



## 2408 High School Drive

---

4 bedrooms, 3.5 bathrooms, 2826 sq./ft., two-story home with an open floor plan. Front entry 2-car garage, 9 ft. foundation, 9 ft. first floor ceilings, job finished hardwood floors throughout the first floor, crown molding, 5 1/4" base throughout the house. Office/dining room has panel molding. Kitchen and butler's pantry features 42" cabinets, quartz countertops, KitchenAid stainless appliances including gas range, dishwasher, microwave, vented hood, and beverage cooler. The kitchen and breakfast area flows openly to the spacious family room with 42" gas direct vent fireplace and custom mantle. The entry from garage has built-in cubbies. Second floor laundry room. Zoned HVAC. The spacious master suite has two large closets, soaking tub, separate 54" shower with custom tile, enclosed toilet area and a double vanity. The lot is 321 foot deep and very private with a 14' x 20' concrete patio.

---

2826 Sq. Ft.

---

4 Bedrooms

---

3.5 Bathrooms

---

Brentwood

---

Price:

Status: Sold

MLS#: 21073089

## Kitchen and Breakfast Area

- Custom 42" upgraded shaker-panel cabinets, dovetail drawers with easy close hinges on base and wall cabinets, with crown molding, and LED under cabinet lighting
- Quartz countertops and custom marble-tile backsplash
- Stainless steel appliances gas cooktop and double oven (Kitchen Aid), built-in microwave (Whirlpool), Stainless hood, dishwasher (Kitchen Aid), and garbage disposal
- Water line provided for icemaker
- Moen, hand held, water faucet
- Under cabinet wine/beverage center
- Pantry with tight mesh shelving
- 3 1/4" job finished oak hardwood flooring with custom inlaid registers

## Family/Great Room

- 42" gas direct vent fireplace with custom mantle and custom tile surround
- Pre-wired with a "tech-tube" above the fireplace
- Pre-wired wireless access point
- Pre-wired RG-6 cable and CAT5e phone
- Can lights
- Ceiling fans with lights
- 3 1/4" job finished oak hardwood flooring with custom inlaid registers

## Master Bedroom

- Coffered Ceiling
- Large walk-in closet
- Ceiling fan with lights
- Pre-wired RG-6 cable and CAT5e phone

## Master Bath

- Adult height, his and hers bowl vanities with quartz tops
- Moen high arch plumbing fixtures
- Separate 54" shower with custom tile
- 6' soaking tub
- Enclosed toilet area
- Porcelain tile floor

## Living Room / Study

- Custom wainscoting trim
- Crown molding
- 3 1/4" job finished oak hardwood flooring with custom inlaid registers

## Entry Foyer

- 3 1/4" job finished oak hardwood flooring with custom inlaid registers

## Powder Room

- Custom furniture vanity with marble top
- 3 1/4" job finished oak hardwood flooring with custom inlaid registers

## Laundry Room

- Located on the second floor
- Laundry sink in a base cabinet with Moen pullout faucet
- Porcelain tile flooring

## Additional Features

- One-year Kingbridge Homes LLC warranty on workmanship with two and ten month walk throughs
- Ten-year Quality Builders Warranty backed by Liberty Mutual
- 9' foundation with 4' x 4' egress window
- Installed sump pump in basement sump pit
- Ten-year foundation waterproofing warranty
- (2) zone high efficiency heating and cooling
- (2) 50-gallon electric hot water heater
- ENERGYSTAR rated Quaker double hung, Argon filled and Low E vinyl windows
- Front elevation upgraded natural stone
- 2-car garage, coach lights and concrete driveway
- 8' insulated carriage-style garage door with automatic opener
- 9' first floor ceilings
- 3-panel shaker interior doors with smooth finish
- 5 1/4" base throughout the house
- Family Foyer with built-in cubbies at garage entrance to house
- Ceiling fans with lights in all bedrooms
- Home wiring package with CAT5e phone and RG-6 cable outlets in most rooms
- Home technology package with "tech-tube" from the basement to attic to accommodate for future changes in technology
- Upgraded "3M Scotchgard Protector" carpet with 8 lb. rebond carpet cushion
- \$3500 lighting package
- 14' x 20' concrete patio
- 30-year Architectural shingles
- Front yard and sides fully sodded
- Disturbed areas in rear yard sodded
- Landscape package
- Mailbox

## Basement

- Optional price is available to finish an additional 1331 plus square foot in the basement with a bedroom, family room and a bathroom