

Immediate Delivery



*Actual Home Shown

Patuxent at Morris Farm

Homesite 58.10, 14298 Ladderbacked Drive in Gainesville, VA

- Approximately 4,468 Finished Sq. Ft. - (3 Levels)
- Siding and Stone Exterior
- 4 Bedrooms with 3.5 Bathrooms
- Finished Rec Rm and Den w/ Bath
- Vaulted Ceiling in Owner's Suite
- Owner's Suite Deluxe Shower w/ Upgraded Ceramic
- Gas Fireplace w/ Marble Surround in Owner's Suite
- Granite Countertops in Kitchen
- 2' Rear Extension with Rear Morning Room
- Bay Window in Dining Room
- Family Room Gas Fireplace with Stone Profile
- Hardwood Floors - (Hand-Sanded & Stained)
- Security System with One-Year Free Service
- Home Energy Rating System with Low E Windows

Base Price: \$439,900
Total Options: \$ 108,922
Sales Price: \$ 548,822
Special Sales Price:
\$539,475

Open Daily 11am – 5pm

Please Call: Madeline Stackman
Sales Manager
(703) 754-3469

Directions: 66 West to Exit 43/Rt 29 towards Warrenton. Proceed 1/8 mile & take a Left at the light to Linton Hall Rd. Proceed 1.2 miles and take a right to Rollins Ford Rd. Proceed 1.2 miles and take a left to Yellow Hammer Dr.. Go through round-about to Model on Right: 8853 Yellow Hammer Dr.



www.craftmarkhomes.com

Brokers Welcome*

*Must register at site and comply with all policy terms.



MHBR #451