SINCE 1996
Keystone HOMES

Trellises
High Point, NC





Brand New Luxury Townhomes located in a picturesque country setting within High Point, NC. Options include a primary suite on the main level, bonus room, lofts, sunroom, and screened-in porch (per plan). Our Luxury Townhomes feature extensive crown moldings, 9ft ceilings on the first floor, 1 and 2-car garages, and much more! Many floorplans are available, ranging from 1,508 sq. ft. to 2,088 sq. ft. with a choice of 2 or 3 bedrooms. loft, 2 1/2 to 3 bathrooms, and more. Trellises is located minutes from shopping, restaurants, parks, and I-40.

Location:
From I-40, Eastchester Dr. (HWY 68) south to Willard Dairy Rd. turn right, over to Barrow Rd.
Franklin Model Address:
4780 Willowstone Drive High Point, NC 27265

Size Range: 1,508 - 2,088 sq. ft.

Home Style:
One & Two-Story Luxury Townhome Designs. New modern plans for today's lifestyle.

Exterior:
Brick exterior with stone accent, 30-year Architectural roof shingles.

Schools:

Southwest Elementary School	336-819-2992
Southwest Middle School	336-819-2985
Southwest High School	336-819-2970

Zip Code: 27265

Utilities:

Water/Sewer	City of High Point	336-883-3111
Electricity	City of High Point	336-883-3111
Natural Gas	Piedmont Gas	800-752-7504
Telephone/TV	Spectrum	855-855-4575

Taxes: .7305 (per $100 Value) Guilford County
.6175 (per $100 Value) City of High Point

HOA: $210 Monthly
(Includes: Entrance, Lawns, Common Areas, Exterior Maintenance of Homes, and Replacement/Repair of Roofing, Community Pool and Cabana.)

Amenities:
Pool, Cabana and Clubhouse, Natural Gas, Public Water and Sewer, Cable and Underground Utilities.

EQUAL HOUSING OPPORTUNITY

Building Communities to Enhance Lives!

Trellises
High Point, NC

ENERGY EFFICIENT

DISTINCTIVE INCLUDED FEATURES

- 6-Year Residential Warranty (RWC)
- Brick Exterior with Stone Accent (Per Plan)
- Cathedral, Vaulted, and/or Tray Ceilings (Per Plan)
- Hardwood Flooring in Kitchen, Foyer, and Half Baths
- Ceramic Tile Flooring in Full Baths
- Two-Piece Crown Moldings on Main Level
- Wainscoting Moldings in Foyer and Hall
- Stone Address Numerals
- Single Light Center Hinge Patio Doors with Transom Above or Single Panel French Rear Doors (Per Plan)

ENERGY SAVING FEATURES

- Energy Efficient Goodman Natural Gas Furnace & Central Air Conditioning
- Programmable Thermostat
- Insulated Doors and Double-Glazed Vinyl Tilt MI Windows & Screens with Wood Window Sill
- Energy Efficient Natural Gas 40 Gallon Quick Recovery Water Heater
- On-Grade Construction for Lowered Utility Cost
- Energy Efficient Rated Insulation (R15 Walls/R38 Attic)
- Energy Efficient Home Sheathing
- Public Water and Sewer Services

INTERIOR FEATURES

- Spacious 9-Foot Ceilings on Main-Level
- Chair Rail Moldings in the Dining Room
- Upgraded 3 1/4" Wide Full Surround Door Casings
- Upgraded 5 1/4" High Base Moldings
- Stain Release Plush Carpeting in Choice of Colors
- Dense Carpet Cushion
- Upgraded Deco Light Switches
- Five Panel Interior Doors
- Fireplace with Vent-Free Gas Logs
- Designer Light Fixtures
- Ceiling Fan in the Primary Bedroom & Pre-wired in the Family Room
- Smoke & Carbon Monoxide Detectors

KITCHEN FEATURES

- Flowing, Functional, and Efficient Designs
- Whirlpool Electric Steam Cleaning Range (Black Radiant Top)
- Whirlpool Built-In Microwave (Black)
- Whirlpool Dishwasher (Black)
- Disposal - 1/3 HP
- Sterling 9" Deep, Double Stainless Steel Sink with Kohler Chrome Pull-Out Vegetable & Pot Sprayer
- 36" Cambridge Hardwood Cabinets with Crown Molding
- Ice Maker Hook-Up
- Spacious Pantry (Per Plan)
- Level 1 Quartz Countertops Standard

EXTERIOR FEATURES

- Architectural 30-Year Warranty Shingles
- 1 or 2 Car Garage (Per Plan)
- Overhead Raised Panel Designer Garage Door with Automatic Door Openers
- 10' x 12' Concrete Patios with Enclosed Privacy Fence
- Two Outside Water Faucets
- Two Outside Weatherproof Electrical Outlets
- Private Concrete Driveway and Walks
- Aluminum Seamless Gutters and Downspouts

QUALITY CONSTRUCTION FEATURES

- Soil Treatment for Protection Against Termites
- 3/4" Tongue and Groove Sub-Floor Glued and Nailed on Second Floors
- Quality Kiln Dried Lumber Throughout

We, the undersigned, acknowledge that the above materials will be used in the construction of the home we have contracted to purchase. We also acknowledge if materials are unavailable, substitute materials of comparable value will be used.

PURCHASER _____

PURCHASER _____

DATE _____

Specifications Are Subject To Change Without Notice.