

UNIT **D**

Living Area
2,408 Square Feet



FRONT ELEVATION



REAR ELEVATION



THE VILLAGE AT
HERON CREST
heroncrest.us

FIRST FLOOR
1,567 SQ. FT.



Three-Bedroom Option

SECOND FLOOR
841 SQ. FT.



Two-Bedroom Option



This cozy 2-story home is available in 2 options – 2 bedrooms with a loft or 3 bedrooms. Featuring a first-floor master suite and convenient, first-floor laundry, this home boasts an open floor plan.

A gourmet kitchen opens into the dining area and great room with a fireplace. An adjacent pantry provides ample storage for cooking and baking essentials. A convenient half-bath is located near the front foyer, as is a study that would make a great home office.

The master bedroom opens into the large outdoor deck, which is also accessible from the great room. Here you can enjoy your morning coffee or watch the sunrise before the rest of the household even knows you're awake. A large walk-in closet and well-appointed master bath with a garden tub and large shower round out the amenities of the master suite.

With this floor plan, your outdoor living space also features a large front porch where you can relax or curl up with your favorite book.

With the 3-bedroom option, the second floor is flanked by 2 large bedrooms at either end of the hallway, giving guests added privacy. The large full bathroom is conveniently located between the 2 bedrooms. Two large closets line the hallway for additional storage.

With the loft option, you get many of the same features as with the 3-bedroom floor plan. The biggest difference is the back bedroom is replaced with a loft that overlooks the great room, enhancing the openness of your first-floor living space.

This home also features a full basement and 2-car garage.

IMAGINE THE POSSIBILITIES WITH THE VILLAGE AT HERON CREST

The Village at Heron Crest is a community of traditional single-family homes conveniently located near the scenic Cuyahoga Valley National Park.

Just minutes away from downtown Akron and Cuyahoga Falls, the Village at Heron Crest also gives you easy access to the area's best dining, shopping and cultural destinations.

This location provides the ideal setting to build the custom home of your dreams, whether you have existing home plans or want to use one of our home designs as a starting point. Our home plans bring together many of the features today's home owners want – from first-floor master suites to open floor plans.

BASIC LOT / DEVELOPMENT FEATURES

to support your maintenance-free lifestyle:

Our premier wooded lots offer a great location for your custom home, along with maintenance agreements, so you can spend less time maintaining your new home and more time pursuing your passions.

- Complete landscaping installation
- Lawn care, snow removal and trash removal
- City water and sewer

AVAILABLE FEATURES AND AMENITIES INCLUDED!

- Customer choices in design and finishes
- Painted interior trim moldings
- Several different door and lockset style options
- Custom cabinetry in the kitchen and baths
- Customer choices in ceramic tile or 3/4" hardwood flooring in foyer
- Decorative lighting allowance
- Delta / Moen faucets
- High-efficiency gas furnace
- High-efficiency gas hot water tank
- Pella ProLine vinyl double hung windows
- Vinyl lap siding
- Decorative exterior moldings (per elevation)
- 30-year architectural shingles
- Cultured stone on front foundation wall
- 12 course basement
- Pella exterior doors with sidelights
- Insulated garage doors with openers

As the exclusive realtor for the Village at Heron Crest, Greg Lehrer and his team will guide you through the entire custom home-building process.



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