

Regent Homes presents
1325 Fox Run Dr. Lot #4802
Hickory Run- Marysville City Schools
\$309,900



The Albany

Ranch floor plan with 3 bedrooms, 2 baths, 2 car garage and front porch
Kitchen offers 36" & 42" staggered cabinets w/ crown molding, granite tops w/ stainless undermount sink, & stainless steel appliances
Luxury Vinyl Plank floors at entry, mudroom, kitchen, dinette, sitting area, great room, hall bath & laundry
Built-in lockers & key box at mudroom
Great room has a corner direct-vent fireplace with gas logs, and tile surround
Owner's suite with a large walk-in closet
Master bath with ceramic tile floors, 4'x4' shower with seat and solid surface tops w/double vanity
White doors & trim, nickel hardware, & open stairs to Lower Level
Cased openings per plan & wood window sills
Partial basement with 8' poured concrete foundation
Concrete driveway & professionally designed landscape package
Features 92% efficient gas furnace, Low-E windows, and structural exterior sheathing
Approximately 1,902 square feet

For additional information or to schedule a showing call

Dave Brown

614-207-3259 Cell

614-529-2927 Office

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www.regent-homes.com



The home pictured above is for illustration purposes only. All information is deemed to be reliable, but is not guaranteed and is subject to change without notice.

Regent Homes - Specification Sheet

1325 Fox Run Dr.

Lot 4802 Hickory Run

Vinyl Siding

Low E Windows

Exterior Waterproofing with R5 Insulation Board
Dimensional Shingles

Concrete Walks & Drive

Partial Basement with 8' foundation walls

9' Walls on 1st Floor

Can Lights at Kitchen

200 AMP Electric Service

Ceiling Fan w/ light kit at Master Bedroom

Ceiling Fan at Great Room

92% Gas Furnace

50 Gallon Electric Hot Water Tank

¾ Bath Rough In in Basement

Paint Basement Walls

Cathedral Ceiling at Great Room & Kitchen

Direct Vent Fireplace with tile surround

White Corvado Doors & Trim

Rail at opening to Lower Level

Interior Trim Upgrade

Cased Openings per plan

Lockers & Keybox at Mudroom

Nickel Lever Door Hardware

36"/42" Staggered Cabinets at Kitchen with Crown
Molding, and Single Roll Out Trays

Cabinet Hardware

Granite Tops at Kitchen

Stainless Undermount Sink at Kitchen

Stainless Steel Refrigerator – 25 cu ft Side by Side

Stainless Steel Gas Oven

Stainless Steel Microwave

Stainless Steel Dishwasher

Adult Height Cabinets at Master Bath

Marble Tops @ Master & Hall Baths

Ceramic Tile Flooring at Master Bath

Luxury Vinyl Plank Flooring @ Entry, Hall Bath,
Kitchen, Dinette, Laundry Room, Mudroom,
Great Room and Sitting Area

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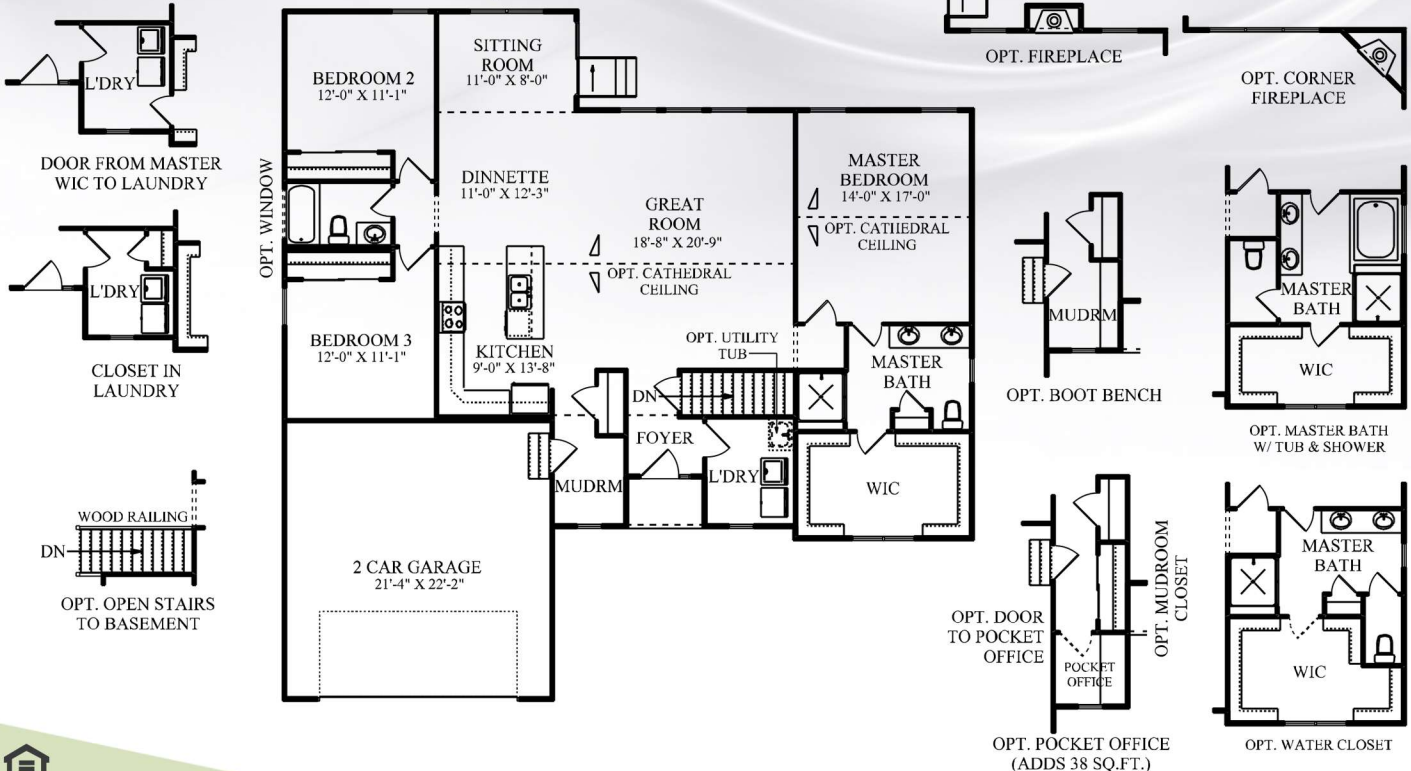
Central Ohio's Premier
Craftsman Style Home Builder.



THE ALBANY

Ranch – 1,902 to 1,940 Sq Ft
3 Bed/2 Baths/2 Car Garage

Main Floor - 1902 Square Feet



Prices, floor plans, renderings, specifications and methods of construction are subject to change without notice. The square footage is an approximation and may vary slightly from model homes. All renderings and floor plans may include optional features. This brochure is for illustrative purposes only and is not part of a legal contract.

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