

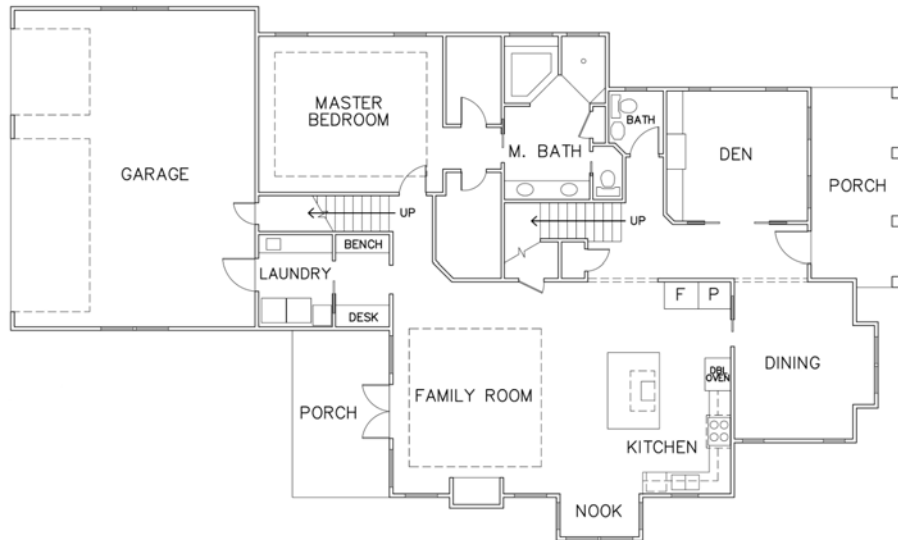
BELLE CLARE

Grove Homesite

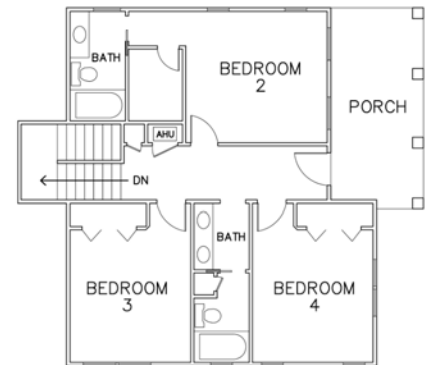
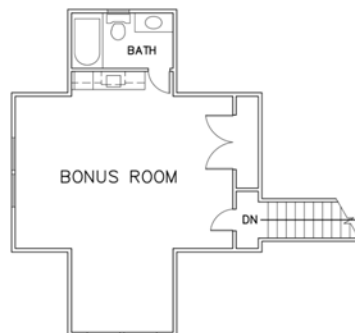
- ❖ Lot #298
- ❖ 4 Bedrooms + Bonus Room
- ❖ 4.5 Baths
- ❖ 3,490 Sq. Ft.



Spring Parade Home 2008



Builder:



MARKETED EXCLUSIVELY BY:



Deborah A. Minck BROKER®

(352) 333-3009

Revised: 12-11-07

Information for marketing purposes only and is subject to change without notice.

BELLE CLARE

Lot #298

Address: 734 SW 134th Way

3,490 sq. ft. 5 BR / 4.5 Bath

First Floor	2,035 sq. ft.
Second Floor	915 sq. ft.
Bonus	540 sq. ft.
Entry Porch	157 sq. ft.
Balcony	157 sq. ft.
Rear Porch	113 sq. ft.
Garage	690 sq. ft.
Total Sq. Footage	4,607 sq. ft.

Construction

- ❖ Energy Star Rated®
- ❖ Three 13 Seer A/C System
- ❖ Large 55-Gallon Gas Water Heater
- ❖ Cellulose Insulation
- ❖ Multi-Zone Irrigation System
- ❖ Vinyl Insulated Windows
- ❖ Hardiboard® Siding with 50 Year Warranty
- ❖ Miratec® (Non-Rot) Exterior Trim
- ❖ 32" Stem Wall Construction
- ❖ 30 Year Architectural Shingles
- ❖ "Tubes in the Wall" Pest Control
- ❖ Trimmed Wood Columns

Home Upgrades

- ❖ Direct Vent, Gas Fireplace with Glass Front
- ❖ 6' Wood Privacy Fence
- ❖ Stone Pavers on Front Sidewalk, Front Porch, Patio, & Rear Porch
- ❖ Beautiful Wood Mantle with Stone Surround
- ❖ Crown Moulding in Foyer, Dining Room, Den, Master Bedroom & Family Room
- ❖ Wood Floors in Foyer, Den, Dining Room, Family Room, Kitchen & Breakfast Nook
- ❖ Wood Paneling in Dining Room and Custom Paneling on Stair Case
- ❖ Granite Counter Tops in Kitchen & Master Bathroom
- ❖ 6' Jetted Tub in Master Bathroom
- ❖ Wood Beams in Family Room
- ❖ Entertainment Center with Retractable Doors in Family Room
- ❖ Stone Columns with Iron Balcony Rail
- ❖ Copper Roof Over Stone Bay Window
- ❖ Built-ins Include Shelves, Desk, & Hall Tree
- ❖ Mini Kitchen in Bonus Room to Include an Under Counter Refrigerator, Microwave & Sink
- ❖ Wood Ceiling on Front Porch & Balcony

Interior Features

- ❖ 10' Ceilings Throughout Home
- ❖ 12' Ceilings in Family Room & Master Bedroom
- ❖ Custom Maple Cabinetry in Kitchen & Bathrooms
- ❖ Ceramic Tile in Bathrooms & Utility Room
- ❖ Cultured Marble Counter Tops in Bathrooms
- ❖ Tiled Shower with Glass Door Enclosure in Master Bathroom
- ❖ Wolf Brand & Subzero Stainless Steel Appliances to Include a 36" Gas Cook Top, Double Ovens, Microwave, Dishwasher, & Refrigerator
- ❖ Stainless Steel Faucet & Sink
- ❖ Pre-Wired for Sound System Throughout Home
- ❖ Pre-Wire for Structured Wiring Throughout Home
- ❖ Built-in Sink in Laundry Room
- ❖ Pre-Wired for Security System

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