



QUALITY DOES MATTER
2573 Broad Street
Sumter, SC
(803) 469-2000

Why Buy This Home?

✓ Because It's Built by Gainey Construction Company, LLC

- We are Sumter's #1 local home builder with over 25 years of experience and 1,000+ homes built.
- We are locally owned and financially independent.
- Our Motto says it all:

"Quality Does Matter"

✓ This Home Is Not a "Budget" Home

- Our goal is not to build the cheapest house per square foot, but rather a Quality Home at every level.
- On the other hand, a "budget" home builder MUST sacrifice, usually in the things you cannot see.

- For your investment protection, our home prices are equal to or below appraised values.

✓ It's a Single-Story Home

- Single-story homes, in every-day use, are more convenient for small children and the elderly.
- In emergencies – like fires – they are definitely safer allowing for you and your children's fast, easy and safe exit.
- Plus, to insure your investment, single-story homes have better resale values in the Sumter area.

✓ We Build to Exceed Building Codes

- **Concrete:** We use 3,000 pounds-per-square-foot (psi) along with fibrous reinforcement (instead of the minimum 2,500 psi with no fiber).
- **Walls & Roofs:** Our wall studs and roof rafters are set on 16" centers (instead of the weaker 24" on-centers).
- Our Ceiling Joists are 2" x 6"s (not the flimsier 2" x 4"s).
- **Lumber:** We use better-grade #2 Pine and Spruce (instead of lesser #3 wood) and we use nails, not scab plates.
- Typically, when **Roof Trusses** are used they are made of 2"x4"s, set 24" apart, and represent structural dangers during a fire. **This house doesn't have trusses!**

Please see this vivid video for a visual comparison:
<http://www.youtube.com/watch?v=Jo5ZtBXJiHo>

Why Buy This Home?

✓ We Have True Custom Cabinets

- Our cabinets are measured and custom built specifically for your house.
- We don't use pre-fab cabinets; we don't use particle wood; we don't use pressboards – all of which are subject to moisture damage, don't finish as well as real wood, and deteriorate over time.
- Gainey Construction all wood cabinets are built to last – to last just as long as the life of the house.

✓ We Use LOCAL Subcontractors and Suppliers

- Our local "subs" and suppliers are highly skilled, quality firms proven reliable over time. Their reputation – and ours – is important since we live and work in Sumter.
- Buying and building locally energizes the whole economy of our community to benefit all of our citizens
- Keeping our business locally helps keep your taxes lower.

**For All of These Reasons,
We Build a Better Home for YOU.**

Why Buy This Home?

✓ It Comes with a Real Warranty and Real After-sale Service

- Gainey Construction Company., LLC offers Sumter a full **After-Sale Staff** dedicated to servicing your after-sale needs.
- We live and work in Sumter so when you have a problem the solution is right around the corner – not 30, not 60, not 120 miles away.
- No waiting for out-of-town corporate decisions or distant company investigators.
- We provide no-delay, local, quality sub-contractors to remedy your problem – most time the same sub-contractors who originally built your home.

✓ It's Sold to You Using S.C. Realtors® Approved Contracts.

- We use the SC Realtors® approved Purchase Contract while some other builders use their own contracts only to protect themselves.
- Protect yourself by comparing the two and you'll quickly see the protections provided YOU by the SC Realtors® approved contracts.

Now These
Are Just a Few
Reasons Why
You'll Want to Buy a
Gainey Construction
Home!

As Sumter's Finest
Residential Builder, here's
My Personal Pledge to You

- ❖ I will listen to each of my customers.
- ❖ I will build your home as if it were my very own.
- ❖ I will build every home to last a life – time; in my book that ought to be several generations.
- ❖ I will build every home with quality materials and have your home built by sub-contractors who share my same beliefs.
- ❖ I will stand behind every home I build, not just to meet SC law,