



**SECURE YOUR
JUNE MOVE-IN
at today's price!**



THE 'ALDER B'
Designer Home
HOMESITE 44

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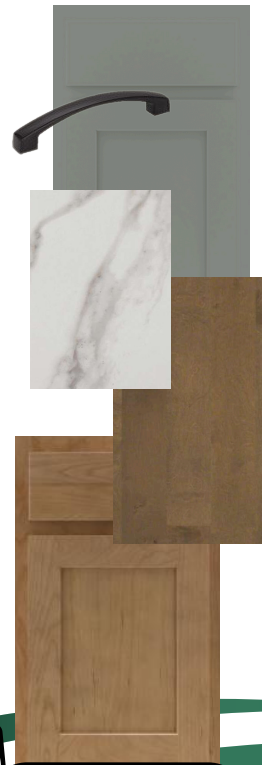
2,308 Sq. Ft.
OF HEATED/COOLED
LIVING SPACE

\$414,900



1108 SOUTHALL LANE, GROVETOWN GA 30813

**DESIGN SELECTION
SNEAK PEEK:**



- **Gorgeous Gourmet Kitchen** featuring Diamond brand 'Retreat' cabinetry, 'Buckskin' stained accent island, 'Matte Black' cabinet pulls. 'Ornamental White' granite countertops, 4x16 'White Matte Finish' tiled backsplash, Designer Pro Series 'Old Bronze' lighting pendants, recessed lighting, walk-in pantry, breakfast area, Stainless Steel Appliance Package to include your **GAS** cooktop, built-in microwave/oven, vent hood, and dishwasher. Open view to Great Room for easy entertaining!
- **Formal Dining Room** with designer detail GALORE painted 'Slate Tile' by Sherwin Williams
- **Spacious Great Room** offering wood burning fireplace featuring tiled surround with mantel and snorkel tube for dust/cable free TV overhead
- **Luxurious Owner's Suite** with oversized walk-in closet, tray ceiling, double Diamond 'Retreat' vanity with 'Frost White' Quartz countertops, 5' garden tub, separate tiled shower with corner bench.
- All Bedrooms feature 'Whisper' Shaw Graceful Finesse carpet
- Luxurious 'Oceanside' hardwood floors throughout main level living areas
- **Tiled Laundry Room**
- **Hughston's Signature 12x16 Game Day Porch** with wood burning fireplace featuring 'Magnolia Bay' brick surround and cedar mantel, pre-wired for your TV with ceiling fan and outdoor speakers!
- **Two-Car Smart-Open Front-Entry Garage** with **Private Owner's Entry** offering built-in cubbies - the perfect drop zone!
- **TANKLESS GAS HOT WATER HEATER** and more Energy Efficient building materials!
- Intelligent Home Technology Package

**Contact with questions or to
schedule a private showing!**



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INCENTIVES
AVAILABLE WITH THE
USE OF A HUGHSTON HOMES
TRUSTED LENDER!