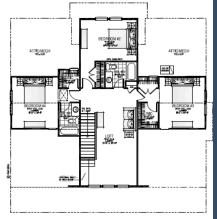
2491 WORTHINGTON DR.

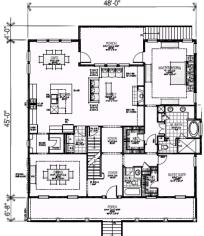
UNDER CONSTRUCTION

INDIGO CHASE CUSTOM HOMES by PORT CITY HOMES









- Charles Pickney and Cario School Zones
- Marsh Front Lot
- 3,108 Square Feet
- 4 Bedroom, 3.5 Bath
- Granite, Hardwoods, 10 ft Ceilings, Marsh Views
- Open Floor Plan
- Planters Pointe Amentities
- Inside Rivertowne Gates
- Ask Agent about three other lots/houses available

\$615,000

FOR MORE INFORMATION

TOM HODGES

tom@thepeninsulaco.com 843.810.5232 (m) 843.723.9945 ext. 104 (o)

www.thepeninsulaco.com



Designer Kitchen Features

- ♦ Upgraded Painted Cabinets with a Stained Glaze with Crown Molding
- ♦ Whirlpool Gold Range, Microwave and Dishwasher in Stainless Steel
- ♦ Granite Countertops with a 9" Undermount Stainless Steel Sink and Brushed Nickel Aberdeen Moen Faucet
- ♦ 1/2 HP Disposer, Water Line for Refrigerator

Luxurious Bath Features

- ♦ 35" Raised Height Vanities
- ♦ Granite Countertops in the Master Bath & Cultured Marble Countertops in Secondary Baths
- ♦ Elongated, Toilets in all Baths with Brushed Nickel Handles
- ♦ Brushed Nickel Bath Hardware Per Plan
- Brushed Nickel Moen Brantford Faucets Upgraded 8"
 Widespread Faucet in Master Bath and 4" Faucets in Secondary Baths
- ♦ Master Bath Tiled Shower with a Glass Shower Door, Rain Showerhead and Hand Shower
- ♦ Secondary Bathtub and Shower Combination with Tiled Walls, and Brantford Tub/Shower Combination Faucet

Interior Features

- ♦ 42" Direct Vent Fireplace with a Wall Switch, Mantel to be designed by Builder, and Level 1 Granite Surround and Hearth
- \$ 3" Red Oak Wood Floor Stained and Finished in Foyer, Family Room, Dining, Kitchen Café & Hall Oak Tread Stairs & Handrails
- ♦ 12"x12" Dal Tile in Baths and Laundry
- ♦ Carpet in Bedrooms, Den & Loft w 8 lb pad
- ♦ Sherwin Williams Painted Interior—One Base Wall Color, Semi Gloss Trim and White Ceilings
- ♦ Upgraded Interior Trim Package to Including Crown Molding, Chair Rail & Picture Frame in Dining Room, Painted Pine Shelves

Energy Efficient Features

- ♦ Rennai Tankless Water Heater
- ♦ Floor insulation—R-19 Batts Ceiling Insulation—R38 Blown & Batts Exterior Walls—R15 Batts Interior Bathroom Walls—R-11
- ♦ Lennox 13 SEER HVAC System with Digital Thermostat
- ♦ Silverline by Anderson Vinyl Single Hung Windows
- ♦ 2-10 Builder Warranty

Electrical Features

- ♦ 200 Amps Per Code
- ♦ Dimmer Switch on Can Lights
- ♦ Structured Wiring Center
- ♦ Up to 6 Phone and Cable Locations
- ♦ Allowance for Light Fixtures
- ♦ 5.1 Surround Sound Prewire

Exterior Features

- Exterior Features
- ♦ Convenient Drive Under Construction allowing for covered parking and generous storage
- ♦ Cement Plank Siding with Cement Trim. Exterior Soffit and Fascia are vinyl and aluminum
- ♦ Exterior Screened Porch
- ♦ Decorative Oyster Shell Foundation piers with Louvered Wood Panels to provide private storage
- ♦ Termite Treatment with Soil Treatment and Taexx interior treatment
- ♦ Quality Wood Frame Construction with 2"x6" Exterior Walls, 16" on Center with 1/2" OSB Sheathing, Engineered Floor and Roof Systems, 3/4" Advantech Sub Floor Tongue and Groove, Glued and Nailed
- ♦ 30 Year Architectural Grade Shingles
- ♦ 2 Exterior Hose Bibs
- ♦ Fully Sodded Lawn and Allowance for Plants, Beds & Trees