

Notable Features

4 Beds | 4.5 Baths | 4,703 Square Feet | Dual Primary Suites | Dual Laundry Rooms

MAIN HOME

- Two primary suites
- Dual laundry rooms, main & upstairs
- 4 Sided brick
- Gated security access
- Walkout daylight basement
- Finished basement bath
- Open concept
- Primary on the main
- Walk-in closet

HOA BENEFITS

- Exterior insurance included
- Replacement of the roof
- Repair and maintenance of the irrigation system
- Exterior paint as needed (recently painted in 2024)
- Replace and maintain or repair gutters (upgraded to 5" gutters 2024)
- Pest and termite treatment
- Water service
- Trash and recycling pickup
- Gate and road maintenance
- Lawn and grounds maintenance

LOCATION

- Newtown park is one of the top award-winning dog parks in the country and also includes tennis and pickleball, walking trails within all within **5 minutes**
- North Point Shopping + Dining within **10 minutes**
- Johns Creek Town Center + Medley will become Johns Creek's new walkable downtown district featuring restaurants and boutique retail, entertainment venues within **7 minutes**
- Ocee Park is comprised of multiple sports fields, playgrounds, tennis courts and walking trails located within **5 minutes**
- Big Creek Greenway is within **5 minutes** from the home, it's a serene 12 mile stretch and wide, paved multi-use trail designed for walking, running, cycling and nature viewing. It's one of the most requested lifestyle features buyers mention in North Fulton
- Haynes Bridge Middle School walkable by one mile or **within a 3 minute drive**

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