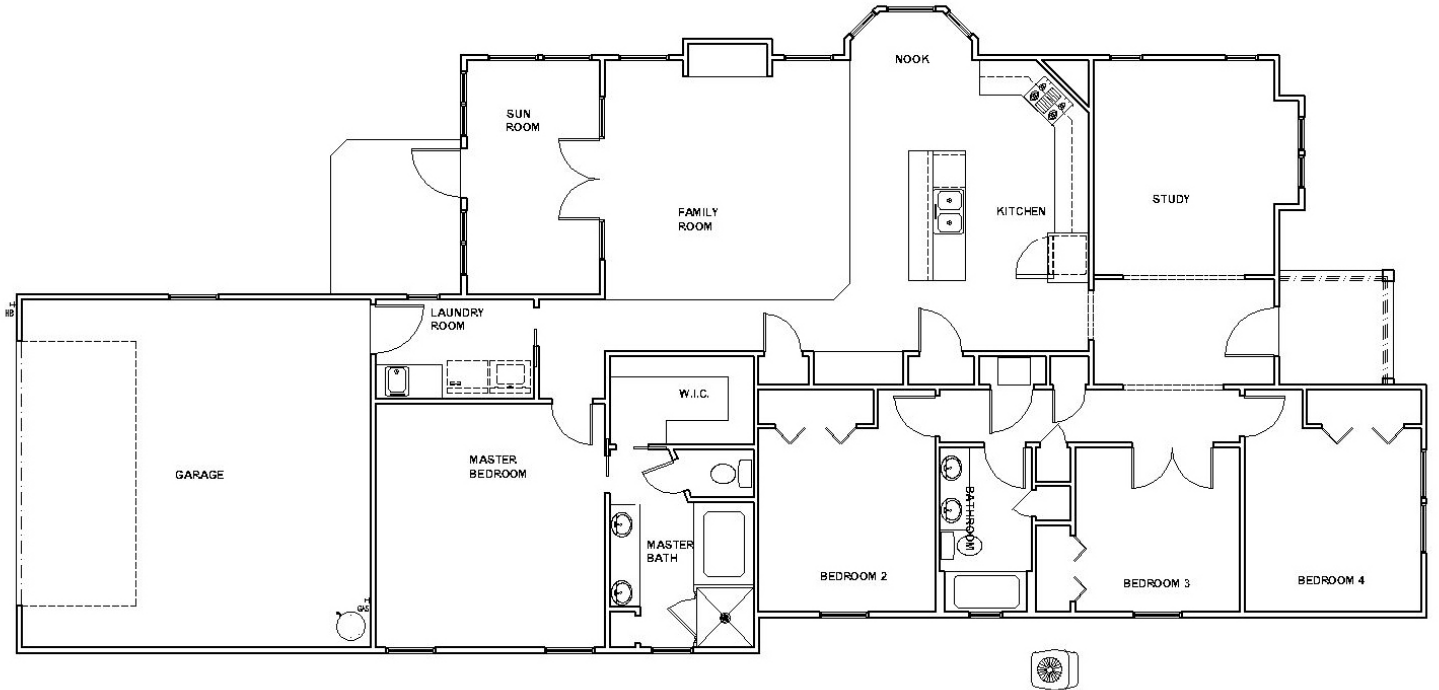


Bailey "C"

Retreat Homesite

- ❖ Lot # 269
- ❖ Four Bedrooms
- ❖ Two Baths
- ❖ 2,093 Sq. Ft.

Builder:



MARKETED EXCLUSIVELY BY:



Deborah A. Minck BROKER®

(352) 333-3009

Revised10-13-06

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Bailey "C"

Address: 13177 SW 6th Avenue

2,093 sq. ft. 4 BR / 2 Bath

First Floor	2,093 sq. ft.
Garage	484 sq. ft.
Entry Porch	49 sq. ft.
Total Sq. Footage	2,626 sq. ft.

Construction

- ❖ Energy Star Rated®
- ❖ 13 Seer A/C system
- ❖ Large 55-gallon hot water heater
- ❖ Cellulose insulation
- ❖ Multi-zone irrigation system
- ❖ Vinyl insulated windows
- ❖ Hardiboard siding with 50 year warranty
- ❖ 32" stem wall construction
- ❖ 30 year architectural shingles
- ❖ "Tubes in the wall" pest control
- ❖ Trimmed wood columns
- ❖ Enclosed Sunroom
- ❖ Custom landscape package

Interior Features

- ❖ 9' ceilings throughout
- ❖ Custom maple cabinetry in kitchen
- ❖ Ceramic tile in bathrooms & utility room
- ❖ Cultured marble counter tops in both baths
- ❖ Pre-wired for security system
- ❖ Pre-wired for sound system in family room
- ❖ Kenmore appliances
- ❖ Stainless steel faucet & sink
- ❖ Built-in sink in laundry room
- ❖ Tiled shower with glass door enclosure in master bathroom

Home Upgrades

- ❖ Direct vent, glass front gas fireplace
- ❖ Beautiful wood mantle with tile surround
- ❖ Crown moulding in foyer, dining room, master bedroom and family room
- ❖ Tile floors in foyer, kitchen & breakfast nook
- ❖ Beveled edge Granite counter tops in kitchen
- ❖ Jetted Tub in master bathroom
- ❖ Built-in linen cabinetry in master bathroom

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