

The Berkeley

4 BEDROOMS, 2 1/2 BATHS

Main Level	1,633 sq. ft.
Upper Level	1,585 sq. ft.
Finished Sq. Footage	3,218 sq. ft.
Garage	477 sq. ft.



This two-level single family custom home includes numerous innovative amenities while maintaining Piedmont Realty & Construction's commitment to earth friendly building.

The Berkeley is focused around what today's homeowners want—quality construction featuring such earth friendly features as Energy Star rated appliances, Trane® High Efficiency HVAC systems, Energy Star rated tankless hot water heaters, sprayed foam insulation, custom kitchens with furniture grade cabinetry, granite countertops, stainless steel appliances, and great looking, architecturally authentic exteriors. **You asked, we listened. We build distinctive homes for real lifestyles—think superior quality, think higher standards, thinkpiedmont.com**

*Included Features**

- Earth Friendly Home Package Featuring Spray Foam Insulation, 95% Efficient Trane® Gas Furnace, Efficient Energy Star Rated Tankless Hot Water Heater, Energy Efficient Vinyl Clad Windows featuring Low-E Glass with Argon Gas between Panes, and Low Volatile Organic Compound (VOC) Paints, Adhesives, and Building Materials
- Maytag® Stainless Steel Appliances, including Gas Range, Pot Scrubbing Dishwasher, Micro Hood, and Side-by-Side Refrigerator
- Upgraded 42" Furniture Grade Kitchen Cabinets Featuring Solid Wood Dovetailed Drawers, Undermount Full-Extension Guides, Soft-Action Closing System, and Crown Moulding
- Granite Countertops
- Upgraded Trim Package including Adams Casing around All Windows and Cased Openings, 5 1/4" Beaded Colonial Base, 2-Piece Chair Rail in Dining Room, and 2-Piece Crown Moulding in Foyer and Dining Room
- Optional Heated Slab
- 9' Ceilings on Main Level
- Elongated Toilets In All Baths
- Designer Cultured Marble Vanity Tops
- TOTAL KOHLER® Home
- 6" x 6" Ceramic Tile Flooring in Master Bath
- Hardwood Flooring in Foyer, Kitchen & Stairs
- Gas Fireplace
- Overhead Lights in All Bedrooms & Study
- Recessed Lights in Kitchen and Hallways
- Digital Thermostat
- Solid Wood Front Door
- Oil Rubbed Bronze Lever Hardware on All Doors
- Landscaping Package Incl. Sodded Yard
- Brick, Stone & HardiePlank® Exteriors
- Asphalt Driveway

Pricing, room sizes, configurations, and features are subject to change without notice. Elevations and drawings are artist's conception only and may show optional features. Windows and wall offsets vary with elevations.

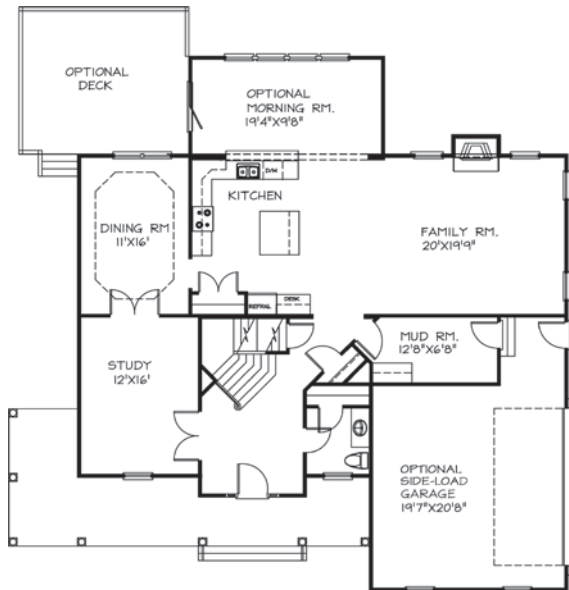
* Partial features list. For a complete list of features, visit thinkpiedmont.com

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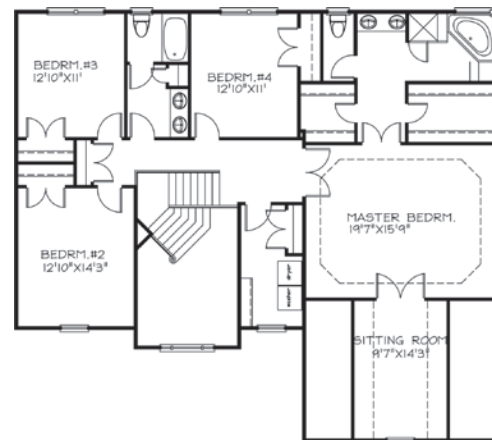
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MAIN LEVEL



UPPER LEVEL



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 Jim Chapman 703 930 0696
 Greg Slater 434 981 6655
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CUSTOM HOMES BY PIEDMONT REALTY & CONSTRUCTION

We believe that when you buy a newly built custom home it should include today's most popular features. That's why we include many of these features and give you the flexibility of changing certain aspects of the home to better fit the way you live! Interested in a feature you don't see listed? Just ask!



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Piedmont difference!