toilets: [Kohler Highline Arc, Elongated Chair Height Toilet](#)
- f. Shower faucet: [gotonovo Single Function Wall Mounted Rain Shower System](#)
- g. Shower drain: [Westbrass A206P-62 2" Compression Shower Drain, Black](#)
- h. Shower pan (Bath #2 only): [SlimLine 32" x 32" Alcove Shower Pan, White](#)

Kitchen Sink



Kitchen Sink Drain



Kitchen Faucet



Vanity Faucet



Toilets



Shower Faucet



Shower Drain



Shower Pan (Bath #2 only)



7. Light Fixtures:

- a. Recessed Can Lights: [Europa Disk 7 in. Selectable LED Flush Mount, Black](#)
- b. Pendant Lights: [Sesiment Industrial Pendant Light 11.8 inches, Gold](#)
- c. Under Cabinet Lights: [Direct Wire 12 in. LED Under Cabinet Light, White](#)
- d. Ceiling Fans: [Merwry 52 in. Integrated LED Indoor Ceiling Fan, Black](#)
- e. Vanity Lights: [Elmcroft 29 in. 3-Light Vanity, Black](#)

Recessed Can Lights



Pendant Lights



Under Cabinet Lights



Ceiling Fans



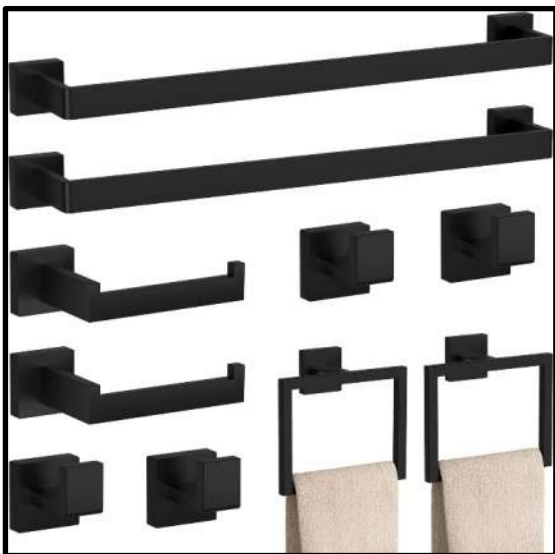
Vanity Lights



8. Bath Specialties:

- a. Towel bars, toilet paper holders, robe hooks: [PNWNNH 23.6 Inch Bath Towel Bar Set, SUS 304 Stainless Steel Bathroom Hardware Set, Black](#)
- b. Shower doors: [Basco Infinity Semi-Frameless Sliding Shower Door, Black](#)

Accessory Set



Shower Door



9. Appliances:

- a. Refrigerator: [GE 21.9 cu. ft. Top Freezer Refrigerator, Black Slate](#)
- b. Range: [GE 30 in. 5-Burners Smart Gas Convection Range, Black Slate](#)
- c. Range Hood: [GE 30 in. Convertible Wall-Mount Range Hood, Black Slate](#)
- d. Microwave: [GE 1.6 cu. ft. Over-the-Range Microwave, Black Slate](#)
- e. Dishwasher: [GE 24 in. Top Control Built-In Tall Tub Dishwasher, Black Slate](#)

Refrigerator



Range



Range Hood



Microwave



Dishwasher

