

# Ballard Construction Custom Homes, Inc.



**Available NOW \*6322 Springwood Drive \*\$320,000**

**\*Approximately 2260 square feet**

**\*4 Bedroom, 2 Full Baths , Open Floor Plan -All on 1 Level**

**\*Lot is Extra Wide at 110' Plenty of Room for Detached Garage or Pool...**

**\*Beautiful Custom Kitchen Cabinets, Tile Backsplash, Granite Tops and High End Gallery Series Appliances Included**

**\*Full height Tile Shower & Stand Alone Tub in Master bath**

**\*Huge Covered Back Porch**

**\*All Brick Exterior**

**\*SUPERIOR CRAFTSMANSHIP – 2 Piece ,Double Crown and Wood Shelving Throughout**

**\*Ventless Gas Stone Fireplace with Custom Built Mantle & Built Ins on each side**

**\*Open Concept Floor Plan**

**\*9' Ceilings / Custom Treys with Beams**

**\*Also Approximately 200 square foot of Floored Storage**

**\*Super Efficient , Energy Star and Green Features Throughout**

**\*Energy Star High Performance Windows, & Blown Cellulose Insulation in House And Garage**

**\*Gas Tankless Water Heater for Endless Hot Water**

**\*Upgraded 90+ 14 seer Gas unit – SUPER EFFICIENT HOME, you won't believe your low utility bills**

**\*Also COUNTY TAX will save you Approx. \$1000 per year FOREVER**

**\*Sorgho Elementary School \*Burns Middle School \*Apollo High School**

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