



2 Bedroom/2 Bath  
2 Car Garage

Living Area: 1,546 sq. ft.  
Porch Area: 364 sq. ft.

## AMENITIES INCLUDE:

- Underground utilities throughout community
- Low maintenance exterior includes manufactured stone and Hardi-board siding
- Vinyl clad, energy-efficient windows (includes screens) with tilt application for easy maintenance
- Concrete driveway, walkway and front porch
- Landscaped, irrigated and sodded yards
- Screen Porch (*Upgrade: Sunroom*)
- Open floor plan with nine-foot ceilings throughout. Living room ceiling is vaulted. Trey ceiling in master bedroom
- Vent-free gas log fireplace with thermostat control in living room. Ceramic tile surround and custom painted wood mantel
- 5 1/4" Painted base board
- 5 1/4" Crown molding in all common areas and master bedroom
- 3 1/4" Painted window trim
- Carpet and ceramic tile floors (*Upgrade: 2 1/4" red oak finished onsite*)
- All electric heat and air
- Pre-wired for surround sound in living room
- Security system
- 66 gallon electric water heater
- Pre-wired for Cat-5 and telephone
- Easy-care laminate countertop in laundry room (*Upgrade: Granite*) with utility sink
- Granite countertop in kitchen
- Wood cabinetry with crown molding
- Separate pantry in kitchen
- Under counter mount stainless steel double-bowl sink with Delta pullout faucet
- Stainless Steel Kenmore appliances: radiant electric cook top with self-cleaning oven, built-in vent/microwave, 4 cycle dishwasher, and disposal (*Upgrade choices available*)
- Eat-at 36" ht. kitchen island bar
- Spacious walk-in closet with ventilated shelving in master bedroom
- Ventiladed closet shelving throughout
- Built-in linen closets – master bath and guest hall
- Ceiling fan with lights in all bedrooms
- Under cabinet task lighting in kitchen
- Separate laundry room with wall cabinets and walk-in storage room
- Shared dining/living room
- Attic storage with pull down stairs
- Garden tub (6 foot) with ceramic tile surround in master bath (*Upgrade: jetted tub*)
- Fiberglass shower (4ft. x 3ft.) with seat and glass door in master bath
- Delta single lever handle, venetian bronze color bathroom faucets
- Elongated and elevated commodes
- *Upgrade: grab bars*
- 5 foot fiberglass tub/shower in guest bath
- 36" ht. cultured marbled vanity countertops with preformed sinks in all bathrooms

*Marketed by:*

Cornerstone Realty Group, LLC

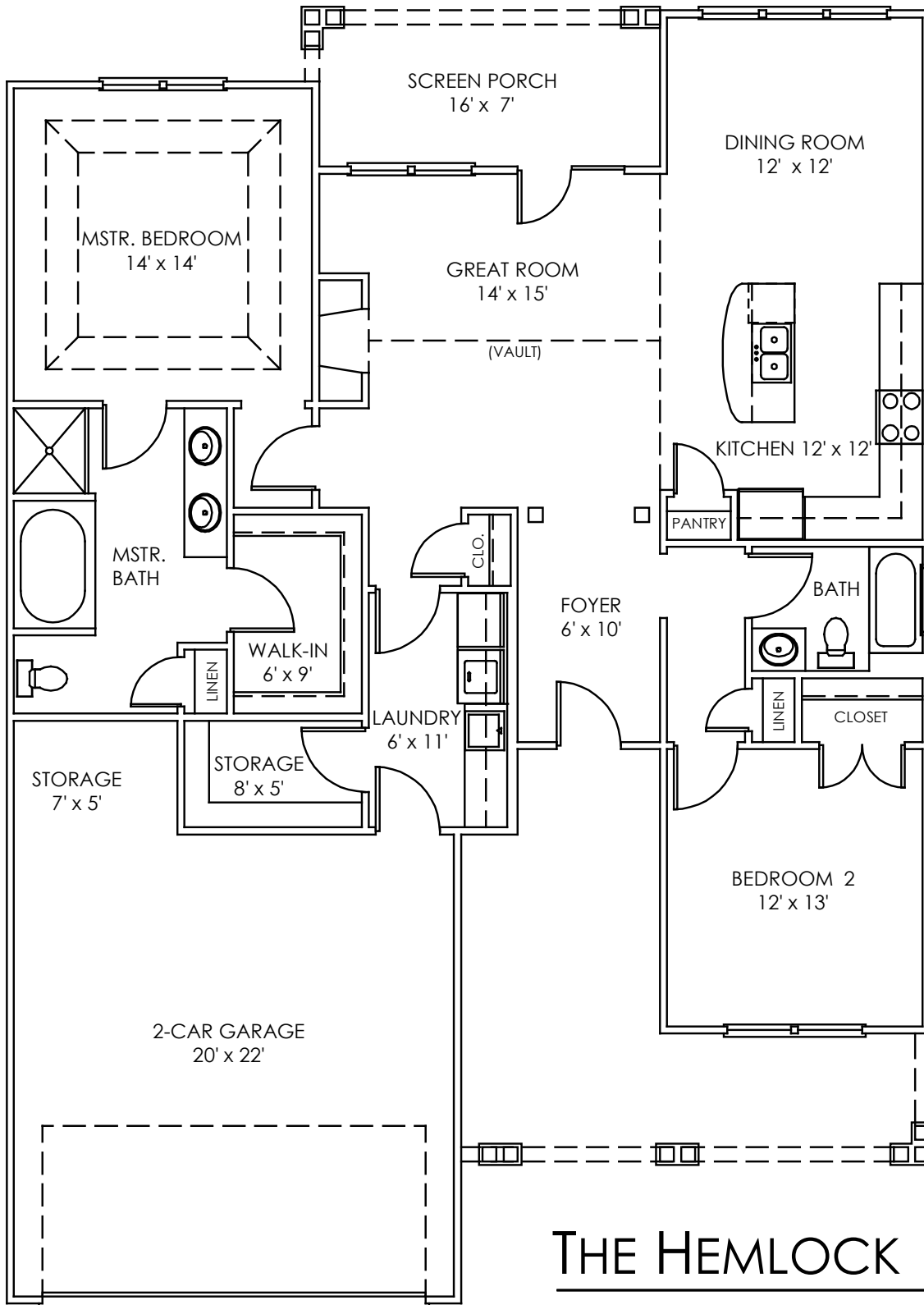
**Janell Liles, Affiliate Broker**

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*the Reserve.*  
at Greenbriar Cove

A NEIGHBORHOOD OF PATIO HOMES

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# THE HEMLOCK

PLAN A  
 1ST. FLOOR LIVING AREA = 1,546 SQ. FT.  
 GARAGE AREA = 522 SQ. FT.  
 PORCH AREA = 364 SQ. FT.

ALL INFORMATION SUBJECT TO CHANGE AT BUILDER'S DISCRETION AND WITHOUT NOTICE.

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