



**Village South  
Included Features**

**Building Includes:**

- Low Maintenance Brick and Vinyl Siding
- 30-Year Fiberglass Roof
- Abundant Landscaping
- Access Controlled Main Entrance
- Vestibule Mail/Package Room/Outgoing Mail
- Two Elevators
- Underground Garage Parking (Included with Some Models)
- Lighted Surface Parking
- Complete Fire Alarm System
- Storage Units
- Heated/Air Conditioned Hallways
- Insulated Single Hung Windows
- Trash Rooms on each Floor
- Optional Detached Garage Available

**Community Room Includes:**

- Spacious Kitchenette Complete with Refrigerator, Dishwasher, and Microwave
- Exercise Room
- Rest Room Facility

**Each Suite Includes:**

- Spacious Open Floor Plans
- Smooth 9' Ceilings
- Large Master Suites
- Two Telephone Outlets w/ Jacks
- Two Cable Television Outlets
- Colonial Trim Package
- Steel Six Panel Entry Door
- Triple Hinged Six Panel Interior Doors
- Door to Private Balcony
- Ventilated Shelving
- Two Coats of Interior Paint
- High Gloss Paint on Trim
- Mini Blinds (For Move-In Purposes Only)
- Polished Brass Hardware
- Choice of Wall to Wall Carpeting
- Choice of No-Wax Vinyl
- "AquaTherm" Heat
- Gas Water Heater
- Central Air Conditioning
- Window Screens

**Each Kitchen Includes:**

- 18 Cu Ft Refrigerator w/ Ice Maker
- Dishwasher
- Vent-less Range Hood with Light
- Garbage Disposal With Single Bowl Stainless Steel Sink
- 42" Designer Oak Cabinetry
- Choice of Formica Countertops
- Breakfast Bars (Some Models)

**Bathrooms Include:**

- Powder Room with Pedestal Sink (Most Models)
- Cultured Marble Vanity Tops with Double Sinks (Most Models)
- Full Width Mirrors
- Medicine Cabinet in Full Baths
- Designer Plumbing Faucets
- 5' Fiberglass Master Shower w/Seat (Some Models)
- 5' Tub in Second Full Bath (Some Models)
- Optional Grab Bars Available

**Sturbridge Homes Commitment:**

- Full Pre-Settlement Orientation and Inspection Walk Through
- 11<sup>th</sup> Month Post Settlement Service List
- 10 Year Quality Builders Warranty
- Over 25 Years Experience in New Home Construction
- Member of the Homebuilders Association of Maryland
- Certified Master Builder
- Homebuilders Association of Maryland's 2003 Builder of the Year

Note: Features and Specifications subject to change without notice. MHBR No 3944

Construction by Village Condos South, LLC



Sales by Builder's 1st Choice – Agent for Seller

- Kenmore Appliances:
  - Self Cleaning Range