



Barndo Bros Bardominiums is here to make the barndominium process simple, clear, and enjoyable.

We work with professional designers and trusted build partners to guide you from dirt to done. Whether you need a shell delivered and erected or a fully custom, turnkey build, we will not only help you save money and ensure you receive the right services, but also make the entire process as smooth and straightforward as possible. From planning to completion, we walk with you every step of the way to bring your barndo dream to life—without the stress.

YOUR BARNDOPATH

COMPLETE OUR INTAKE FORM @ [THEBARNDOBROS.COM](https://thebarndobros.com)

10-MIN DISCOVERY CALL WITH A BARNDOPROS TEAM MEMBER

1 ➡

Your first step is a quick call—by phone, video, or in person. We'll talk through your vision, answer questions, and provide an early BALLPARK ESTIMATE before any custom plans are created. If you already have plans, we can review those and provide the same type of estimate. NOTE: Preliminary Plans should be created or complete 1 year before expected move in!

If financing is needed, the next step is pre-approval. We work with trusted financing partners for both shell-only projects and full turnkey builds. Once you receive your pre-approval (for those not self-financing), simply send the approval letter to the Barndo Bros. From there, we'll schedule your 30-minute consultation with our team and walk you through the next steps. You're officially on your way.

2 ➡

CUSTOM PLAN PATH: DRAFTING CUSTOM PRELIMINARY BARNDOPANS

The next step is creating your custom plans (for customers without plans)—whether by modifying an existing design or starting from scratch. Plans are the **FIRST** step in getting **DETAILED** bank ready bids for your project!

A \$2,500 deposit begins the drafting process, with the remaining \$2,500 due at completion. Purchase of your custom preliminary plans with the Barndo Bros Includes:

Your Custom Plan Bid-Ready Package Includes:

- 3–4 Virtual Design Consultations with our Designer (3 revisions)
- Complete Custom Floor Plans
- 3D Walkthrough Renderings
- Exterior Elevations
- Cabinet Elevations
- Window & Door Schedules
- Roof Plans
- Electrical Plans
- Preliminary Foundation Layout
- Pre-Engineering Preparation Set
- Shell + Erection Only Estimate

OPTION ***UPGRADE TO SEPARATE ENGINEERED PLANS \$3500.00 (Comes with most of our shell packages)



YOUR BARND0 PATH (2)

3 →

30-MIN BARND0 CONSULTATION WITH OUR TEAM

Once financing is approved or pre-approved, we'll schedule a video call to hear your vision and fine-tune your goals. You'll meet with both our sales and our build partners to get a clear picture of the journey ahead and we can field any questions you have along the way. You may also get a Preliminary DETAILED ESTIMATE for your project! From there, you can activate our team by signing a "scope of work" agreement. We will then begin to put together your full bid for your shell or complete Turnkey project build!

4 →

SITE WORK VISIT & EVALUATION

Now that your plans are ready, and you've signed a non-binding "**scope of work**" **agreement**, your team will schedule a site evaluation. For full Turnkey Builds, your Barndo Bros rep and our dirt contractor will meet you on-site to assess the property and provide a clear quote for dirt work and pad prep. For Shell & Erection only our partners will meet with you and determine the final costs for site preparation to be added to your project. Site work costs can be anywhere from \$5000 to 50,000 depending on the needs on the property!

5 →

VENDORS, CONTRACTORS & PUTTING YOUR FINAL BID TOGETHER

After you receive your dirt work quote, Barndo Bros will send your plans to our trusted vendors to gather bids for your project, a process that typically takes about 7–10 days.

NOTE: For Shell & Erection services only, your FINAL ESTIMATE will now be available. To begin work, 1/2 of your total project will be due to begin the manufacturing process. (remainder at project completion)

6 →

SELECTIONS & FINALIZATION MEETING

Next, we'll meet in person (locals at our showroom) to finalize your project details. Together, we'll review and confirm your selections—doors, fixtures, exterior finishes, and more—then complete the signing process to ensure everything is perfectly aligned before moving forward.



30 MIN+ CONSULTATION | BID FINALIZATION & CONTRACT

7 ➡

At this stage, your build partner will finalize every detail of your project—your selections, customizations, and any insights gathered from contractors and vendors in your area. We'll walk through your bid together, at whatever level of detail you prefer, so you feel confident and fully understand every step before moving forward. After this meeting, you'll receive your Barndo Bros contract. Once signed, your final bid is submitted to the bank!

8 ➡

While we're waiting for your closing date, we'll keep things moving behind the scenes. You'll receive a copy of your specs, plans, and final pricing (and so will your bank, if needed) to begin the loan process. Our team will also start preparing your project orders so everything is ready to go once funding is complete—cash customers will see this begin right after their down payment is received.

Once your appraisal is finished, be sure to confirm your proposed closing date with your bank (we'll have a rep there) and share that date with your Barndo Bros sales team so we can proceed with material orders! This moves you into the building phase! Congratulations!





YOUR BARND0 JOURNEY



ONCE YOUR CONTRACT IS SIGNED! NEXT STEPS!

Congratulations! You're construction plans have been ordered and you've officially signed your contract with Barndo Bros. Here's what happens next:

Document Distribution

* We will send a copy of your specs, plans, and final pricing to you and your bank (if needed) to begin your loan process.

Project Preparation

* We will begin preparing your project orders so we are ready to move forward once funding is complete.

* For cash customers, this process will begin immediately after your down payment is received.

Bank Appraisal

* Once your appraisal is complete, confirm your proposed closing date with your bank.

* Contact your Barndo Bros sales representative immediately with your closing date (we need this date to proceed with material orders).

Bank Closing and Funding

* Barndo Bros will attend your bank closing with you.

* Once funding is complete:

* We will order your steel structure plans (allow at least 2 weeks for completion).

* We will order all steel (or post-frame) materials for your project.

* We will schedule dirt work within 2–4 weeks of closing.

Project Management Transition

* At this stage, your Barndo Bros Project Manager will become your main point of contact, guiding you through the construction process from here forward.

BARND0 BROS - From Dirt to Done!