



# JEFF LINDSEY COMMUNITIES

*Live your dream.*



FAYETTE COUNTY, GEORGIA

## BOWERS FARM

FROM THE

800's

### SALES CENTER

164 Snead Road  
Fayetteville, Georgia 30215

### HOURS OF OPERATION

Please call for an appointment.

### DIRECTIONS

From I-85 S, take exit 235 toward Griffin, Jonesboro. Continue for a half mile onto Tara Blvd. In 5 miles, turn right onto Fayetteville Road. In 4.6 miles, turn left onto McLeroy Road. In 6.2 miles, turn left onto SR-92. Drive for 1.8 miles, then turn right onto Hampton Road. In 0.7 miles, turn left onto Antioch Road. In half a mile, you will turn right onto Brooks Woolsey Road. Then, make a slight right turn onto Chappell Road. In 700 feet, turn right onto Snead Road. In 0.3 miles, the community is on your left.

Discover the beauty of spacious living at Bowers Farm, our newest community now building in Fayette County with Platinum standard finishes. Located on Snead Road, this unique neighborhood features approximately 5-acre homesites, giving homeowners the space, privacy, and peaceful surroundings that are increasingly hard to find in the Atlanta metro area.

Enjoy the charm of small-town living while still having easy access to shopping, dining, and entertainment in nearby Peachtree City, Fayetteville, and the vibrant Trilith community. Families will appreciate being located in the highly sought-after Whitewater High School district. If you're searching for new construction homes on acreage in Fayette County, Bowers Farm offers a rare opportunity to build your dream home with room to spread out.

Jeff Lindsey Communities offers 3% compensation to the selling broker. Please contact us with any questions you may have!

### VEE JOKJOHOR

404.379.7173  
vee@jefflindseycommunities.com

### J.R. OZLEY

770.301.2504  
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Marketed By: Lindsey Marketing Group Offered By: Jeff Lindsey Communities



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



**BRYANT F 90** Base Price: **\$873,900**  
3,635 sqft 4 Beds 4 Baths



**GREYWELL F** Base Price: **\$863,500**  
3,662 sqft 5 Beds 4 Baths



**HARPER F** Base Price: **\$854,900**  
3,832 sqft 5 Beds 4 Baths



**HARRIS F** Base Price: **\$786,900**  
2,948 sqft 4 Beds 3 Baths



**JACKSON F** Base Price: **\$977,500**  
5,259 sqft 5 Beds 5.5 Baths



**JORDAN F** Base Price: **\$958,500**  
5 Beds 5.5 Baths



**MILLWOOD F** Base Price: **\$829,900**  
3,463 sqft 5 Beds 4 Baths



**MURPHY F** Base Price: **\$838,500**  
3,695 sqft 5 Beds 3.5 Baths



**PALMER F** Base Price: **\$813,500**  
3,223 sqft 4 Beds 3.5 Baths



**STERLING F** Base Price: **\$963,900**  
5,291 sqft 5 Beds 5.5 Baths



**WOODBURY F** Base Price: **\$836,900**  
3,702 sqft 4 Beds 3.5 Baths

**SALES CENTER**  
164 Snead Road  
Fayetteville, Georgia 30215

**SALES CENTER ASSOCIATE**  
Vee Jokjohor - 404.379.7173  
J.R. Ozley - 770.301.2504

**HOURS OF OPERATION**  
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\*Base prices do not reflect options or applicable lot premiums  
These prices and features are accurate as of 2026-04-03 07:00 and subject to change thereafter.





## INCLUDED FEATURES PLATINUM

### INTERIOR

- 9' Smooth Ceilings on Main Floor
- Designer Nickel or Black Lighting & Plumbing Fixtures
- Ceiling Fan in Family Room & Master Bedroom
- Ceiling Fan pre-wire in Secondary Bedrooms
- Choice of Designer Interior Doors
- Wrought Iron Pickets on Staircase
- 5" Newells at Bottom of 1st Floor Stairs
- Coffered Ceiling with Crown in Dining Room
- Chair Rail and Shadow Box Trim in Dining Room
- Nickel or Black Knobs & Hinges
- 5" Hardwood or LVP in Foyer, Dining, Kitchen/Breakfast
- Tile Flooring in Laundry Room & all Bathrooms\*
- Granite in Master and Marble in Secondary Baths
- Elongated Commodes
- Garage Door Opener with 2 Remotes
- Direct Vent Fireplace with Mantle - Stone or Marble Surround
- Large Walk-In Closets
- Upgraded Low Voltage with Structured wiring Box
- Pre-Wired for Security System
- Indoor Utility /Laundry Room with Electrical Connections & Vent

### KITCHEN

- Stainless Steel Under Mount Sink
- Single Lever Faucet with Vegetable Sprayer
- Stainless Steel Appliances - Includes Electric Cooktop, Wall Mounted Oven & Microwave, Vent Hood &

- Dishwasher
- Stainless Steel Appliances - Includes Electric Cooktop, Double Wall Mounted Oven, MicroHood & 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 Vanities
- 5' Tile Shower
- Nickel or Black Frameless Shower Door
- Freestanding Tub & Roman Faucet
- Large Carpeted Walk-In closets
- Vaulted Ceilings\*
- Trey Ceilings\*
- Private Sitting Room\*

### EXTERIOR

- Fiber Cement Siding
- Craftsman Fronts
- Divided Light Window Grids on Front
- Architectural Roof Shingles
- Master Planned Landscape Package
- 12' x 12' Uncovered Patio\*
- Lifetime Vinyl Soffit
- Shutters\*
- Pre-Finished Gutters with Splash Blocks
- Exterior Floodlights

- Front & Rear Electrical Outlets & Water Faucets

### ENERGY FEATURES

- 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 & Septic Tanks
- FHA/VA Approved
- HOA & Protective Covenants - Protective Covenants - Delete
- Street Lights - Delete
- Approximately 5 acres per lot

\*Varies per Plan

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

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