MagnoliaHOMES est. 1987

OAK HILL

The Bennett

HOME SITE 18

Oak Hill

HOME SITE 18

195 GREEN GARDEN COVE
COLLIERVILLE, TN 38017

HEATED SQ. FT. 4504-4704
SQ. FT. UNDER ROOF 6110-6310

5 BEDROOMS
2 BEDROOMS DOWN
4 FULL BATHROOMS
HALF BATH DOWNSTAIRS
JACK AND JILL BATHROOM UPSTAIRS
FRIEND'S ENTRY
LARGE REC ROOM AND MEDIA ROOM
LARGE COVERED REAR PORCH
OVERSIZED 4 CAR GARAGE

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.
- LARGE COVERED BACK OUTDOOR LIVING AREA WITH EXTENDED UNCOVERED PATIO
- GRANITE IN KITCHEN, MASTER BATH, AND ALL BATHS DOWNSTAIRS
- FLASH COAT FOAM ON EXTERIOR WALLS OF HEATED AREAS FOR ENERGY EFFICIENCY
- BENCH AND HOOKS WITH 1BY PLANKING BEHIND
- CUSTOM BUILT VENT HOOD IN KITCHEN AND DOUBLE CONVECTION OVEN INSTEAD OF SINGLE
- FREE STANDING TUB IN MASTER BATH
- BRICK FIREPLACE IN FAMILY ROOM WITH CEDAR MANTEL

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8/5/2021

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The Bennett

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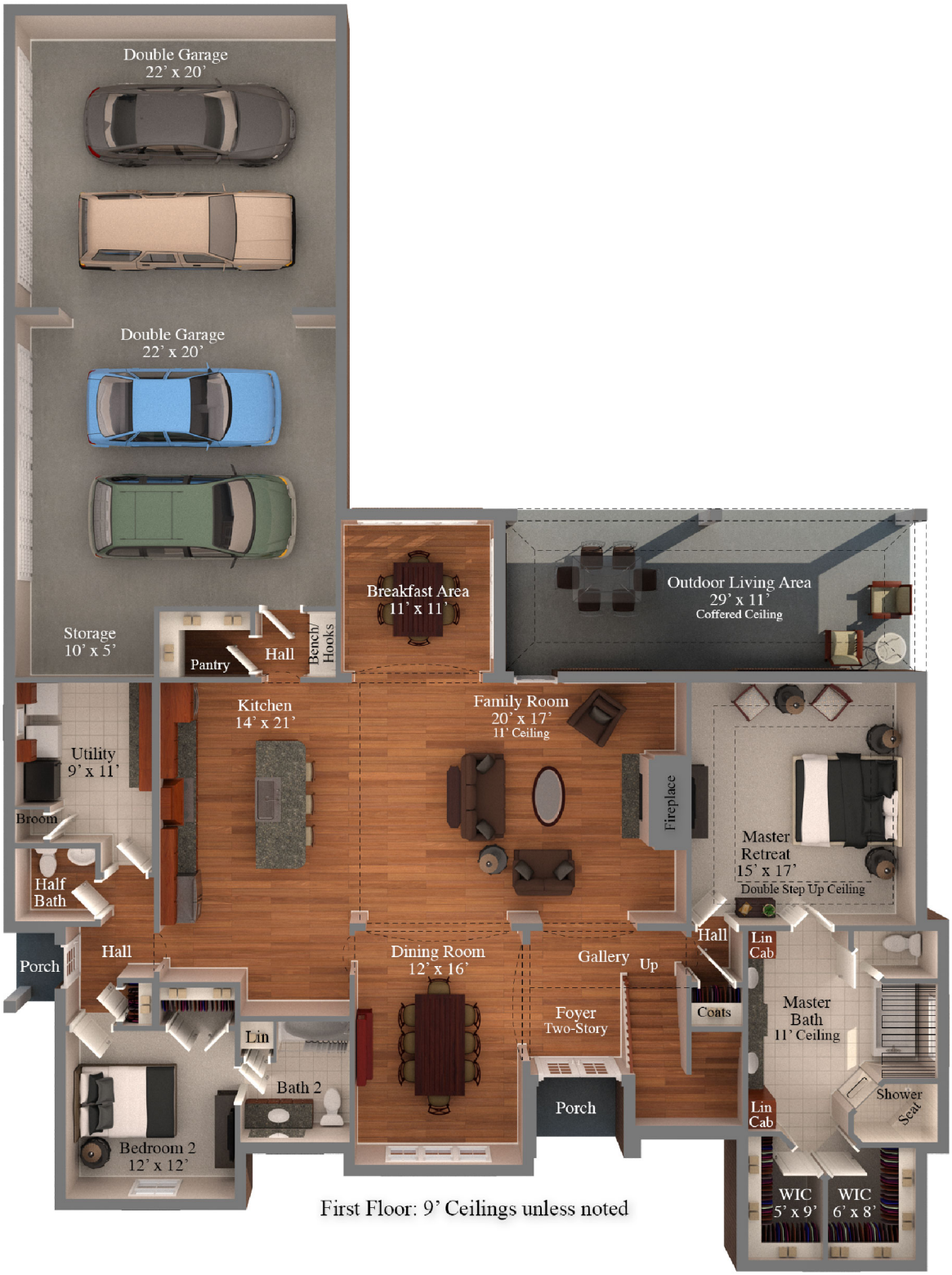

First Floor: 9' Ceilings unless noted

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11/17/2020

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OAK HILL

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Second Floor: 8' Ceilings unless noted

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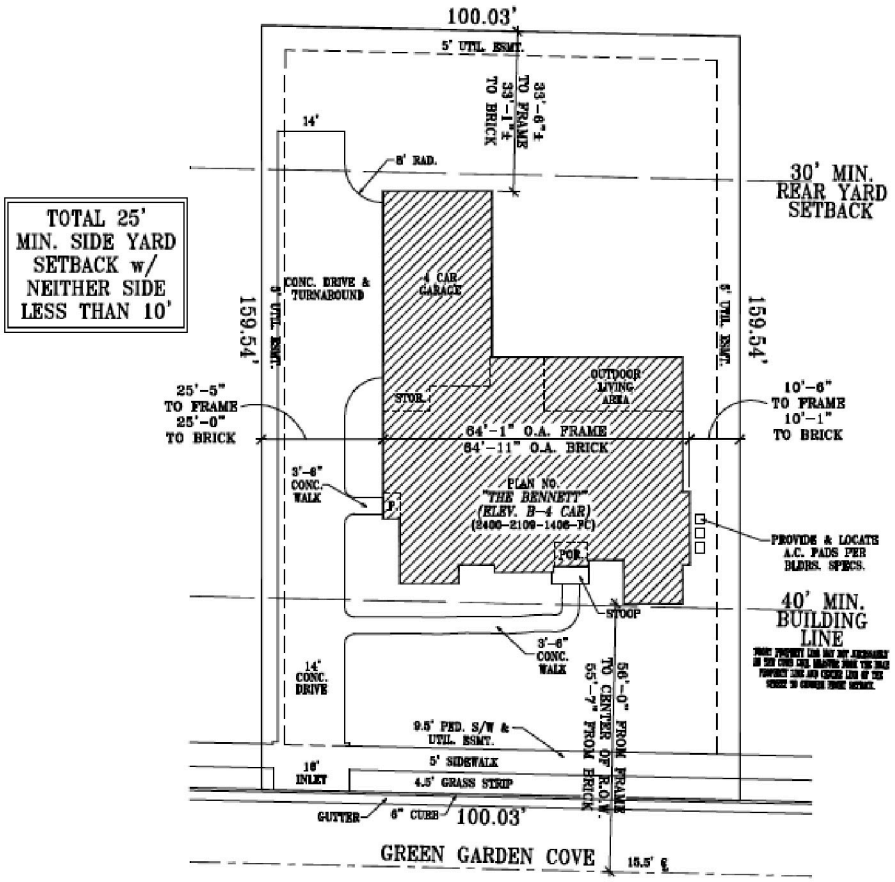
11/17/2020

RICKY
W.O.#201177
2400-2109-1406-FC "THE BENNETT" (ELEV. B-4 CAR)
MAGNOLIA HOMES



NOTE:
A.C. PADS MAY NOT BE PLACED IN ANY SETBACK THAT IS AN EASEMENT

NOTE:
MINIMUM FINISHED FLOOR ELEVATION 310.50

NOTE:
ADJUSTMENTS TO EASEMENT SIZES AND LOCATIONS, SETBACKS, PROPERTY LINES AND ZONINGS COULD VARY IF THE SUBDIVISION PLAT FROM WHICH THIS SITE PLAN WAS PREPARED IS RE-RECORDED WITH ADDITIONAL CHANGES. REVIEW FINAL SUBDIVISION PLAT AT BUILDING DEPARTMENT WHEN APPLYING FOR PERMITS AND BEFORE CONSTRUCTION, FOR POSSIBLE CHANGES.

LOT #18
(15,954 SF.)
PHASE 1

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