

SWELL HOUSE COLLECTIVE

Welcome Home

1907 CYPRESS AVENUE

VIRGINIA BEACH, VIRGINIA

WHY BISHARD HOMES?

More than 20 years after Bishard Development Corporation was introduced, we continue the tradition that the Bishard brothers began.

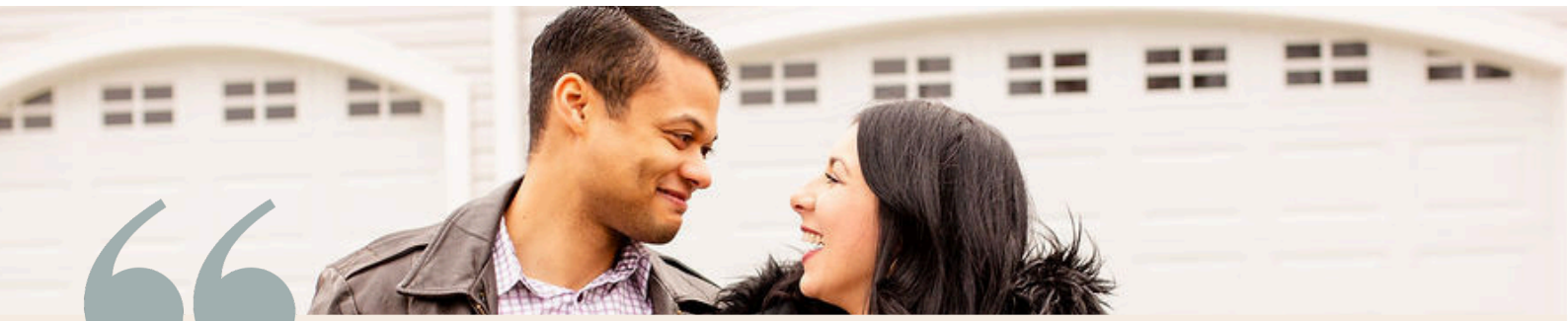
Over the years, the area has changed. Design, materials, and technology have evolved, enabling us to build
homes that "perform"—with smart technology, energy efficiency, and design innovations that increase comfort and convenience.

Still, the desire for the serenity that can only be experienced at the shore remains the same—along with the integrity of the people who make Bishard Homes a success. From your first inquiry through finalizing your choices and following the path to ownership, we will smoothly navigate you through every step.

We listen. We offer ideas. We use our experience to bring your dream to life.

Bishard Homes is not our business. It's our pleasure.





Bishard Homes and Bishard Builders have an outstanding reputation for building quality affordable housing and standing firmly behind the quality construction they construct!
-MICK, VIRGINIA BEACH

Swell House Collective

1907 CYPRESS AVE UNIT 101

Experience modern coastal living in the Rocky Point at Swell House Collective, located at 1907 Cypress Avenue in Virginia Beach's ViBe Creative District. This four-level floor plan offers approximately 1,642 square feet, three bedrooms, 3.5 bathrooms, a one-car garage, and a private rooftop terrace. A first-floor bedroom suite provides added privacy for guests, a roommate, or a home office. The second floor features the owner's suite, a secondary bedroom, a full hall bathroom, and a conveniently located laundry room. On the third floor, the open kitchen, dining area, and living space create a welcoming place to gather and entertain. Swell House Collective pairs modern coastal living with a sought-after location near the Boardwalk, restaurants, coffee shops, boutiques, local art, and the Old Beach Farmers Market.



BISHARD HOMES

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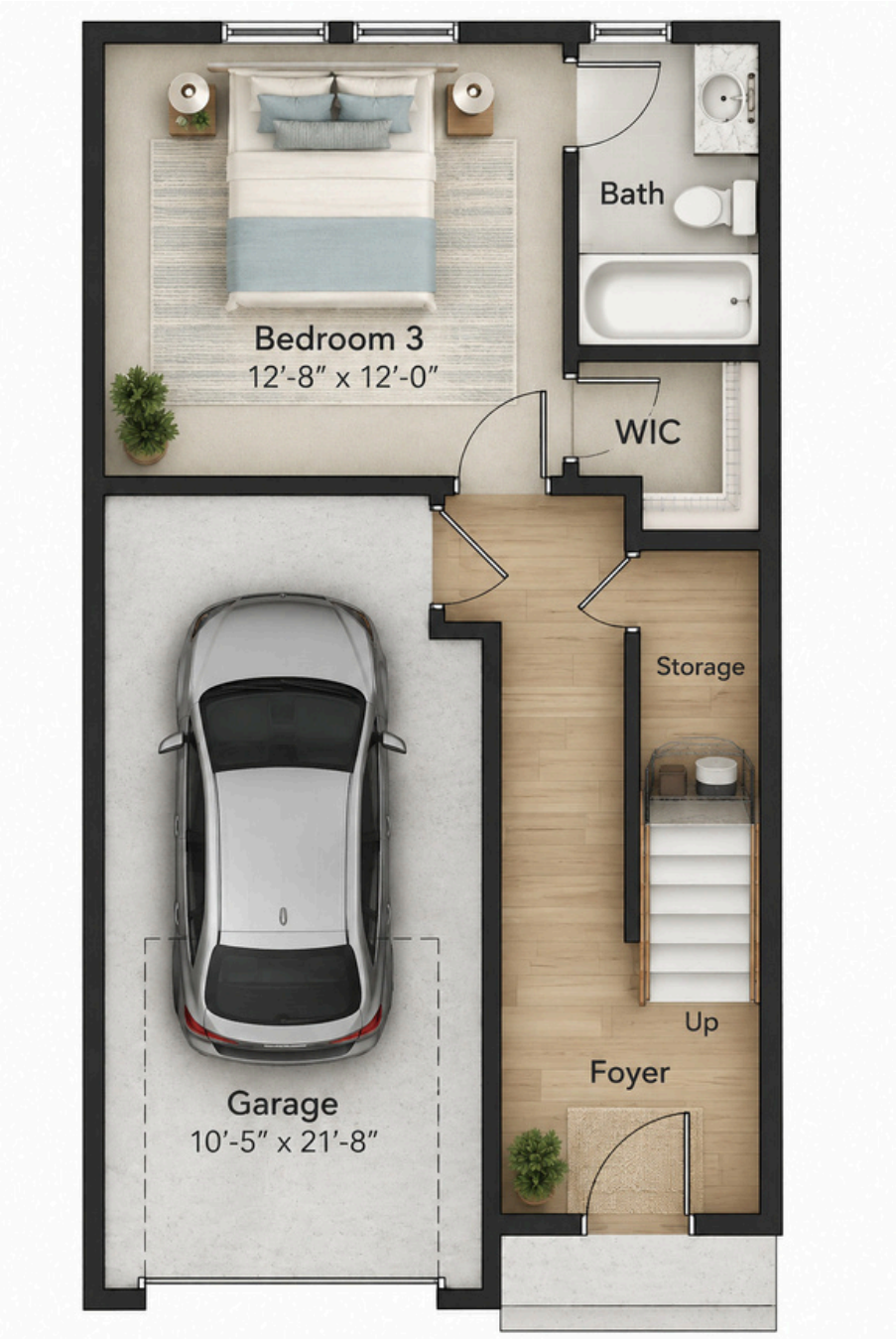


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The Rocky Point

1907 CYPRESS AVE UNIT 101

FIRST FLOOR



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SECOND FLOOR



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THIRD FLOOR



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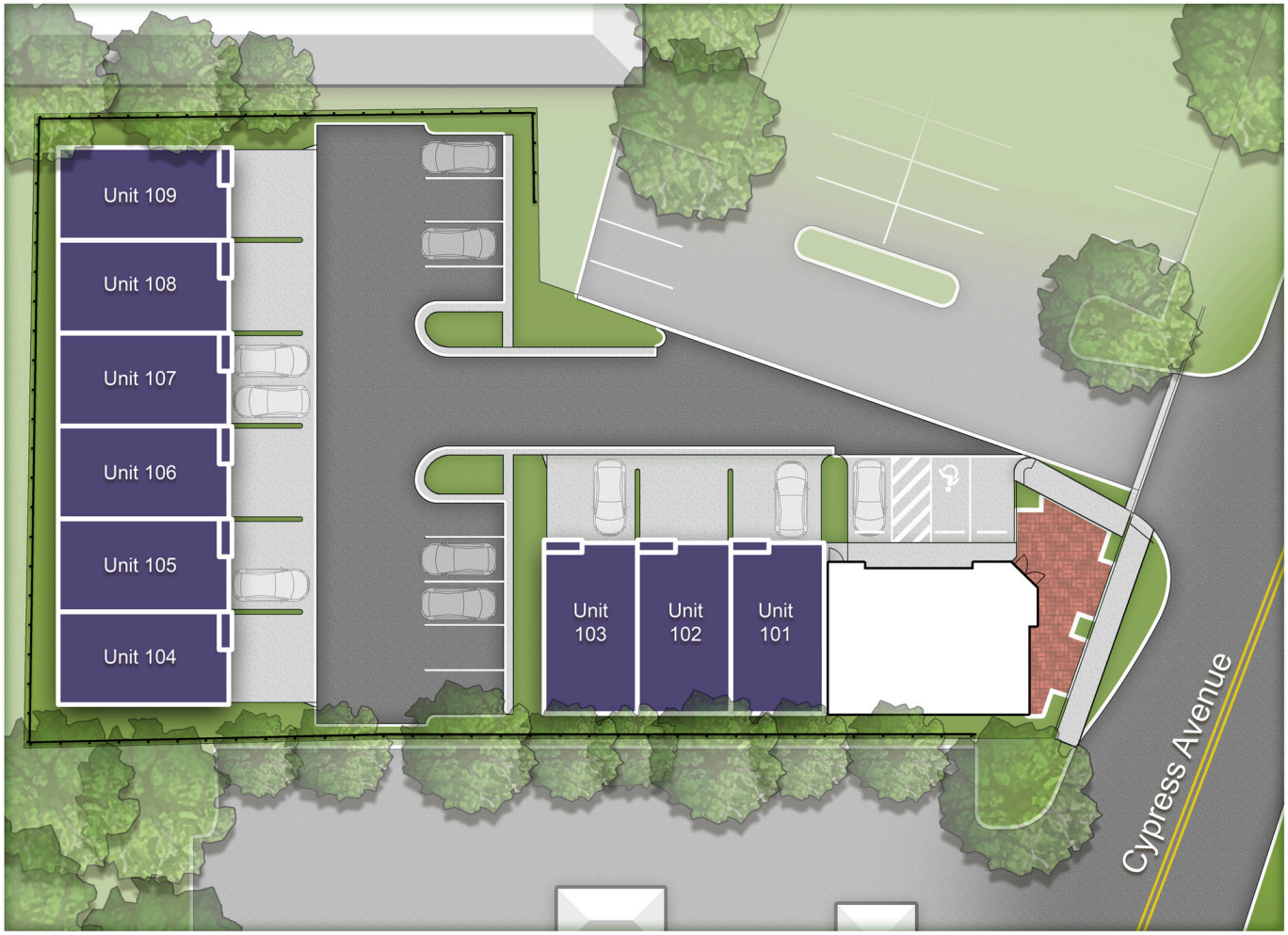
FOURTH FLOOR



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Swell House Collective

SITE LAYOUT



BISHARD HOMES

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Swell House Collective

STANDARD FEATURES

DINSTINCTIVE EXTERIOR

- Beautiful Appointed Exterior Features
- Vinyl Windows Low E Glass with grids
- 30 Year Architectural Shingles
- James Hardie Siding
- Fiberglass Entry Door
- Brick accents/ skirt on the Front/ Side Elevation (Per Plan)
- Carriage Garage Door with Glass Windows
- Designer Brand Lighting Fixture Package
- Hose Bibs – Front and Rear
- GFI Protected Outlets – Front and Rear
- Concrete Walkways
- Landscape Design Including Shrubs & Sod (Per Plan)
- Brush Finished Concrete Outdoor Living Patio
- Standing Seam Metal Roofs (Per Plan)

ELEGANT INTERIOR FEATURES

- Interior Floor Plans Designed to Maximize Natural Light
- High Ceilings in Living Area
- Deluxe 42" (Upper) Cabinets
- Soft close Dovetail Drawers and Doors
- Granite or Quartz Kitchen Countertops
- Whirlpool Stainless-Steel Appliances
- Slide-In Gas Range and Microwave in below Cabs
- Luxury Vinyl Plank in the Living Area
- Stain Resistant Carpet in all Bedrooms & Halls
- Abundant LED Recessed Lighting (Per Plan)
- Smooth Drywall Finish
- Sherwin Williams 2-Tones Interior Paint
- Electric Fireplace
- Cat6 Outlets in All Bedrooms and Living Room
- Smurf Tubing in Living Room for Entertainment Equipment
- Smart Closet for Whole Home Wi-Fi Connectivity

OWNER'S SUITE BATH

- Ceramic Tile Floors
- Tile Shower Walls w/ Fiberglass Base
- Granite or Quartz Vanity Countertops
- Quality Delta Fixtures and Matching Bath Hardware
- Elongated Toilet

SECONDARY BATHS

- Pedestal Sink with Oval Mirror in Powder Room
- Granite Vanity Countertops
- LVP Flooring or Ceramic Tile Flooring in Bathrooms
- Low Maintenance Fiberglass Tub/Shower Inserts
- Quality Delta Fixtures with Matching Bath Hardware
- Elongated Toilets

ENERGY EFFICIENCY

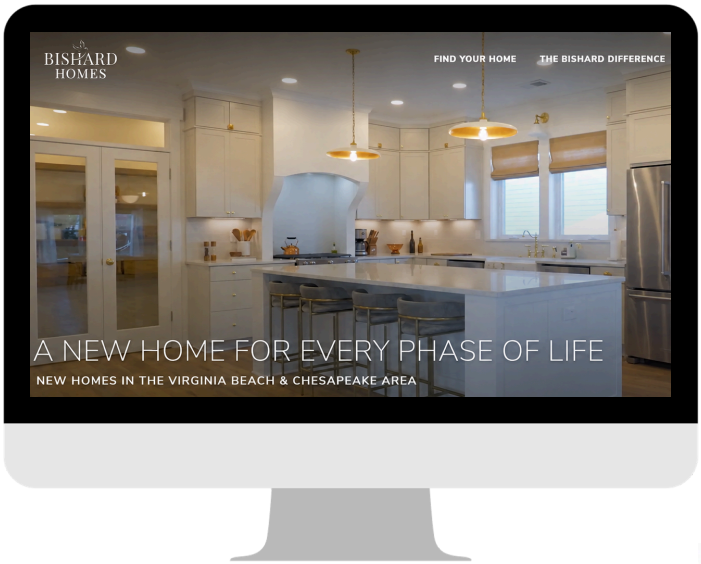
- LED Energy Efficient Bulbs Throughout Home
- Energy Star Appliances
- Energy Efficient Gas Furnace with 15 SEER A/C
- Programable Thermostat with Smart PhoneConnectivity
- R-49 Attic Insulation, R-15 Exterior Wall Insulation
- Insulated Concrete Slab Foundation
- Spray Foam Insulation on All Penetrations
- TYPAR House Wrap System
- Energy Efficient Tankless Water Heater

WARRANTY

- 1 Year Material & Workmanship
- 5 Year Structural Warranty

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QUESTIONS?



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NEW HOME SPECIALISTS
(757) 703-3367