MagnoliaHOMES est. 1987
MAGNOLIA PRESERVE

The Chardonnay

Magnolia Preserve

HEATED SQ. FT. 3601-3801
SQ. FT. UNDER ROOF 4719-4919

80' HOMESITE PLAN

4 BEDROOMS INCLUDED
2 BEDROOMS DOWN
3 FULL BATHROOMS
HALF BATH DOWN
HOME OFFICE UPSTAIRS
GAME ROOM / MEDIA AREA INCLUDED
3 CAR GARAGE
STORAGE AREA IN GARAGE
COVERED PORCH ON REAR OF HOME

Available options to add:

- OPTIONAL SINGLE GARAGE ON SIDE OF HOME
- OUTDOOR LIVING OPTION
- OUTDOOR BRICK VENT FREE FIREPLACE OPTION
- OPTIONAL GAS BUILT IN GRILL
- BEDROOM 5 OPTION **
- OPTIONAL BATH 4
- SITTING ROOM OFF OF MASTER BEDROOM
- WALK THRU SHOWER IN MASTER BATH
- MEDIA ROOM OPTION UPSTAIRS
- EXPANDED KITCHEN AND BREAKFAST OPTION
- DOUBLE DOOR ENTRY OPTION (ADDS WIDTH TO HOME)
- BUTLER'S PANTRY OPTION

Included:

- JAMES HARDIE® (NO ROT) SIDING WITH A 30 YR. MANUFACTURER LIMITED WARRANTY, EXTERIOR TRIM HAS A 15 YR. LIMITED WARRANTY; PER PLAN.
- PELLA® WINDOWS ARE LOW-MAINTENANCE VINYL FRAMED WINDOWS = NO MORE PAINTING. LOW-E ADVANCED GLASS & ARGON GAS IN ALL WINDOWS. SDL WINDOWS ON FRONT OF HOME & WINDOWS FACING STREET.
- AMANA® EQUIPMENT USED FOR HVAC, LTD. LIFETIME WARRANTY ON COMPRESSOR AND HEAT EXCHANGE WITH 10 YR. PARTS FOR THE ORIGINAL HOMEOWNER.

COPYRIGHT© MAGNOLIA HOMES, INC. ALL RIGHTS RESERVED. ALL PLANS MAY VARY AND PLANS CHANGE WITH EACH ELEVATION.
3023 CENTRE OAK WAY | SUITE 101 | GERMANTOWN, TN 38138 | APPOINTMENTS 901-309-0710
YOURMAGNOLIAHOME.COM | FIND US ON FACEBOOK! FACEBOOK.COM/MAGNOLIAHOMES

8/27/2019

MagnoliaHOMES est. 1987
MAGNOLIA PRESERVE

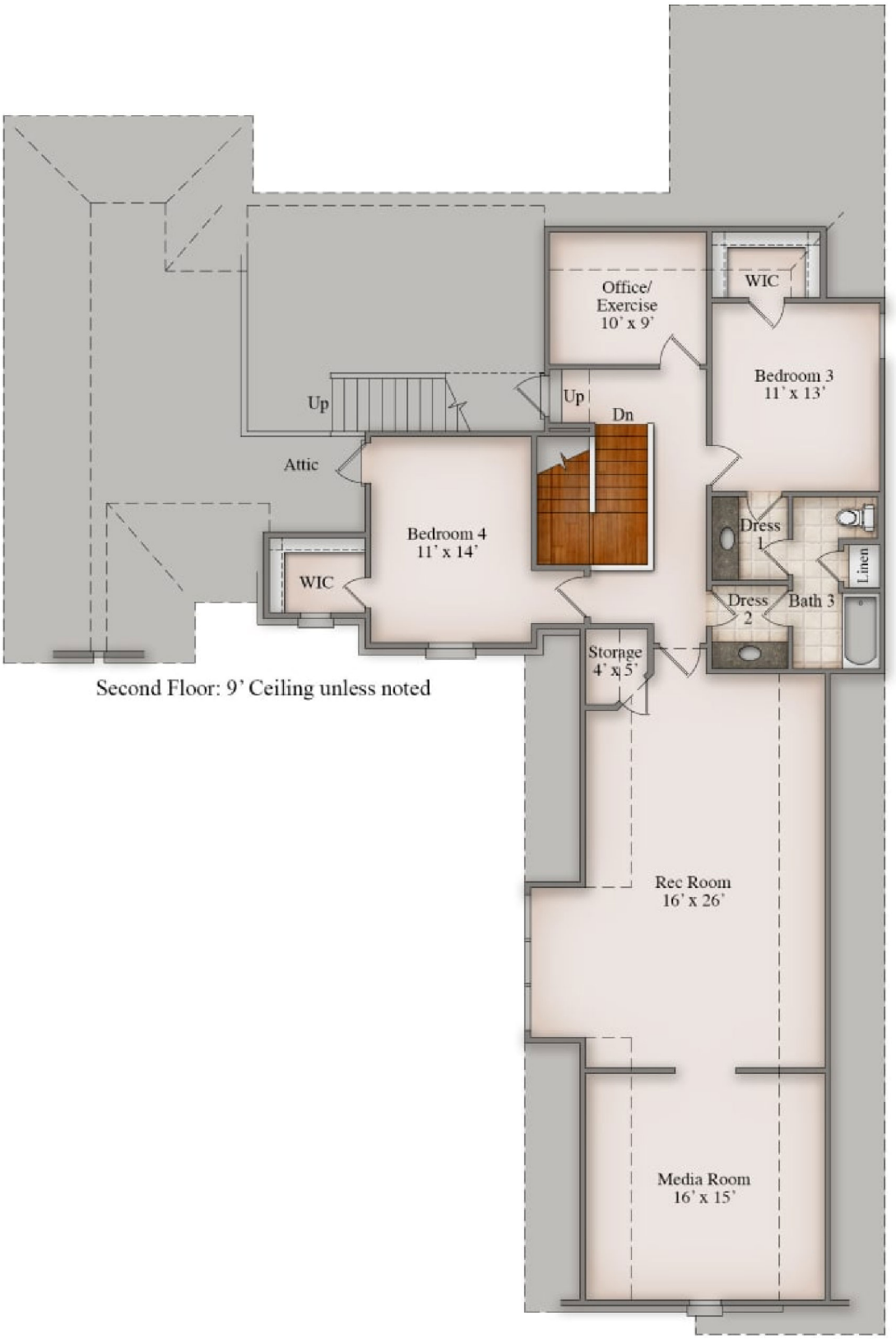
The Chardonnay

First Floor: 9' Ceilings unless noted

COPYRIGHT© MAGNOLIA HOMES, INC. ALL RIGHTS RESERVED. ALL PLANS MAY VARY AND PLANS CHANGE WITH EACH ELEVATION.
3023 CENTRE OAK WAY | SUITE 101 | GERMANTOWN, TN 38138 | APPOINTMENTS 901-309-0710
YOURMAGNOLIAHOME.COM | FIND US ON FACEBOOK! FACEBOOK.COM/MAGNOLIAHOMES

MagnoliaHOMES est. 1987
MAGNOLIA PRESERVE

The Chardonnay



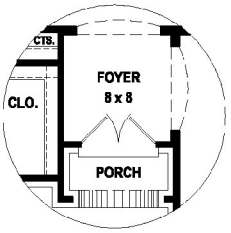
Second Floor: 9' Ceiling unless noted

COPYRIGHT© MAGNOLIA HOMES, INC. ALL RIGHTS RESERVED. ALL PLANS MAY VARY AND PLANS CHANGE WITH EACH ELEVATION.
3023 CENTRE OAK WAY | SUITE 101 | GERMANTOWN, TN 38138 | APPOINTMENTS 901-309-0710
YOURMAGNOLIAHOME.COM | FIND US ON FACEBOOK! FACEBOOK.COM/MAGNOLIAHOMES

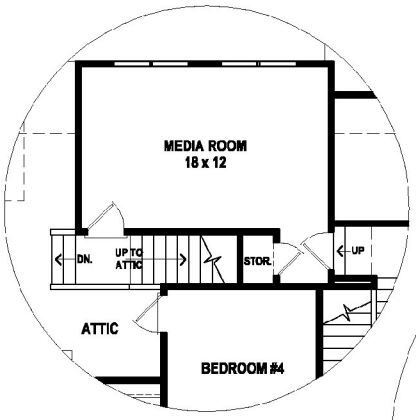
MagnoliaHOMES est. 1987
MAGNOLIA PRESERVE

The Chardonnay

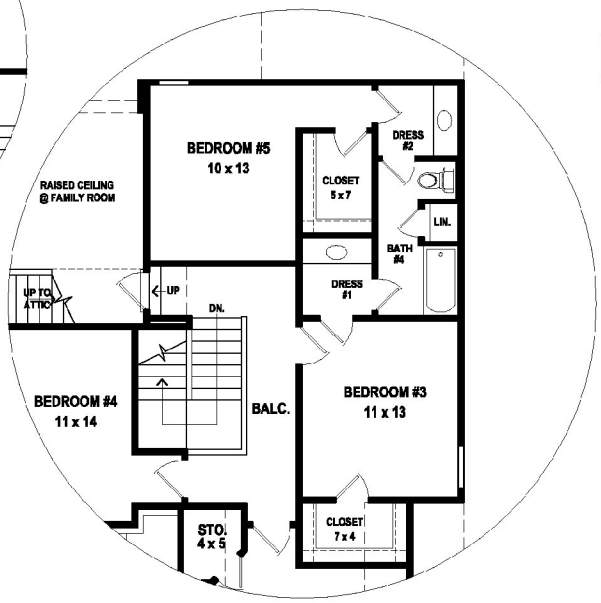
"OPTIONAL"
SINGLE GARAGE BAY ON SIDE



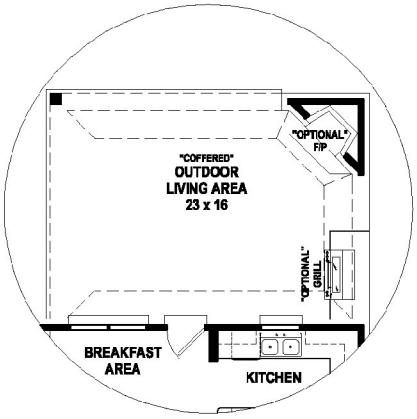
"OPTIONAL"
DOUBLE DOOR ENTRY



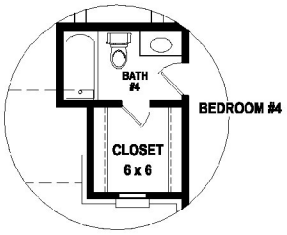
"OPTIONAL"
MEDIA ROOM



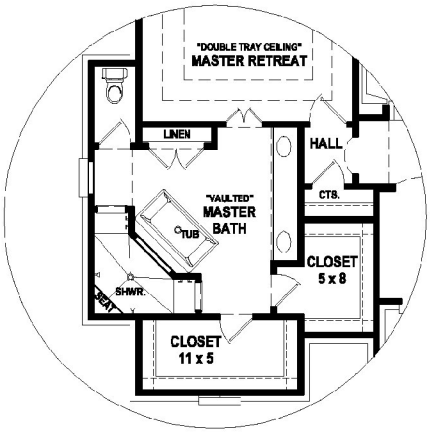
"OPTIONAL"
BEDROOM #5 & EXPANDED KITCHEN BELOW



"OPTIONAL"
OUTDOOR LIVING AREA

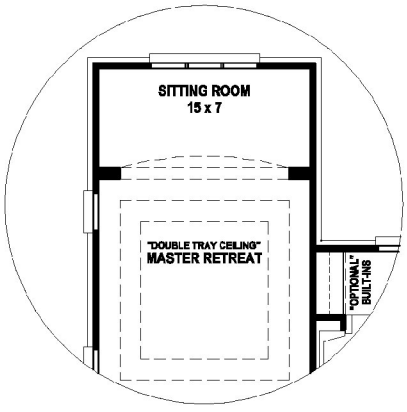


"OPTIONAL"
BATH #4

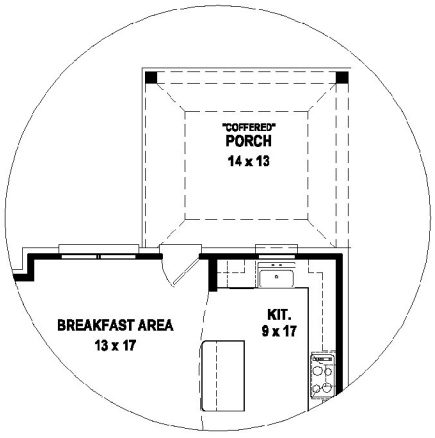


"OPTIONAL"
MASTER BATH

"OPTIONAL"
BUTLER'S PANTRY / DESK



"OPTIONAL"
SITTING ROOM



"OPTIONAL"
EXPANDED KITCHEN & BREAKFAST AREA

COPYRIGHT© MAGNOLIA HOMES, INC. ALL RIGHTS RESERVED. ALL PLANS MAY VARY AND PLANS CHANGE WITH EACH ELEVATION.
3023 CENTRE OAK WAY | SUITE 101 | GERMANTOWN, TN 38138 | APPOINTMENTS 901-309-0710
YOURMAGNOLIAHOME.COM | FIND US ON FACEBOOK! FACEBOOK.COM/MAGNOLIAHOMES