

Sederman  Builders  
Quality Craftsmanship Since 1984

Custom Homes  
Renovations  
Additions  
Remodeling  
Custom Kitchens and Baths



## WHO WE ARE

Since 1984 Sederman Builders has been building and renovating fine homes for discriminating home owners seeking uncompromising quality craftsmanship.

Locally owned and managed by Tom Sederman and family, Sederman Builders has earned a reputation for working closely with clients to help them bring their ideas and homes to life.

As a lifelong member of the Upper Cape Cod community Sederman Builders has always enjoyed and maintained a good standing with local merchants, suppliers and industry professionals. We are located in Monument Beach, Bourne, Massachusetts, and have been active in the community for several generations.



Local Building Inspectors, Architects, Engineers and Designers know that Sederman Builders can be trusted to meet or exceed the most demanding standards and produce the highest quality structural and aesthetic values.

Our success is due to our reputation, referrals and repeat business from satisfied customers and industry professionals.

## WHAT WE DO

Sederman Builders is a fully licensed and insured General Contractor registered in the Commonwealth of Massachusetts as a Home Improvement Contractor and carries an Unrestricted Construction Supervisor License. Sederman Builders is qualified to build one and two family homes irrespective of size and, all buildings containing less than 35,000 cubic feet by volume of enclosed space.

Typically our projects range from Custom Homes to Custom Decks. Below is a partial list of services we provide:



- General Contracting
- Custom Homes
- Remodeling
- Room Additions
- Dormers
- Home Offices
- In-Law Apartments
- Basement Finishing
- Second Stories
- Kitchen Renovations
- Bath Renovations
- Garages
- Pool Houses
- Custom Sheds
- Architectural Detail
- Historical Restoration
- Windows and Doors
- Custom Decks and Porches
- Built-Ins
- Roofing and Exteriors
- Home Theatres
- Pre-Sale Staging

## WHY SEDERMAN BUILDERS?

We are customers, too. We know that your home is your largest investment and we value the investment you make with us. Today's environment is challenging enough - so we have a very basic philosophy - Why should you be challenged by your builder?

- We stand by all our work.
- We strive for satisfied customers in every detail - structural integrity, premium materials and aesthetics.
- We respect the value of your investment and appreciate your pride of ownership.
- We meet or exceed industry standards.
- We guarantee all of our workmanship shall be free from defect for a period of one full year.
- Our materials carry manufacturing warranties, many of them "Lifetime."
- We have long standing roots in the community.



## WHERE - OUR FOOTPRINT

Sederman Builders serves the Upper Cape and the Islands, Southeastern Plymouth County and Southeastern Bristol County. We are within easy commuting range to all of our projects, limiting travel time and expenses for all our clients. Our suppliers and business partners serve the same footprint, which means we can count on consistent and reliable supply and bring our established team to every job. This also means that our extensive referral base is easily accessible to all of our prospective customers.

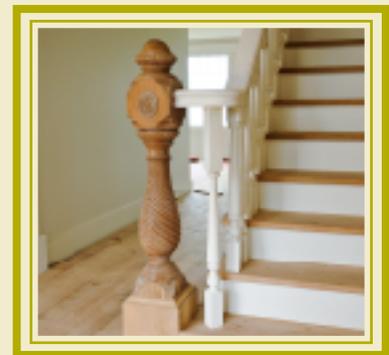
## HELPING YOU GET STARTED

Estimates are always in writing. We work closely with Architects, Engineers, Designers and Suppliers to provide accurate estimates that reflect the current pricing and availability of materials.

We provide all of our clients and their agents with at least three referrals, as requested and as recommended

## BEFORE WE START

- We secure all necessary permits, as required.
- We provide each client with a legally binding contract.
- We provide all of our clients with a Certificate of Insurance.
- We are OSHA Certified, placing safety first.



## ACHIEVING YOUR GOALS

We recognize how important it is to work closely with clients and industry professionals to minimize any expenses that may incur with design changes as a project develops (Change Order Management). Our ultimate goal is to satisfy both our customers and industry professionals and to do it as cost effectively as possible, without compromising quality.

## YOU ARE PROTECTED

We keep our licenses current and up to date.

In today's challenging environment, energy conservation is paramount and foremost in the minds of everyone. We adhere to the latest standards and use only the best "energy rated" materials to ensure the best results on every job.

We use only premium materials that can withstand the unique challenges of Cape Cod weathering. It is important to recognize and consider the microclimate, topography and site positioning of each home, in order to assure customers that their investment will bring satisfaction and reliability for many years to come. And to do so with the least amount of maintenance possible!

Many of our suppliers have been in business for dozens of years. They have earned a reputation for reliability, trustworthiness and competitive pricing. This means we can pass along market pricing that is fair and reasonable.

Most of the product brands that we use carry globally recognized names that are readily associated with performance, value and long-term benefits.

## OUR TEAM

We employ craftsman that have demonstrated exceptional reliability and bring talent to every task. Every job is strictly supervised on site, every day and every employee is accountable.

We have a longstanding relationship with all of our subcontractors and a keen knowledge of each subcontractor's expertise and excellence. They are fully licensed, responsible and accountable.

## WORKING WITH YOUR TEAM

Perhaps you are reading this because you were referred by your architect or designer. We work with a number of local architects and designers and, it is something we recommend, but we are not limited to.

Many customers looking for smaller projects or repairs have some basic ideas of what they might like, a look or feel, or a vision of a completed project. Our extensive background easily lends itself to assisting customers with all facets of a project and we are happy to help.

Many projects may require by law that a licensed architect and/or engineer be part of your team. We will be happy to include qualified professionals, if you do not already have someone in mind.

## RECENT CHANGES IN MASSACHUSETTS

Recently, the Commonwealth of Massachusetts enacted new building codes to address the threat of hurricanes here in Massachusetts (January 1, 2008).

We understand all the options available to homeowners and can work with your budget to provide the most cost effective way of meeting these new standards.

P.O. Box 767 ▪ Monument Beach ▪ MA 02553-0767  
Phone: 508-759-9050  
Fax: 508-759-9056  
www.sedermanbuilders.com  
MA CSL #64323 ▪ MA HIC Reg. #128112

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