

# 4 BROUGHTON AVENUE

OUR  
TOWN  
P L A N S

CREATE A PLACE WHERE TRADITION CAN ENDURE

## HIGHLIGHTS

Detached townhouse

3,189 square feet

3 Bedrooms

3½ Bathrooms

Optional Guest Suite  
(additional 480 s.f.)

Optional Attic Loft  
(additional 564 s.f.)



CREATE A PLACE WHERE TRADITION CAN ENDURE with 4 Broughton Avenue, a Federal townhouse inspired by the gracious homes of Savannah and Charleston. Charming balconies and porches provide intimate outdoor spaces, while a spacious floorplan encourages entertaining.

### SUMMARY

Bedrooms: 3 (plus 1 optional)  
Bathrooms: 3½ (plus 1 optional)  
Floors: 2½  
Foundation: Crawlspace-wall

### DIMENSIONS

Width: 35' (including garage)  
Depth: 98'  
Height: 42' to highest ridge  
Ceiling Height: varies -- max 12' - main floor  
varies -- max 10' - upper floors

### AREA

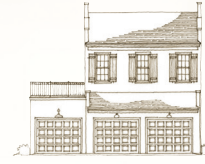
Conditioned: 3,189 sq. ft.  
Unconditioned: 1,040 sq. ft.  
TOTAL: 4,229 sq. ft.

### RE-USE FEE/RESTRICTIONS

Construction Documents: Schedule 'I'  
Interiors Package: Schedule '7'



SIDE ELEVATION



REAR ELEVATION

## ARCHITECTURAL DETAILS

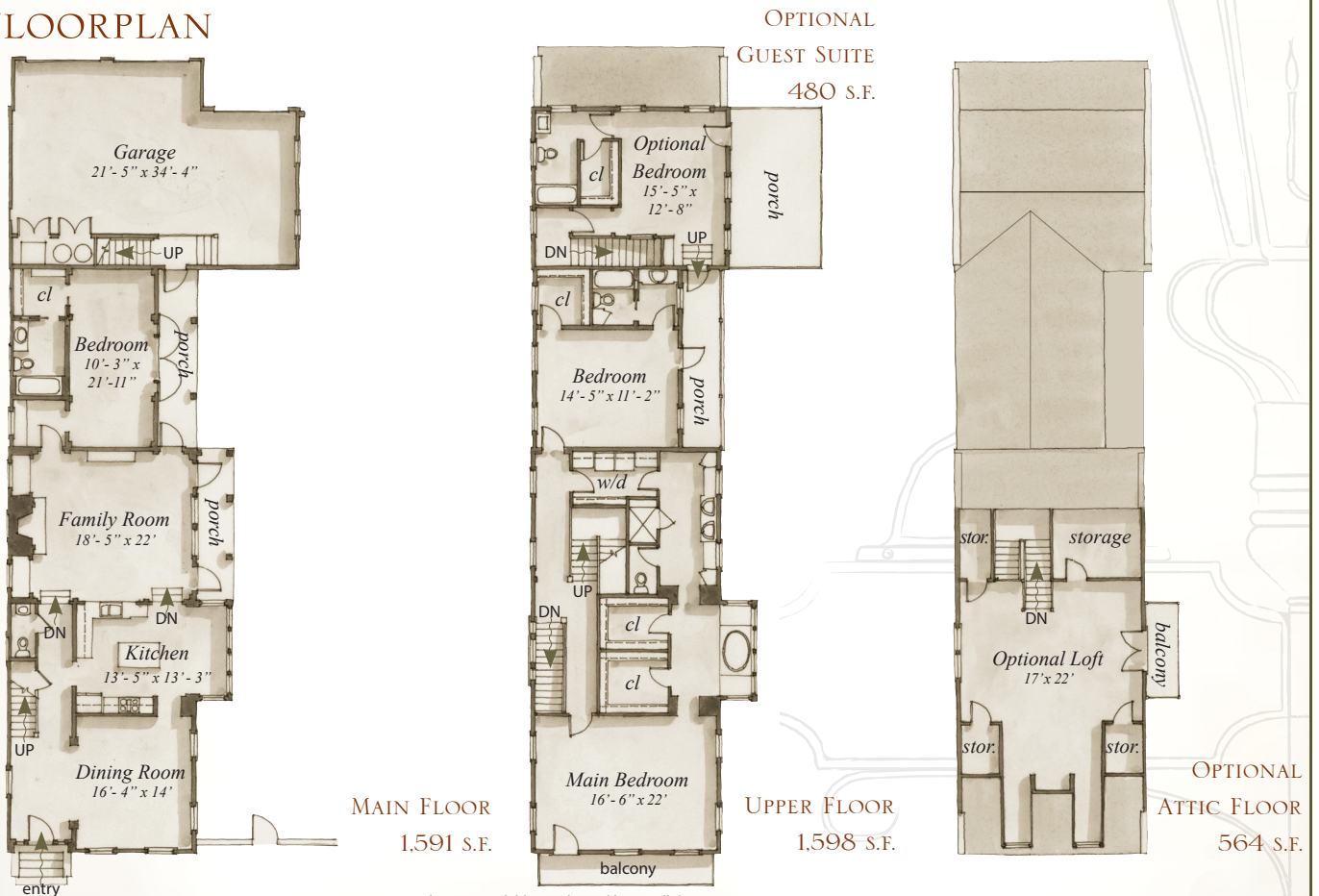
### EXTERIOR:

- Handsome façade with stucco finish, iron balconies, parapet walls and multiple porches
- Highly detailed front door with sidelights and transom
- Entry door and windows on front façade crowned with pediments
- Generously proportioned windows with operable shutters

### INTERIOR:

- Detailed trim throughout the home, including elegant crown moulding and classical pilasters, carries the Federal character to the interior
- Optional attic loft provides flex space for playroom, home office or media room
- Built-in media cabinet and bookshelves in family room
- Interior transoms allow for shared light

## FLOORPLAN



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### PLAN PRICING:

RE-USE FEE (INCLUDES 3 PLAN SETS) SCHEDULE 'I'

INTERIORS PACKAGE RE-USE FEE SCHEDULE '7'

\$50 PER ADDITIONAL PLAN SET

\$40 GROUND SHIPPING/HANDLING

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PLANS

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