



# HOME FEATURES & UPGRADES

2820 OLD CHURCH ROAD | CUMMING

## EXTERIOR & SYSTEMS

- Brick-Front Exterior with Cement Siding
- Timeless Curb Appeal
- Established Saddlebrook Glen Community
- Mature Trees & Generous Yards
- Expansive Fenced Backyard
- Backyard Patio for Outdoor Entertaining
- Rental Restriction: 6-Month Minimum Lease

## MAIN LEVEL

- Dramatic Two-Story Foyer with Statement Chandelier
- Front & Back Staircases with Iron Balusters
- Fresh Neutral Paint, Updated Lighting, & New Blinds Throughout
- Formal Dining Room
- Flexible Formal Living Room / Office
- Family Room with Painted Brick Fireplace
- Updated Powder Room with Custom White Vanity, Marble Countertops & New Lighting

## KITCHEN

- Fully Remodeled Kitchen
  - Custom Cabinetry
  - Granite Countertops
  - Classic Subway Tile Backsplash
  - Stainless-Steel Appliances
  - Walk-In Pantry
  - Open Flow to Family Room
  - Ideal for Everyday Living & Entertaining

## PRIMARY SUITE

- Oversized Primary Suite
- Chandelier Accent in Sitting Area
- Huge Walk-In Closet with Closet System
- Spa-Inspired Primary Bath
  - Separate Vanities
  - Deep Soaking Tub
  - Walk-In Shower
  - Abundant Natural Light



**VISIT [2820OLDCHURCHROAD.COM](http://2820OLDCHURCHROAD.COM) FOR MORE INFORMATION**

## **SECONDARY BEDROOMS & BATH**

- Three Spacious Secondary Bedrooms
- Updated Jack-and-Jill Bath
  - White Cabinetry
  - Granite Countertops
  - Tub/Shower Combo
- Convenient Upstairs Laundry Room

## **FUNCTIONAL SPACES**

- Separate Laundry Room on Upper Level
- Flexible Formal Living Room Ideal for Office or Sitting Area
- Spacious Family Room for Gathering
- Large Backyard with Room to Relax & Play

## **LOCATION**

- Located in South Forsyth
- Junior Olympic-Sized Community Pool
- Tennis & Pickleball Courts
- Community Playground
- Quick Access to GA 400
- Minutes to Halcyon, Avalon, The Collection & Marketplace Blvd
- Close to Trader Joe's, Whole Foods & North Georgia Premium Outlets
- Near Big Creek Greenway, Caney Creek Park & Lake Lanier
- Convenient to Northside Forsyth Hospital
- Highly Regarded Denmark High School District



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