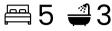




THE 'CANNABERRA B' Designer Home

**HOMESITE 22** 



📐 2,864 Sq. Ft. OF HEATED/COOLED LIVING SPACE



\$507,400

## 18 PINEHAVEN DRIVE, NEWNAN GA 30265

- Bedroom #5 on main with full bathroom (the perfect Guest Suite) featuring 'Calacatta' tiled floors, Diamond 'Moonstone' Cabinetry, 'Iced White' Quartz countertop, brushed 'Oil Rubbed Bronze' cabinet pulls
- Spacious Great Room offering wood burning fireplace with tile surround, mantel, and snorkel tube for clean dust/cable free TV overhead. Open view to kitchen!
- Impressive Kitchen featuring Diamond 'Coconut' cabinetry, oversized 'Colt' stained accent island, 'Brushed Oil Rubbed Bronze' cabinet pulls, breakfast area, 'Ornamental White' granite countertops, 3x6 'Warm Gray' tiled backsplash, Designer Pro Series 'Old Bronze' Lighting Pendants above island, recessed lighting, Stainless Steel Appliance Package to include your GAS freestanding range, microhood, dishwasher and walk-in pantry
- Formal Dining Room with designer detail GALORE painted 'Gray Matters' by Sherwin Williams
- Luxurious + Spacious Owner's Suite upstairs features oversized walk-in closet, double Diamond 'Moonstone' vanity with 'Iced White' Quartz countertop, 5' garden tub, 'Calacatta' tiled shower with corner bench
- Sizeable secondary bedrooms upstairs. Two offer walk-in closets. All are centrally located to full hall bathroom
- **Tiled Laundry Room** located upstairs for convenience.
- Intelligent Home Automation package
- TANKLESS GAS HOT WATER HEATER, Spray Foam Insulation, and many more Energy efficient building materials & Intelligent Home Technology Package
- 'Seaglass' hardwood floors throughout main level living areas (with exception of tiled wet areas)
- Hughston's Signature 12x16 Game Day Porch featuring 'Great Smokey' stonestacked fireplace with mantel, prewired for your TV with ceiling fan and outdoor speakers, of course!



Contact with questions or to schedule a private showing!

Tre Montgomery - Realtor **Hughston Homes Marketing** Listing Agent/Area Manager Direct: (678) 726-5271 (Call/Text) Office: (706) 568-7650 HAVE IT YOUR WAY

REFERRED LENDER