

# Stonehill Family Homes proudly presents

## The Hawthorn Lux II Model

### Homesite #1 at Ruby Meadows - 1915 Garrisonville Rd

3 Acres Fully Wooded - Private Acreage Lot located near Garrisonville

4 Large Bedrooms, 2 1/2 Bathrooms, Finished Basement Rec Room, Bathroom and Study w/Closet

4 Car Garage, Craftsman Front

*Home tentatively scheduled to be completed September 2025*

<b>The HAWTHORN LUX II – Base Price</b>	\$799,900
<b>Featured Options:</b>	
● Lot Premium - Regular walkout basement	\$10,000
● Craftsman Front - Elevation #4 with 4 Car Garage (includes stone wainscott)	\$25,000
● Modern Floor Plan #2	\$3,500
● Brushed Nickel Knobs, Locksets, & Hinges	No Charge
● Vaulted Ceiling - Master Bedroom	\$3,300
● Sunroom - 14' x 14'	\$20,000
● Modern Kitchen - Spring Valley Maple Painted Cabinets	\$1,600
● Granite Countertops in Kitchen - Level A	No Charge
● Gas Cooking in lieu of electric	No Charge
● 25 Cu Ft French Style Refrigerator with water and ice in door	\$1,500
● Stainless Steel Appliances	No Charge
● Garage Door Opener with WiFi - 2	No Charge
● Two Tone Paint - All Three Floors	\$1,300
● Trinity Brushed Nickel Lighting Package	\$1,600
● 52" Ceiling fan w/ light - Master Bedroom, Sunroom, Family Room - Brushed Nickel Trinity cover	\$1,650
● Ceiling fan Rough Ins - Bedrooms 2, 3, 4 & Study	\$1,000
● Free Standing Tub Master Bathroom layout with rain shower head	\$10,900
● Additional Wall Mounted Shower Head Master Shower - Chrome	\$1,100
● <b>Craftsman Staircase only</b>	<b>\$1,000</b>
● <b>Open Foyer to Study</b>	<b>\$500</b>
● <b>Flooring &amp; Tile Upgrades</b>	<b>\$13,900</b>
● Coffered Ceiling - Dining Room 17 x 16	\$4,000
● 60" Electric Fireplace	\$3,000
● Stone Fireplace Surround	\$4,500
● Beaded Siding	No Charge
● Second Floor Laundry Room - Master Bedroom	\$2,200
● Hardwood Stairs	\$3,000
● Additional Pantry in Desk Area	\$500
● Black Windows and Gutters	No Charge
TOTAL OPTIONS	\$115,050
TOTAL SALES PRICE	<b>\$914,950</b>
FREE OPTIONS -with use of preferred lender and title co.	<b>\$15,000</b>
NET SALES PRICE	<b><u>\$899,950</u></b>