



welcome home

BISHARD HOMES

611 23RD 1/2 ST



BISHARD
HOMES

WHY BISHARD HOMES?

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

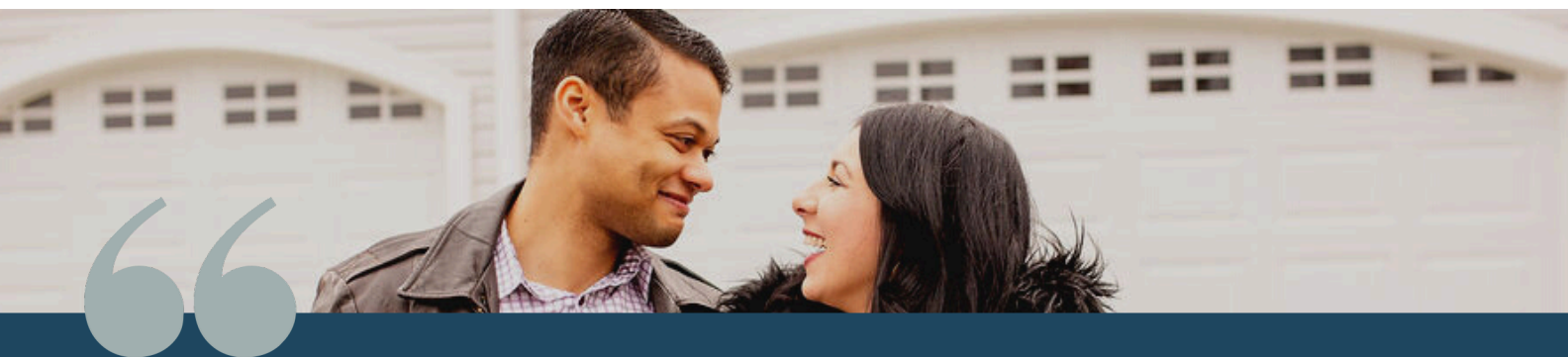
Over the years, the area has changed. Design, materials, and technology have evolved, enabling us to build

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

The Taylor

611 23^{R D} HALF STREET

The Taylor is a unique home with 2 bedrooms, 1 bathroom, and a 2-car garage within 800 square feet of living area located on the outskirts of the ViBe Creative District, which offers local restaurants and shops in addition to the beloved Old Beach Farmer's Market. This unique garage apartment layout allocates a spacious two-car garage on the ground floor, while the upper level is dedicated to living. Upon entering the foyer, you gain access to the garage and a covered porch at the rear, along with a convenient closet.

Upstairs is home to a cozy living room overlooked by the adjacent kitchen and a second-floor deck. Additionally, both bedrooms, a full bathroom, and a laundry closet are situated on this level. The Taylor makes for a quaint cottage or an attractive investment property!

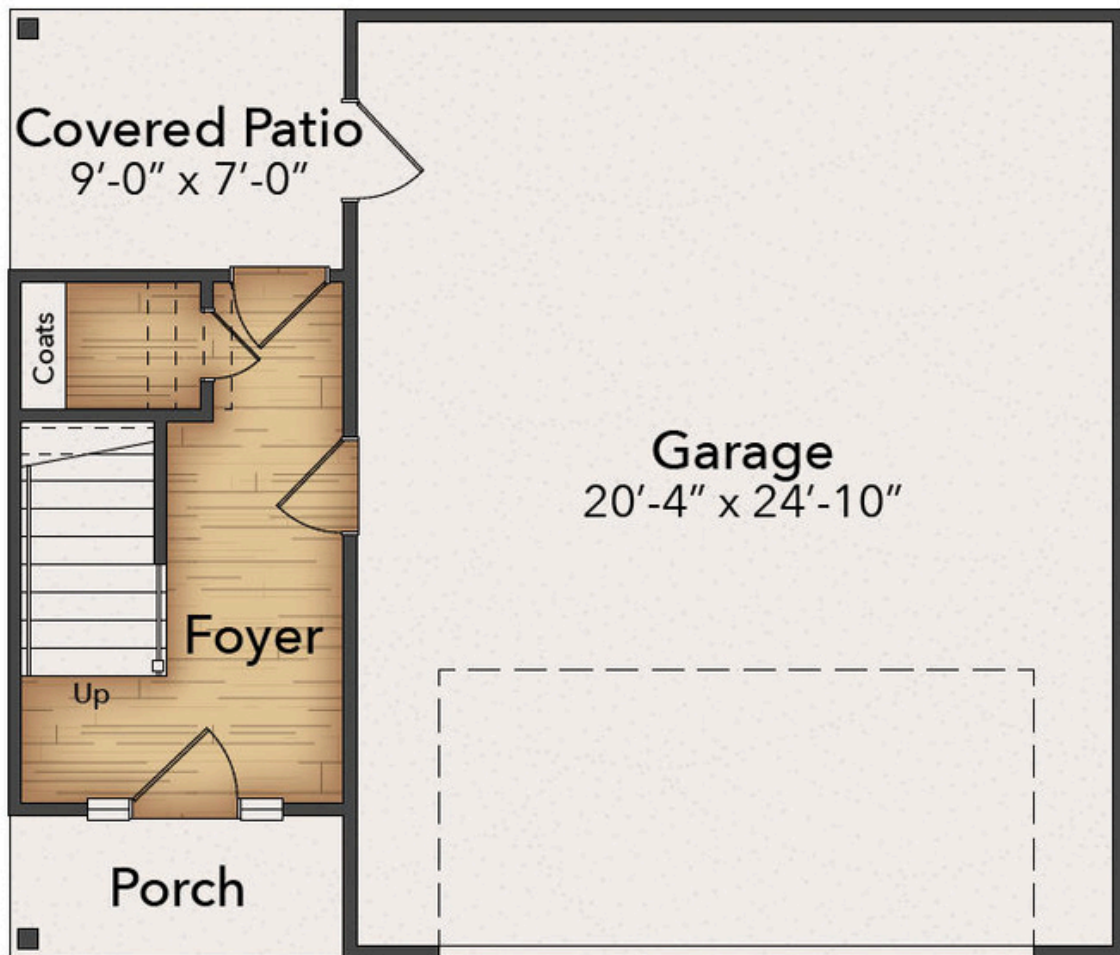


**BISHARD HOMES**

The Taylor

611 23RD HALF STREET

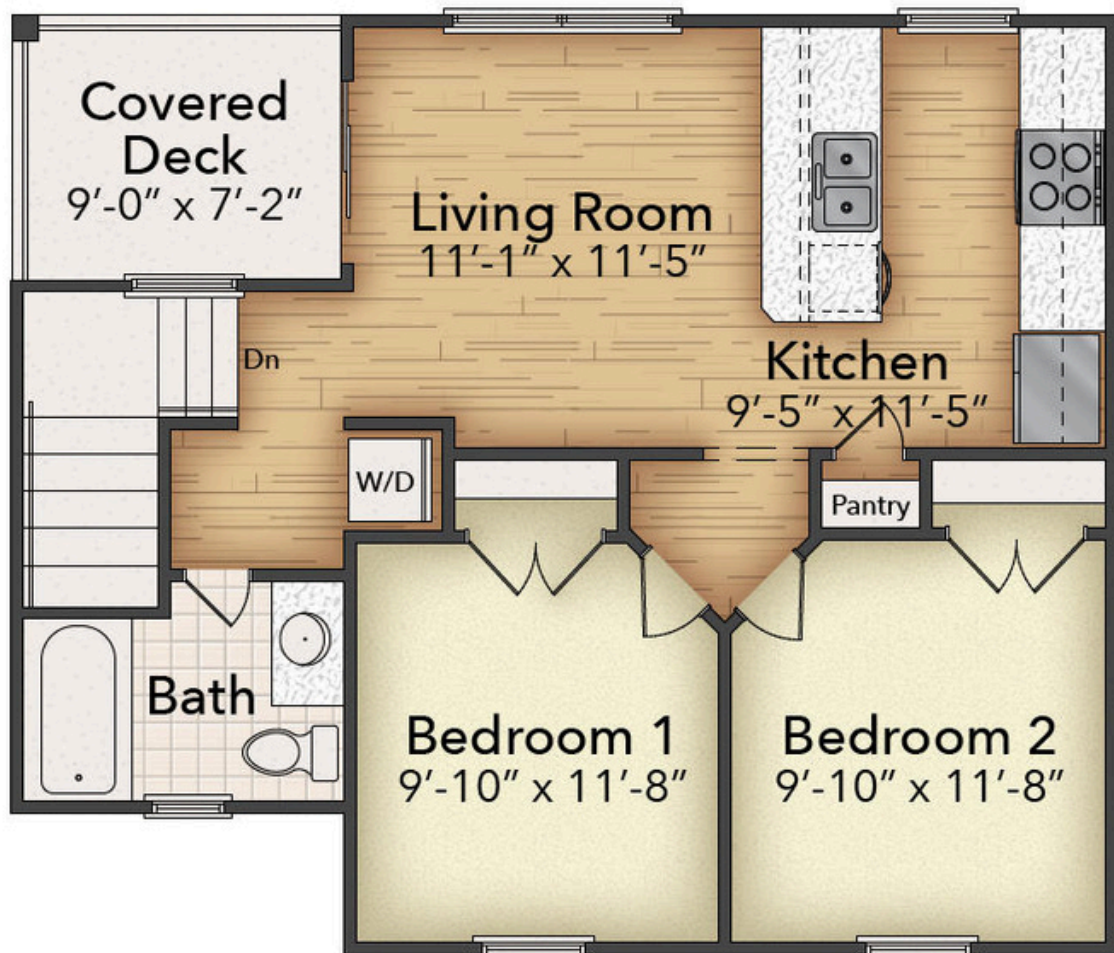
FIRST FLOOR



The Taylor

611 23RD HALF STREET

SECOND FLOOR



Site Plan

23RD STREET



**Site plan is an artistic rendering, subject to artistic liberties.*

611 23rd Half Street

STANDARD FEATURES

DISTINCTIVE EXTERIORS

- Beautiful Appointed Exterior Features
- Vinyl Windows Low E Glass with grids
- 30 Year Architectural Shingles
- James Hardie 8.5" Color Plus Lap Siding
- Fiberglass Entry Door
- Brick accents/skirt on front elevation
- Raised Panel Garage Door
- Designer Brand Lighting Fixture Package
- Hose Bibs – Front and Rear
- GFI Protected Outlets – Front and Rear
- Concrete Walkways
- Landscape Design Including Shrubs & Sod
- Brush Finished Concrete Outdoor Living Patio

ELEGANT INTERIOR FEATURES

- Interior Floor Plans Designed to Maximize Natural Light
- High Ceilings in Living Area (9' Per Plan)
- Deluxe 42" (Upper) Cabinets
- Maintenance Free Backsplash
- Granite Kitchen Countertops
- Delta Designer Kitchen Faucet & Modern Kitchen Sink
- Stainless Steel Appliances
- Free Standing Gas Range & Microwave above
- Shaw Optimum LVP in the Living Area
- Hardwood Oak Treads from 1st the 2nd floor
- Ceiling Fan in the Living Room
- Decorative Colonial Trim w/ 4 ¼" Baseboard and 3 ¼" casing
- Cable Outlets in All Bedrooms and Living Room
- Smart Closet for Whole Home Wi-Fi Connectivity
- Sherwin Williams 2-Toned Paint

ATTENTION TO BATHROOM

- Granite Vanity Countertop
- Low Maintenance Fiberglass Insert
- Quality Delta Fixtures & Matching Bath Hardware
- Elongated Toilets

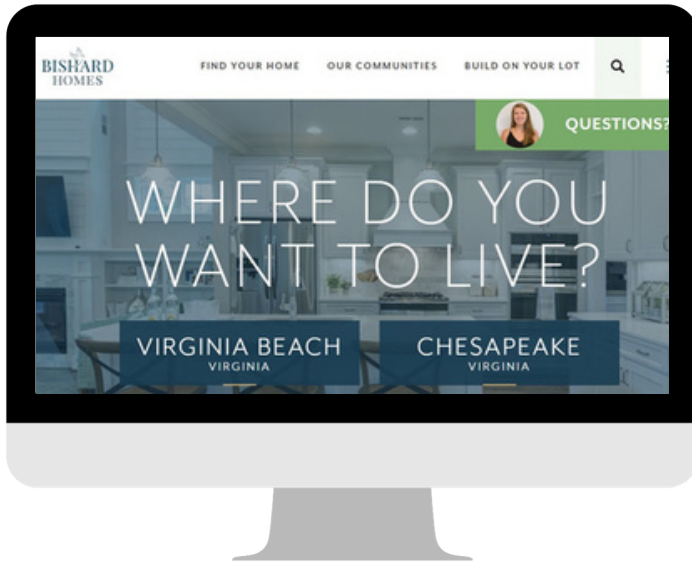
ENERGY EFFICIENT FEATURES

- LED Energy Efficient Bulbs Throughout Home
- Energy Star Appliances
- Energy Efficient Gas Furnace w/ 14 SEER A/C
- Programable Thermostat w/ Smart Phone Connectivity
- 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

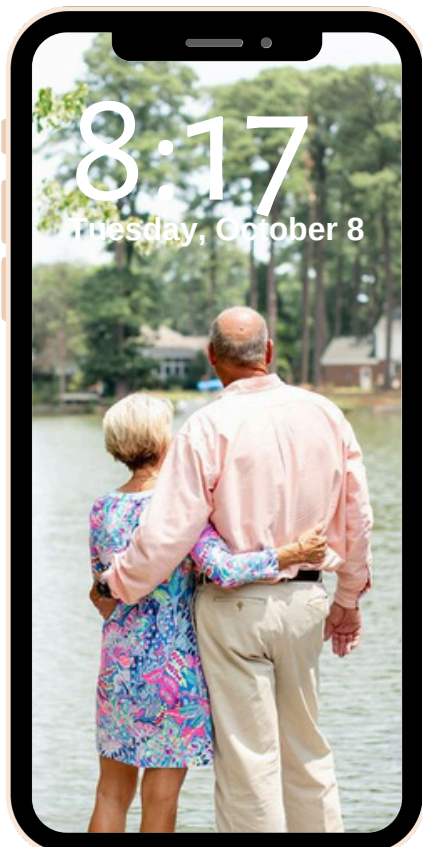
WARRANTY

- 1 Year Material & Workmanship
- 5 Year Structural Warranty

QUESTIONS?



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NEW HOME SPECIALISTS
(757) 703-3367