

# CONCEPT 3106

 **4 Bed**

 **3.5 Bath**

 **3,106 Sq Ft**

 **2**



This two-story floor plan offers space to gather with loved ones, room to roam, or peaceful retreats designed for relaxation.

Choose from seven different front elevations, each featuring unique optional stone, and intricate brick details. Step in from the covered front porch and into the foyer, welcoming you inside. The foyer brings you to the flex room, a perfect space to transform it into whatever room you need. Use it as a home gym or turn it into the man cave he's been craving. This floor plan also has the option to turn the flex room into a private study by adding french doors to close the space.

Across the foyer is the formal dining room. Filled with natural light, this space has been designed to make entertaining and serving meals easy. Connected by a butler's pantry and large walk-in pantry is the open concept kitchen. The kitchen features a large central island, stainless steel appliances, and ample counter and storage space. It also opens to a breakfast nook, complete with a sunny window seat, perfect for early morning coffee or additional seating.

Enjoy a spacious family room, welcoming friends and family to gather. Choose to add warmth to this space by adding an optional corner fireplace. The family room also provides direct access to the rear covered patio, an ideal space for enjoying your home outdoors.

Designed for rest and relaxation, the master suite is tucked away off the foyer. Enjoy a spacious room and large walk-in closet, as well as the adjoining master bathroom featuring dual vanities, large corner garden tub, separate walk-in shower with a seat, and linen closet.

The full-sized utility room, a powder bathroom, and direct access to the rear two-car garage complete the first level. If more space for parking or storage is needed, choose to add in the optional third-car garage.

Making them perfect for kids or guests, three additional bedrooms are located on the second level. All bedrooms have easy access to two full bathrooms and a linen closet. The upper level also features a spacious game room, allowing the toys to stay upstairs away from the living spaces. If your family is a fan of the movies, bring the theatre to you by add in an optional pre-wired media room.





## 7 Elevations Available



3106 A



3106 A with Stone



3106 B



3106 B with Stone



3106 C



3106 C with Stone



3106 C A



