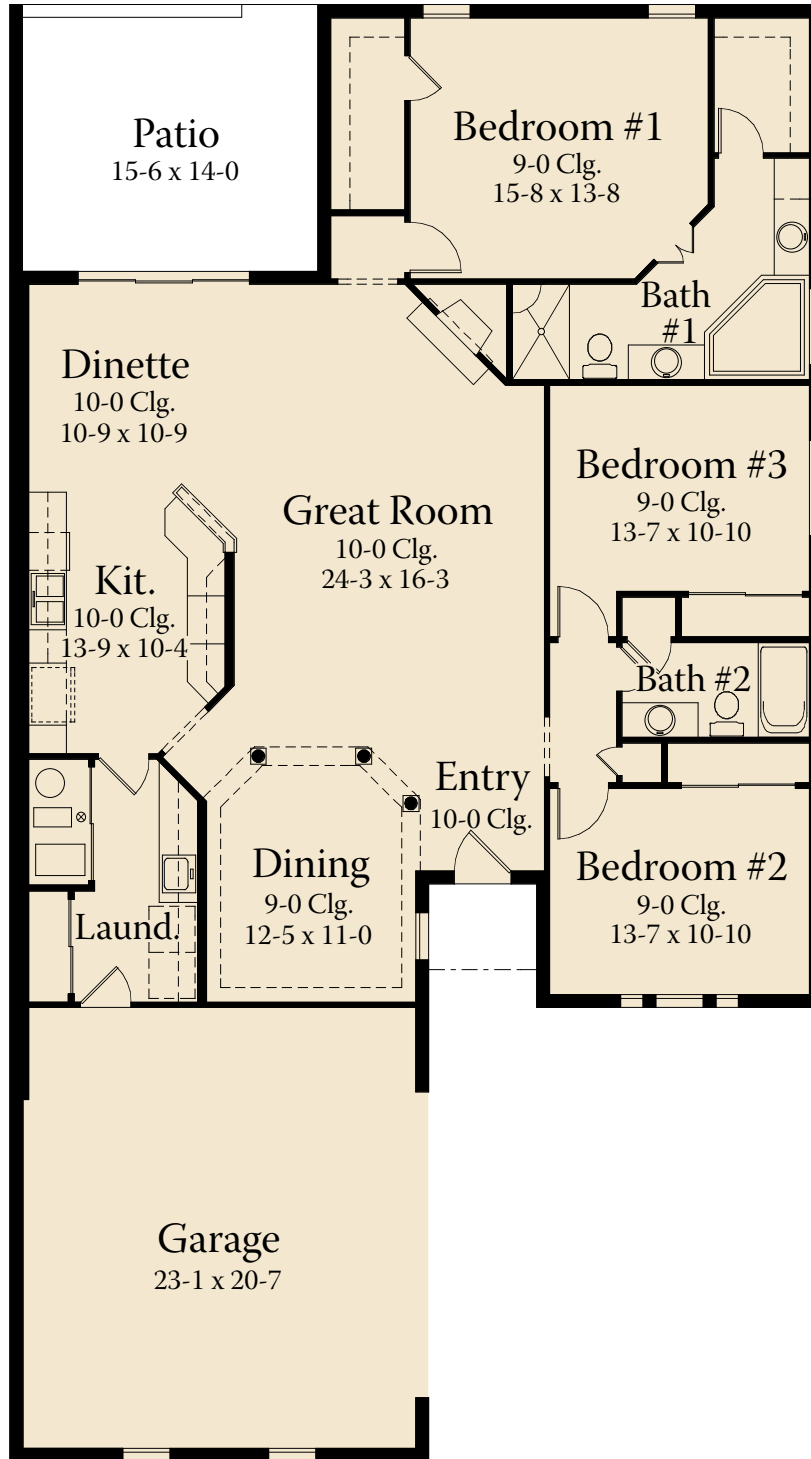


Lorien Woods Lot #12-B

6879 Lorien Woods Drive

LIVING AREA - 1,970 SF • GARAGE AREA - 522 SF



ZENGEL CONSTRUCTION COMPANY

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Lorien Woods Lot #12-B

\$292,850

- 3 Bedrooms, 2 baths with 2 car attached side entry garage.
- Brick exterior, rough sawn cedar trim with 30 year shingles.
- R-17 exterior wall insulation and R-34 ceiling insulation.
- “Visions 3000” vinyl windows from Weathershield with wood trim interior.
- Pull down stairway to attic with attic storage above garage.
- Lights in all closets except linens.
- Two coats of Sherwin Williams flat Superpaint on walls and semi-gloss on interior trim.
- Crown molding in Great room, Entry, Kitchen – Dinette and Dining room.
- Six panel painted doors throughout with brushed chrome hardware.
- \$10,000 flooring allowance. \$1,800 interior electrical fixture allowance.
- “Masonite” fiberglass front door with Georgian decorative glass.
- Security system by Brinks included. Monitoring service available.
- “Heat-n-Glow” gas fireplace with custom surround and mantel.
- Frigidaire “Gallery” series stainless appliances.
- Granite tops in kitchen with under mount stainless sink.
- Kohler whirlpool tub with custom ceramic deck and splash surround.
- Kohler “Highline” elongated bowl toilets.
- “Quality” maple cabinets in kitchen and baths.
- Rheem 50 gallon natural gas water heater.
- Lennox gas furnace and Lennox air conditioner.
- Delta single control faucets throughout.
- Five RG6 TV outlets and Five CAT-5 phone outlets.
- Pella “Proline” sliding patio door in great room with transom window.
- HOA fee \$155 per month. Includes all lawn, landscaping, snow removal, exterior painting and roof, water for irrigation system.

For additional information or to view this home, call Adam Zengel
at 937-433-2100 or 937-238-8263.



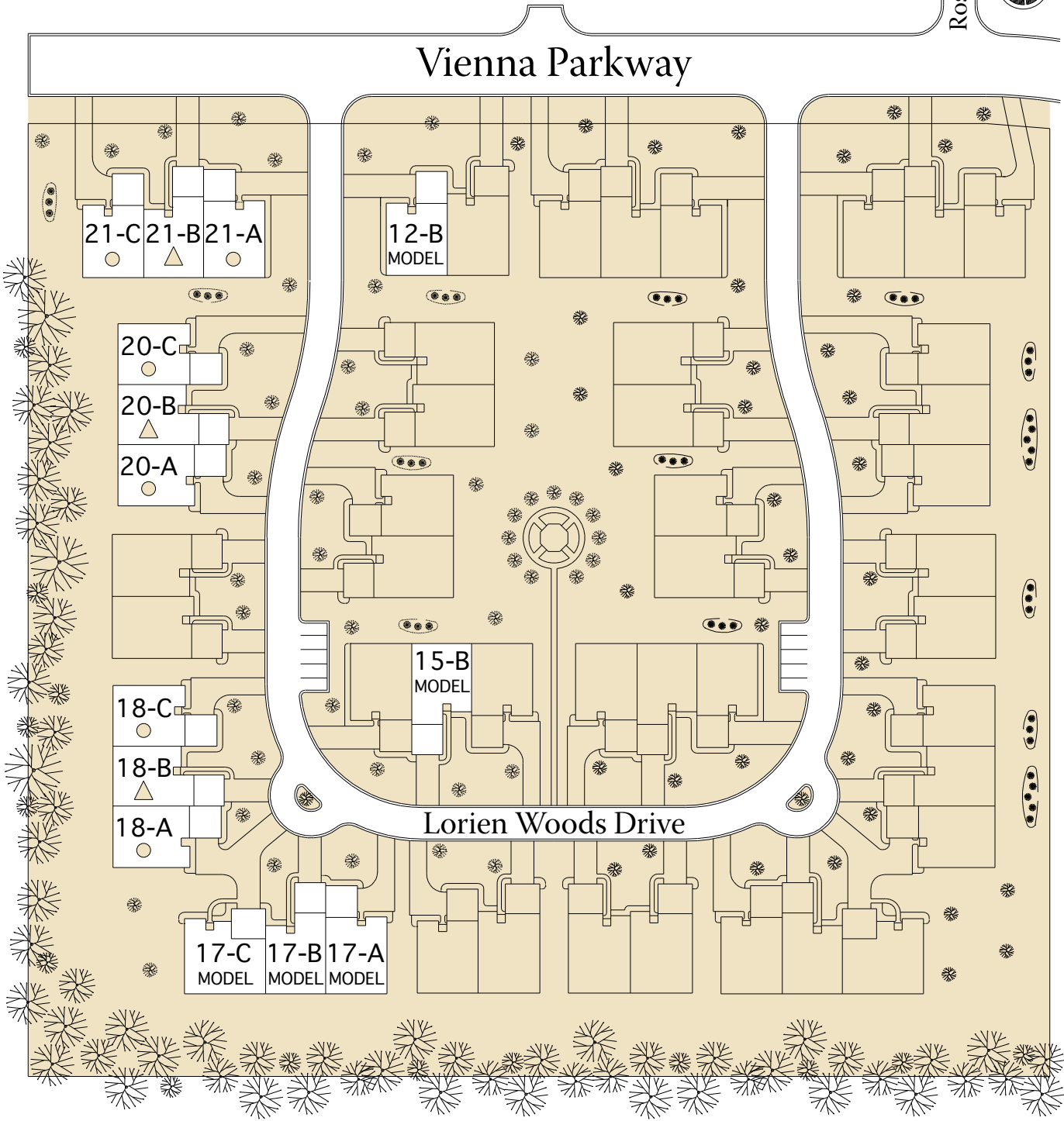
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Lorien Woods

UNIT LOCATIONS AND AVAILABILITY

Rosezita Lane



○ = Option #1

△ = Option #2

■ = Special



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