

The Geneva Estate

Ready Home for Sale



Driveway & Landscaping not included.
Not actual home, but similar plan.

\$749,900*

July Occupancy

Canopy Hill (Lot 67)
347 York Street
Union Grove, WI 53182

-  3 Bedrooms
-  2 Bathrooms
-  2,033 SF
-  3 Car Garage

Directions:

I-94 to Hwy 20. West to Spring Street. Left on Spring Street. Left on Hwy 45/S. Colony Ave. Right onto 58th Road into neighborhood. Left on York Street to home on the left.

*Price subject to change without notice.



KITCHEN FEATURES

- Designer kitchen with stained cabinets with crown molding & soft close doors/drawers
- Quartz countertops, tile backsplash, painted island w/ snack bar
- Walk-in pantry w/ melamine shelving
- GE® designer kitchen appliance package w/built-in microwave, dishwasher, slide-in gas range, chimney hood, & built-in look French door refrigerator in slate finish

MAIN LEVEL FEATURES

- 11' ceiling in great room
- Transom windows in great room & office
- Luxury vinyl plank flooring in foyer, kitchen/nook, office, great room, laundry, mudroom & hallways
- Gas fireplace w/stacked stone surround & boxed mantel
- Built-in boot bench in mudroom
- Laundry room w/ cabinet & utility sink w/ under cabinet storage
- Luxury vinyl plank flooring, linen closet & window above shower in bath 2
- Linen closet in hall 2
- Additional windows & select jamb & cased windows
- 4 ¼" base & 3 ½" casing
- Office w/ glass double swing doors

MASTER SUITE FEATURES

- Box up ceiling w/ crown molding
- Large walk-in closet
- Double bowl vanity
- Separate commode room
- Large corner walk-in tiled shower w/ swing glass door & wall-to-wall tile shelf
- Tile flooring

ADDITIONAL FEATURES

- 4' lookout w/ triple sliding windows in the basement
- 2' side bump to bath 2 & 3' bump to nook
- Basement bathroom plumbing rough in
- Solid core doors
- 2x6 Construction
- Orange peel drywall finish
- Ultra quiet garage door opener
- Azek® deck
- Focus on Energy Certified
- Pella® Windows
- Dura Supreme® Cabinets
- Moen® Faucets & Kohler® Toilets
- Maxim® Light Fixtures
- Builder Warranty Included

Floor Plan on Other Side →



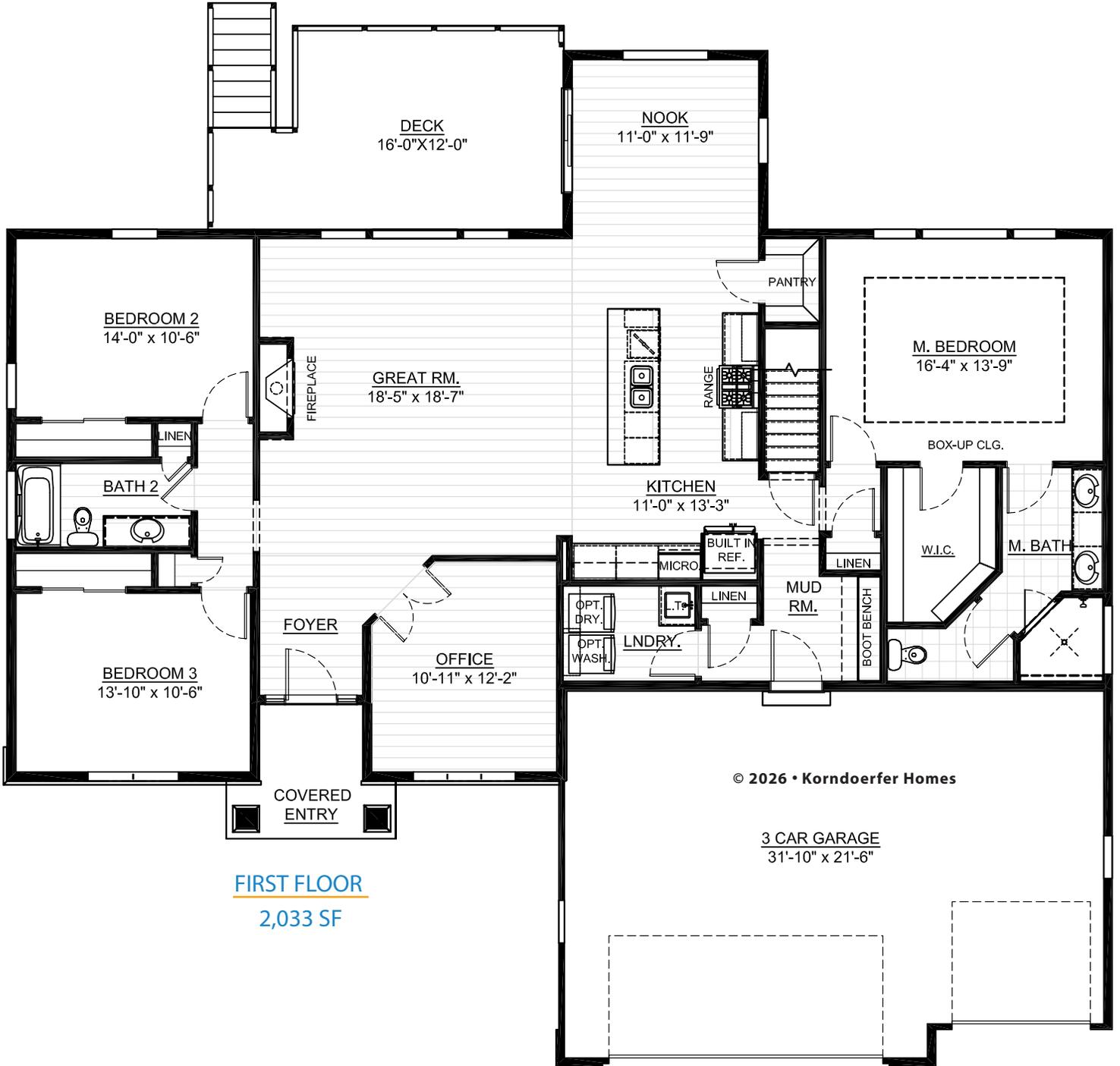
ASK RYAN!

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The Geneva Estate Floor Plan



FIRST FLOOR
2,033 SF



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