COWETA COUNTY, GA

TWELVE PARKS PHASE 1B

Now Selling Phase 1B-Different Price
Point, Standard Features and Floor Plans

SALES CENTER
74 Oakhurst Trail
Sharpsburg, GA 30277

HOURS OF OPERATION
Call for Information
Monday-Saturday:11am-5pm
Sunday:1pm-5pm

DIRECTIONS
From Peachtree City
Take Highway 54 to Reese Road, turn right on Reese Rd, Twelve Parks 1 mile ahead on right.
From Newnan
Take Highway 154 to Highway 54 and Macintosh Trail Twelve Parks 1.3 miles ahead.
From Senoia & Turin
Take North Hunter to Odum, turn left on Reese Rd, Twelve Parks less than 2 miles ahead.

Enjoy Country Living at Twelve Parks, ideally located in the Sharpsburg area and just minutes from Peachtree City, Senoia, Newnan and I-85. You will enjoy nearby Shopping, Dining and a short drive to the Atlanta Airport. Jeff Lindsey Communities offers unique Craftsman and Farmhouse style homes. Ranch plans, two story plans and plans with Master on the main will be available. Twelve Parks will feature beautiful wooded homesites, parks and amenity areas with swimming pools for your Family’s enjoyment.

JR OZLEY
770-301-2504
jr@jefflindseycommunities.com

FELECIA ASHURST
404-551-0785
felecia.ashurst@jefflindseycommunities.com

JEFFLINDSEYCOMMUNITIES.COM

Equal Housing Opportunity. All information is believed to be accurate, but is not guaranteed and is therefore subject to errors and changes without notice.
THE IDEAL PLAN FOR YOU AND YOUR FAMILY

AARON A
Base Price: $365,500
2,648 sqft 4 Beds 2.5 Baths

CRAWFORD A
Base Price: $366,500
2,365 sqft 4 Beds 4 Baths

DANSBY A
Base Price: $377,900
2,628 sqft 4 Beds 3 Baths

FREEMAN A
Base Price: $357,900
2,418 sqft 4 Beds 2.5 Baths

FREEMAN A 5 BE
Base Price: $370,500
2,831 sqft 5 Beds 3.5 Baths

MATHEWS A
Base Price: $357,500
2,334 sqft 4 Beds 3 Baths

STANTON A
Base Price: $369,900
2,333 sqft 4 Beds 3.5 Baths

WESTPARK A
Base Price: $343,700
2,058 sqft 3 Beds 2 Baths

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Sharpsburg, GA 30277

SALES CENTER ASSOCIATE
JR Ozley - 770-301-2504
Felecia Ashurst - 404-551-0785

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JEFF LINDSEY COMMUNITIES
Live your dream.

T W E L V E  P A R K S  P H A S E  1 B
COWETA COUNTY, GA

These prices and features are accurate as of 2020-11-30 21:44 and subject to change thereafter.

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Marketed By: Lindsey Marketing Group Offered By: Jeff Lindsey Communities
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### AVAILABLE INVENTORY

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<th>LOT NUMBER</th>
<th>FLOOR PLAN</th>
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<th>APPROX. SQUARE FOOTAGE</th>
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COWETA COUNTY, GA

STANDARD FEATURES GOLD

INTERIOR
- 9' Smooth Ceilings on Main Floor
- Square Sheetrock Corners
- Designer Nickel or Bronze Lighting & Plumbing Fixtures
- Ceiling Fan in Family Room & Pre-Wire in Owner's Suite
- Choice of Designer Interior Doors*
- Wood Pickets on Staircase
- Coffered Ceiling in Dining Room
- Chair Rail and Shadow Box Trim in Dining Room
- Nickel or Bronze Knobs & Hinges
- 3” Hardwood or LVP in Foyer, Dining, Kitchen/Breakfast*
- Tile Flooring or LVP in Laundry Room & all Bathrooms*
- Cultured Marble Countertops in all Bathrooms
- Elongated Commodes
- Garage Door Opener with 2 Remotes
- Direct Vent Fireplace with Mantle and Stone or Marble Surround
- Large Walk-In Closets
- Upgraded Low Voltage Package with Structured Wiring Box
- Smoke Detector in Every Bedroom
- Pre-Wired for Security System
- Indoor Utility/Laundry Room with Electrical Connections & Vent

KITCHEN
- Stainless Steel Undermount Sink
- Single Lever Faucet with Vegetable Sprayer
- Stainless Steel Appliances - Includes Gas Range, Microwave & Dishwasher
- Raised Panel or Shaker Cabinets with Soft Close and Knobs*
- Granite Countertops
- Decorative Tile Backsplash*
- Chef’s Pantry with Shelving Suite

MASTER SUITE
- Double Custom Vanity
- 5’ Shower
- Garden Tub*
- Large Carpeted Walk-In closets
- Vaulted Ceilings*
- Trey Ceilings*
- Private Sitting Room*

EXTERIOR
- Fiber Cement Siding
- Stone Accents with Craftsman Fronts*
- Divided Light Window Grids on Front
- Architectural Roof Shingles
- Master Planned Landscape Package
- 12’ x 12’ Uncovered Patio*
- Lifetime Vinyl Soffit

ENERGY FEATURES
- Electric Dryer Hook-up
- Quick Recovery Hot Water Heater
- Energy Efficient Heat & Air Systems
- Insulated Low E Windows and Doors
- R-13 Exterior Walls - R-30 Flat Ceilings

COMMUNITY EXCLUSIVE FEATURES
- Underground Utilities
- County Water & Sewer
- FHA/VA Approved
- HOA and Protective Covenants

* Varies per Plan

Photo shown is representation & may reflect options/upgrades not included in listed price

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Site plans shown are conceptual. Plans are in progress and subject to change without notice. Builder reserves the right of price, plan, and specification changes without notice or prior obligation. Information is believed accurate but is not warranted. All locations are approximate.

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