



Main Floor Features

- Harbor Homes *Helmwood* Model, Built in 2024
- Open Concept, Spacious Living Room with Gas Fireplace
- Beautiful Luxury Vinyl Plank Flooring throughout 1st Floor
- 9-Ft Ceilings on Main Floor
- French Doors Open to Flex Room with Double Door Closet
- Beautiful & Practical Zebra Blinds Throughout, Easily Adjusted to Room-Darkening
- Elegant Quartz Counters in Kitchen with Ceramic Tiled Backsplash and Hooded Range Vented to the Outside
- Beautiful White Cabinets with Pullouts and Large Center Island with Gray Cabinetry and a Breakfast Bar
- Pantry with *Closets by Design* Interior
- Large Dining Area with Ceiling Fixture, and Patio Doors to Back Yard
- Back Hallway to Garage Includes a Half Bath with Pretty Pedestal Sink, Cubbies and Closet, Plus a Laundry Room
- Laundry with Quartz Counter Tops, In-Cabinet Sink Under a Window to the Back Yard, and a Walk-In Storage Room

Upper Level Features:

- Four Bedrooms on Upper Level
- Walk-In Closets and Ceiling Fans in All Bedrooms
- Ensuite Bath in Primary Includes Double Sinks with Quartz-Topped Vanity, a Wide Walk-In Shower with Tiled Surround, Wall Niche, and Bench Seat, plus a Double Shower Head
- Large Primary Walk-In Closet with *Closets by Design* Interior
- Main Bath with LVP Flooring and Quartz-Topped Vanity

Plumbing & Fixtures

- Delta Matte Black Fixtures and Knobs Throughout
- Elongated Commodes in All Bathrooms
- Plumbed for Full Bath in Lower
- Reverse Osmosis Water System





Inclusions:

- Range
- Refrigerator
- Dishwasher
- Disposal
- Washer
- Dryer
- Water Softener- owned
- Reverse Osmosis System
- Window Treatments
- Garden Boxes
- Extra Pavers

Buyer Negotiation Incentive (Offers Above \$675,000)

For competitive offers landing above \$675K, seller will convey the complete, integrated EUFY Smart Security Ecosystem: Eufy smart front door keyless deadbolt, perimeter exterior security cameras, and local centralized EUFY HomeBase storage unit (zero monthly subscription fees).

Exterior:

- Outside, Find a Large Back Yard with Tree-Lined Border
- 20'x20' Concrete Patio, Opening Off the Dinette
- Large Fenced Vegetable Garden with Raised Beds
- Garage with 18-Ft Wide Entry
- Epoxy Flooring in 3-Car Tandem Garage, Insulated and Rough Drywalled, plus Shelving
- Concrete Driveway Bordered by Tulips

Mechanicals & Upgrades:

- Bosch Whisper-Quiet Dishwasher
- LG Smart Gas Range with Zephyr Kitchen Ventilation
- Samsung French-Door Refrigerator
- LG Front-Loading Washer
- LG High-Efficiency Dryer
- Smart Climate Control System
- Rocker Electrical Switches and Smart Switch Operation
- Roof Soffit/Eave Outlets for Holiday Lights
- Upgraded, Larger Windows

Exclusions:

- Microwave
- Dehumidifier
- Security System