MARLOWE & FINCH
KITCHEN & BATH

Fixture selections
Concord, Massachusetts
(978) 555-0148 · MA HIC #000000 (sample)

THE OAK KITCHEN · SELECTIONS R06

Sink & faucet

Agree on the direction first. Confirm the product, fit and delivered price before ordering.



P-01 · PROPOSED — 1 FAUCET

Cassidy pull-down faucet

Delta / 9197-CZ-PR-DST

Lumicoat Champagne Bronze

An optional pull-down alternative to the bridge-style faucet in the concept image. Compare function and finish; this is not the faucet pictured.

Before ordering: the plumber and fabricator confirm the exact model, sink reach, handle clearance and countertop drilling.

Review product reference ›



P-02 · PROPOSED — 1 SINK

Whitehaven farmhouse sink

KOHLER / K-6489-0

White enameled cast iron

A white apron-front sink is the proposed direction. This reference helps the homeowner and contractor agree on the look and use of the sink.

Before ordering: the contractor, supplier and fabricator confirm fit, support, template and companion parts from current product data.

Review product reference ›

Status: proposed, not ordered. These are visual references for a fictional project. The contractor obtains current supplier pricing and confirms availability before the homeowner approves a purchase.

The illustrative base proposal carries $2,750.00 for fixtures & lighting. The R04 lantern pair and finish upgrades are unquoted; see page 4. Supply and installation remain separate.

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Lantern light & colonial detail

Two brass-and-glass lanterns, layered crown and a richly finished furniture island.



AI-assisted inspiration, not an identified product. Lantern size, hanging height, mounting and dimmer compatibility require confirmation with the electrician.

One room, one palette

- Creamy ivory
- Deep walnut
- Stone quartz
- Warm oak
- Aged brass

Review physical samples together. Crown, mantel detailing, premium finishes and service moves are unpriced R04 upgrades; revise the base estimate before approval.

Confirm before ordering

Owner + contractor	Approve lanterns, finish samples and revised supplier pricing.
Licensed trades	Check the new layout, mounting, controls and relocation scope.
Plan & Price	Coordinate scope and pricing. Products come from independent suppliers.

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Decisions before ordering

Keep one current record of the selection, the person confirming it and the next step.

SELECTION	NEXT DECISION	CONFIRM WITH
Sink	Approve the model and finish; confirm fit, support, template and companion parts.	Homeowner, contractor & supplier
Faucet	Approve the finish; confirm reach, clearances and drilling with the selected sink.	Homeowner, plumber & fabricator
Lantern pair	Choose actual products; confirm scale, hanging height, positions and controls.	Homeowner & electrician
Quartz & tile	Review physical samples, final layout and a delivered, installed quotation.	Homeowner, fabricator & tile installer
Flooring	Choose the product and finish; confirm quantity, accessories and installation basis.	Homeowner, supplier & installer
Appliances	Provide final model information and delivery dates. Owner supply remains separate.	Homeowner & contractor

Release one complete selection

Record the exact product and quantity, the delivered price, the trade responsible and the homeowner approval together. A changed selection must be reflected in the estimate before an order is placed.

Layered crown, the mantel surround and premium finish upgrades need their own supplier and installation quotes. Cabinet ordering stays with the contractor's independent supplier.

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THE OAK KITCHEN · SELECTIONS R06

Keep the allowance clear

This is a base illustration. The new design direction still needs complete pricing.

FIXTURES & LIGHTING ALLOWANCE

$2,750.00

Base example allowance
R06 selections not quoted

Selection status	**Proposed**
Complete delivered quotation	**Required**
Allowance adequacy	**Not yet confirmed**
Approved adjustment	**Not yet agreed**

Include the whole purchase

Quote the selected sink, faucet, two brass-and-glass lanterns and parts. Confirm tax, delivery and availability. The pictured lanterns are inspiration, not a specified product.

Keep supply and installation separate

Product supply is in this allowance. Installation remains in the relevant construction lines. Cabinet hardware stays with the separate cabinet supplier scope.

Update the proposal together

The contractor confirms the final client price and any allowance adjustment. The homeowner approves the written change before ordering; it replaces the allowance rather than being added on top.

Fictional example. Product references are illustrative, with no supplier endorsement, confirmed quotation or purchase authorization.