

45 ST. MARY'S WAY

OUR
TOWN
PLANS

CREATE A PLACE WHERE TRADITION CAN ENDURE

HIGHLIGHTS

3,671 square feet

4 Bedrooms

4½ Bathrooms

Grand center stair hall

Private porch off main bedroom

Optional Guest Suite (additional 381 s.f.)

Optional Attic Suite (additional 762 s.f.)



CREATE A PLACE WHERE TRADITION CAN ENDURE with 45 St. Mary's Way, a grand Federal home that commands attention in any streetscape. While the main facade exudes an air of formality, the rear facade celebrates hospitality with double gallery porches that are a signature of gracious southern architecture. This home is well-suited for dual facing lots and, with two equally charming approaches, can be sited with either facade forward.

SUMMARY

Bedrooms: 4 (plus 2 optional)
Bathrooms: 4½ (plus 2 optional)
Floors: 2½
Foundation: Crawlspace-wall

DIMENSIONS

Width: 51'-9"
Depth: 88'-7"
Height: 38'-7" to highest ridge
Ceiling Height: 10'-2" main floor
10'-2" upper floor
8'-0" attic floor

AREA

Conditioned: 3,671 sq. ft.
Unconditioned: 1,376 sq. ft.
TOTAL: 5,047 sq. ft.

RE-USE FEE/RESTRICTIONS

Construction Documents: Schedule 'J'
Interiors Package: Schedule '8'

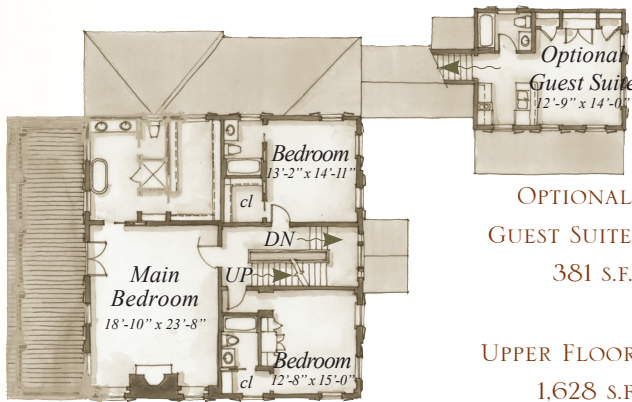
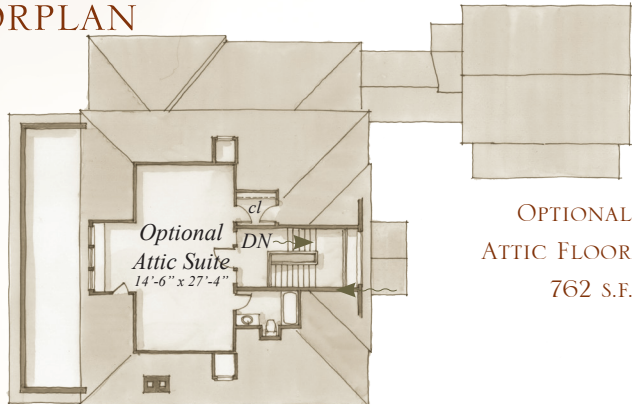


SIDE ELEVATION



REAR PERSPECTIVE

FLOORPLAN



Plans are available on a limited basis. All dimensions are approximate.

ARCHITECTURAL DETAILS

EXTERIOR:

- Handsome Federal home with stucco foundation, pedimented entrance portico, dual-story rear porch and hipped roof with dormers
- Oversized windows with operable shutters to allow controlled light for vibrant interior illumination
- Highly detailed front door with sidelites and transoms showcases fine craftsmanship and design
- 10' deep double-story rear porch offers private outdoor living space
- Garage embraces front facade, creating an intimate courtyard space

INTERIOR:

- Refined architectural trim details with varied profiles for a personalized touch in each room
- Masonry fireplaces with elegant wood mantles are romantic focal points in the living room and main suite
- Dramatic transitional spaces between rooms with deep thresholds and custom built-in furniture pieces
- Formal central stair hall for ceremonial entrance with separate service entry from garage with built-in storage and bench

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PLAN PRICING:

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

SCHEDULE '8' INTERIORS PACKAGE RE-USE FEE

\$50 PER ADDITIONAL PLAN SET

\$40 GROUND SHIPPING/HANDLING

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