

# 624 BERTONLEY AVE.

4 BEDROOMS | 3 ½ BATHROOMS | 3,562 SQ FT



## PIKE

PROPERTIES



Welcome to the seemingly impossible. A home unlike anything else you've been able to find with the perfect size, location, and price all in one with designer finishes and striking architectural design. An intimate, open concept main living space with loads of natural light overlooks a fenced backyard. Jenn-Air appliances, custom cabinets, marble tops, and designer tile accent the chef's kitchen. A vent-free gas fireplace is flanked by built-ins which evokes warm and peaceful vibes in the living room with easy access to the covered porch. Eco-friendly, durable White Oak floors span throughout. A set of corner windows in the home office allows for the perfect spot to be inspired. The expansive owner's retreat awaits upstairs with elegant finishes, free-standing soaking tub, walk-in shower, and spacious WIC. 3 guest bedrooms with hardwoods and attached baths ensure that kids and guests alike are satisfied. A 3rd-floor bonus room is ready for whatever your heart desires. Welcome home!

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PHONE  
NO 704 332 3332

FAX  
NO 704 973 0000

1401 CENTRAL AVE.  
SUITE 200-G  
CLT, NC 28205

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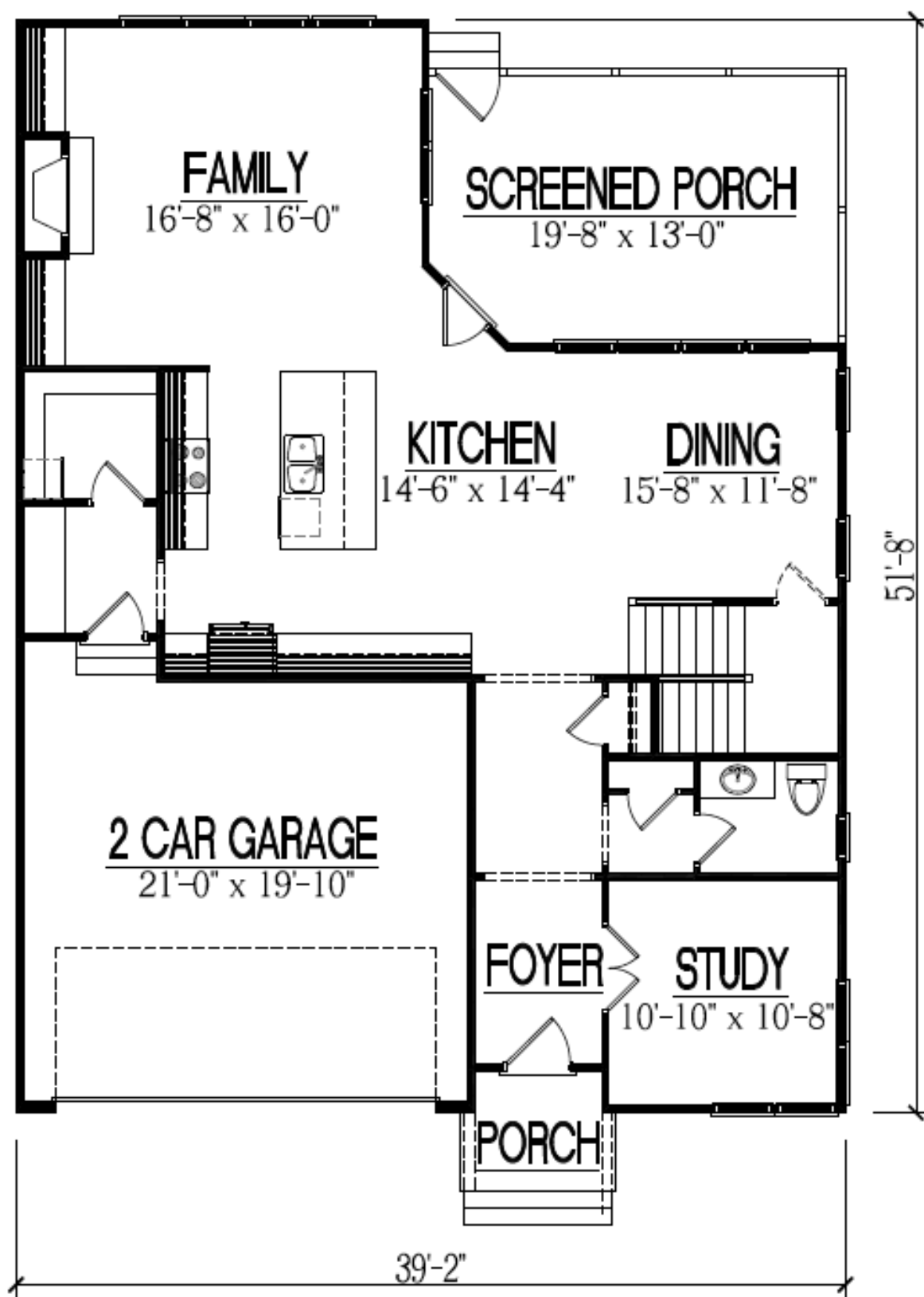
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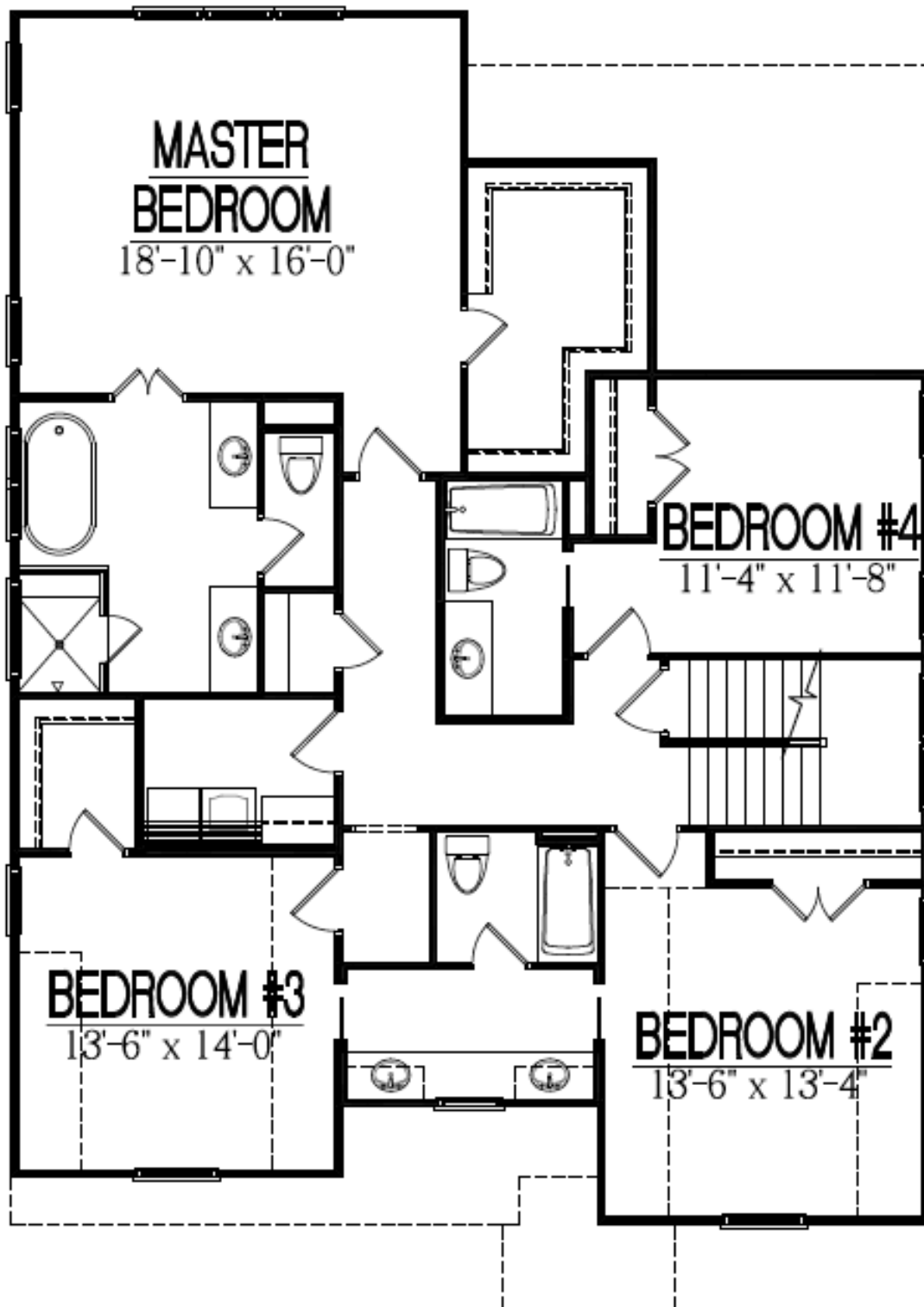
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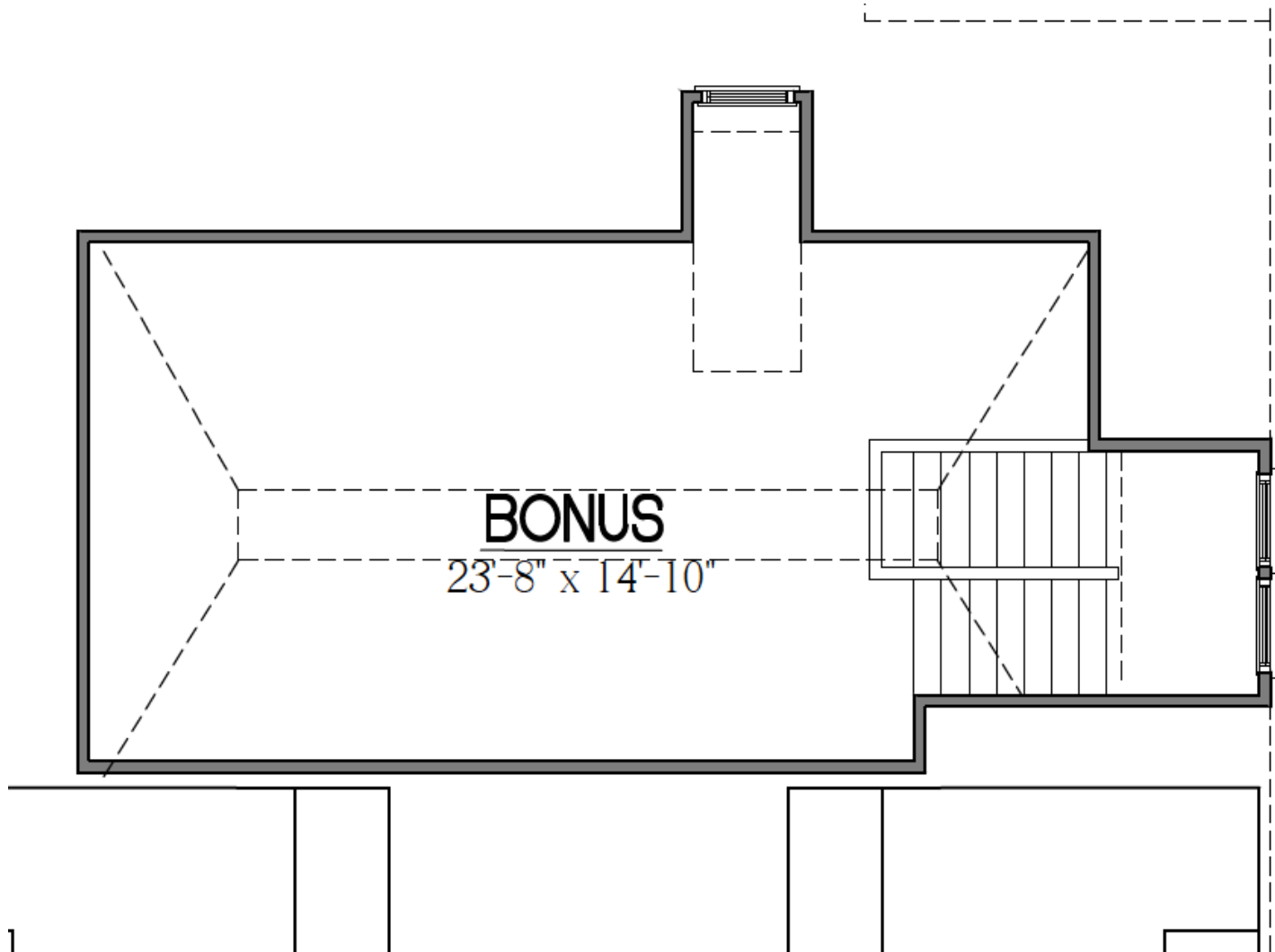


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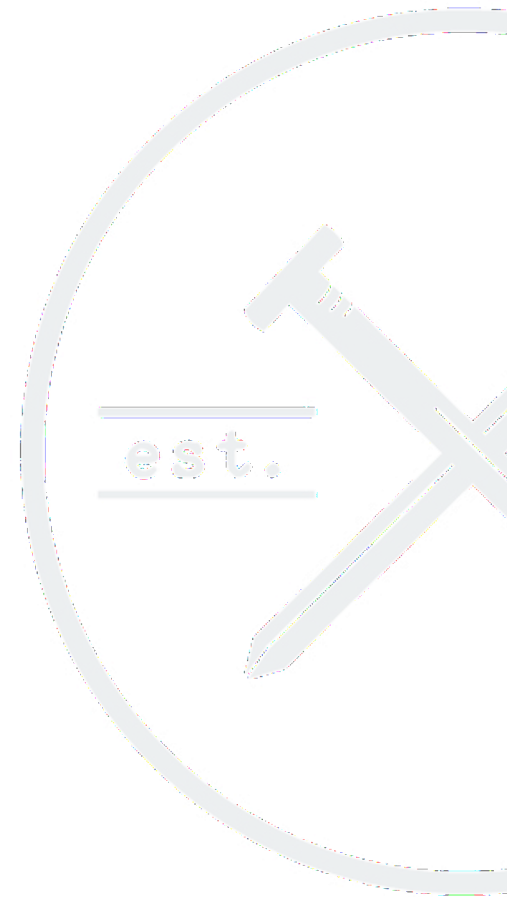


# EXTERIOR SPECIFICATIONS



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- Custom plan designed by award winning home design firm
- Genuine James Hardie siding exterior
- Solid fir doors (Front door, porch door)
- 2-car attached garage with custom cedar wood door
- Anderson 366 series windows
  - ✓ Low-E Energy efficient
  - ✓ Custom SDL bars for architectural authenticity
- Full landscape package
  - ✓ Full sodded front yard and rear yard
  - ✓ Drip irrigation on all plants for automatic hassle-free watering
- Fully fenced back yard
- Covered bluestone front porch
- Custom metal front railings
- Covered rear porch with cable pre-wire
- Stained V-groove front & rear porch ceilings
- 30-year architectural shingles
- 5"aluminum gutters with 4" round downspouts
- Architectural shutters
- SEALED crawl space foundation



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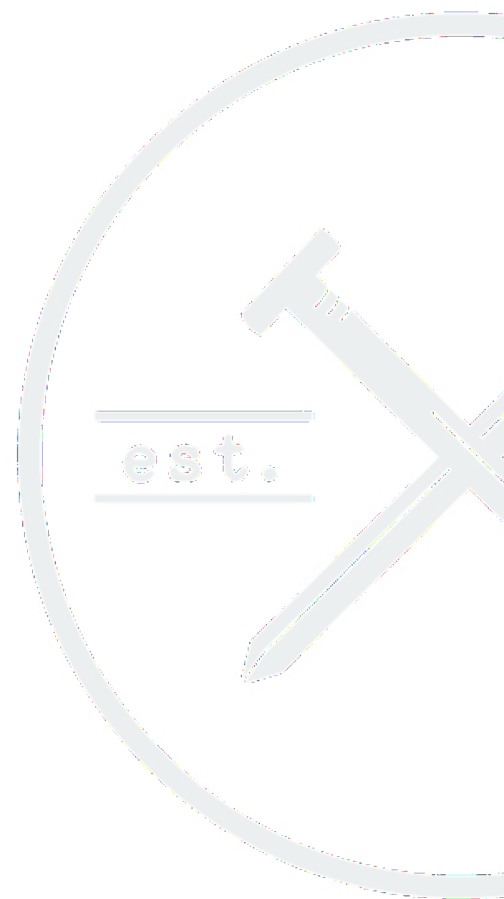


# INTERIOR SPECIFICATIONS



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- Designer lighting, tile, and plumbing fixtures throughout.
- Trim details including:
  - Shiplap wainscoting (Office)
  - Shiplap backed built-in bookcases (Living Room)
  - Custom fireplace mantel
  - Custom Drop-Zone
  - 10" baseboard with 5" cove crown throughout main level
  - 8" baseboard with 5" cove crown throughout upper level
- Site finished White Oak Floors finished in eco-friendly Rubio Monocoat finish
- Custom locally crafted cabinetry
  - ✓ Full-Overlay cabinetry in kitchen and laundry.
  - ✓ Soft close doors and drawers throughout
- Jenn-Air appliance package in kitchen
  - ✓ 36" Dual fuel range w/ 4 burners and griddle in Stainless Steel
  - ✓ French door refrigerator in Stainless Steel
  - ✓ Under counter microwave in Stainless Steel
  - ✓ Dishwasher in Stainless Steel
- Solid surface countertops throughout; marble, granite, engineered stone
- Custom hardboard shelving in all closets and pantry
- Lennox HVAC 14 seer equipment with gas furnace
- Tankless hot water heater
- Full low voltage pre-wire
  - ✓ Pre-wired 5.1 Surround Sound in Great Room
  - ✓ Pre-wired for speakers in kitchen and rear porch
  - ✓ Cat6e and RG6 pre-wire for all bedrooms and TV locations
  - ✓ HDMI pre-wire to Great Room and Rear porch fireplace
  - ✓ All wiring is directed to a centralized panel.
  - ✓ Pre-wired Cat6e and RG6 to D-mark on exterior of home.



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