



MOSAIC
COMMUNITY LIFESTYLE
REALTY

CANDLER



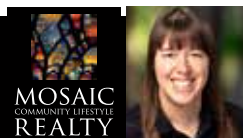
117 ENGLISH DRIVE | CANDLER, NC 28715



NEW SCANDINAVIAN-STYLE NORTH HILL HOME IN ENGLISH FOREST

... a new development of eight houses. This stylish home is flooded with natural light, featuring high ceilings and oak hardwood floors throughout the main level. The spacious living room has an oversized window overlooking the deck; the kitchen includes leathered granite counters, stainless appliances, soft-close cabinetry and a breakfast bar. Main-level primary suite includes a walk-in closet and a bathroom with a double vanity. Lower level includes two bedrooms, a bathroom, a laundry room and a large utility room. Exterior features fiber cement siding, Thermory® decking and cedar railings. Large lot offers privacy with mature trees and a partially covered front deck for outdoor living. Two-bay carport and a detached studio shed with electric. A perfect blend of style, functionality and convenience! Seller offering \$20k credit that buyer may apply toward interest rate buydown and/or closing costs!

3 BEDS | 2.5 BATHS | 2,031 SF | 0.71 ACRE | MLS #4259878



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FEATURES

- Brand-new North Hill home—modern Scandinavian style with an open floor plan, nestled in the private English Forest neighborhood, a burgeoning development in convenient Candler
- Durable, stylish fiber cement siding, Thermory® deck flooring and cedar deck railings
- Concrete steps/walkway leads from carport to glass front door and wraparound deck
- Located mere minutes from downtown Asheville; easy access to lots of local amenities
- Includes many energy-efficient elements that include Marvin composite windows, high-efficiency 18 SEER heat pump, and heat pump/hot water heater; this home is HERS rated
- Enjoy healthy outdoor living from the expansive, partially covered front deck; the large lot—with soaring, mature trees and abundant nature—creates an escape from busy urban life; a privacy fence runs along the back of the home
- Open, airy floor plan features high ceilings, an abundance of natural light, a primary bedroom on the main level, and oak hardwood flooring
- Lower level features LVP flooring, two bedrooms, a full bathroom, a laundry room with a sink, and a spacious utility room
- Spacious living room has a stunning, large window overlooking the deck and glass sliding doors leading to the deck
- Designer kitchen features leathered granite counters, stainless steel appliances, contemporary soft-close cabinets, lots of countertop space, and a breakfast bar
- Primary bedroom features abundant light from large windows, walk-in closet with built-in organization, and an ensuite full bathroom that includes a double vanity and a tiled shower with zero-step entry
- Hallway features a half bathroom with pendant lighting and extra storage
- Large bedrooms get great natural light
- Two-bay carport with plenty of parking in driveway
- Detached studio shed matches the home's look; with electricity, could serve many uses

DIRECTIONS

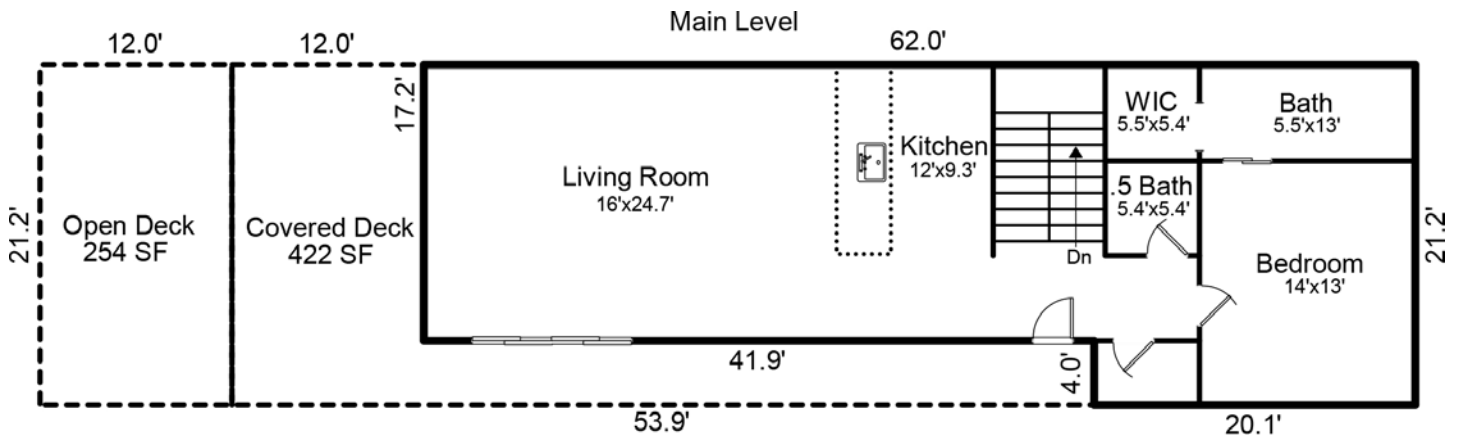
FROM DOWNTOWN ASHEVILLE: From Smokey Park Highway, turn onto Acton Circle. Turn right onto Monte Vista Road. Turn right onto Holbrook Road. Turn left onto Homestead Road. Follow Homestead to the entrance to English Forest. 117 English Drive is on the left; sign in the yard. *OR* use “99 English Drive Candler” in GPS, which will lead you into the subdivision.



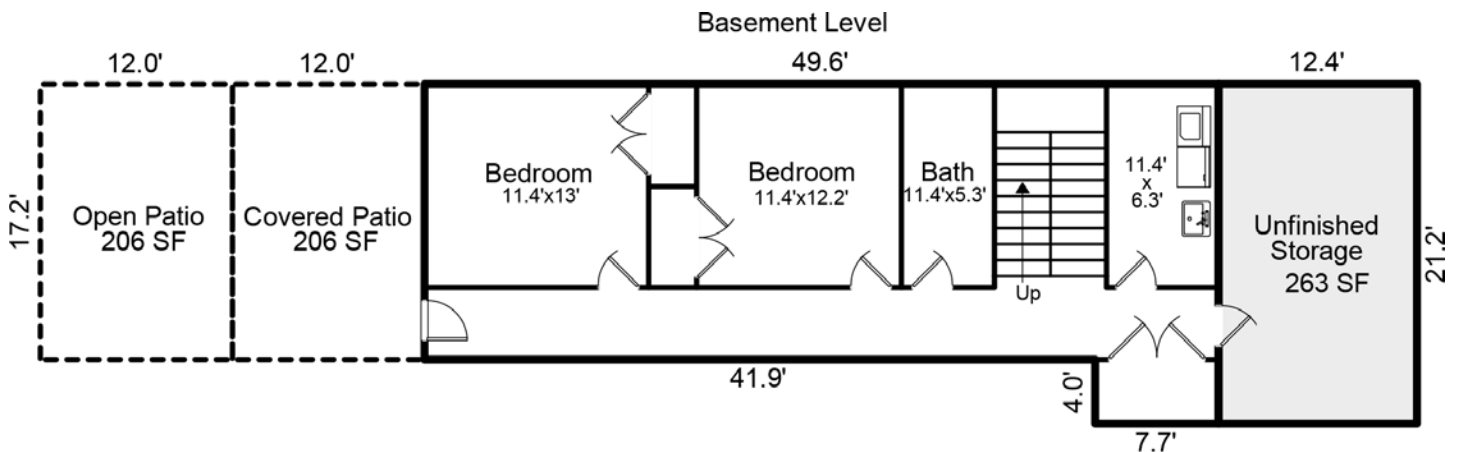
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FLOOR PLANS



Main Level Finished Living Area = 1,147 SF
Basement Level Finished Living Area = 884 SF
TOTAL FINISHED LIVING AREA = 2,031 SF



Basement Level Finished Living Area = 884 SF