

cypress lakes village

HOMESITE 270

5036 Boxcut Lane
Hope Mills, NC

THE DRAYTON HOMEPLAN

ELEVATION E

2,325 SQFT | 4 BR | 2.5 BA | 2 CAR GARAGE



.41 ACRE

Discover the charm of Cypress Lakes, a sought-after community nestled in the peaceful countryside of Gray's Creek. Known for its serene setting, family-friendly atmosphere, and close-knit neighborhood feel, Cypress Lakes offers the perfect balance of quiet country living and convenient access to nearby Fayetteville and Fort Bragg. Residents of this established neighborhood enjoy amenities including a pool and playground. Perfectly situated just 20 minutes from downtown Fayetteville and Fort Bragg, Cypress Lakes offers rural tranquility with easy access to shopping, dining, entertainment, and top-rated schools—making it an exceptional place to call home.

NEW HOME SPECIALISTS

910.405.8311

info@cavinessandcates.com

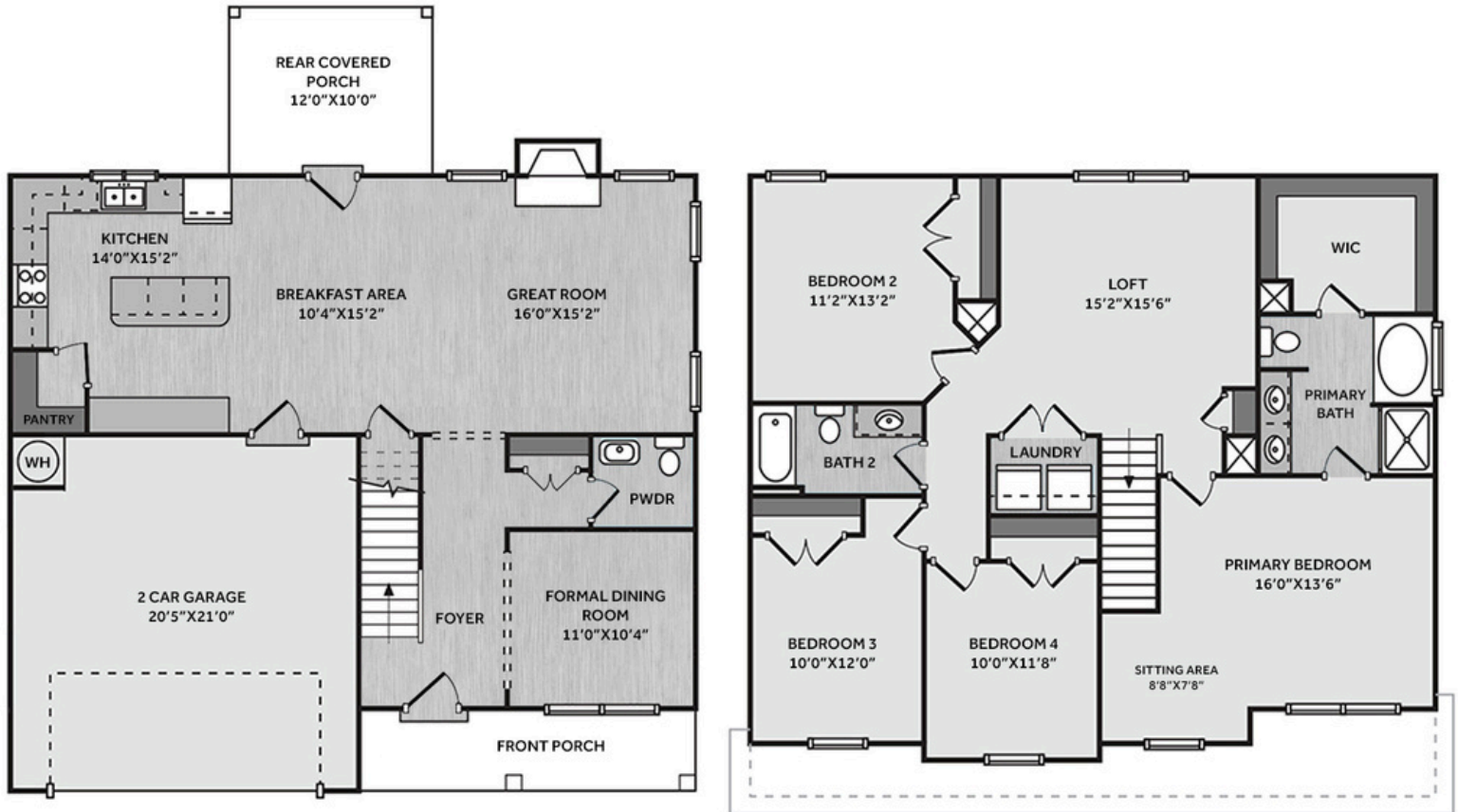


Photos, Options,
Virtual Tours & More

SALES AND MARKETING BY:



Builder's Marketing Group
WWW.CAVINESSANDCATES.COM

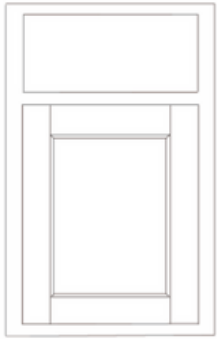


Off the foyer is a dining room, along with a coat closet and a convenient half-bath. The open great room showcases a gas log fireplace with a mantel and black granite surround and flows into the kitchen, which features a large island stained in "Smoke", "New Willow White" quartz countertops, white shaker cabinets, a corner pantry, and stainless-steel appliances including a microwave, dishwasher, and gas range. The breakfast area leads to the covered rear porch. Upstairs, an open loft area provides additional living space, with a nearby linen closet and laundry room. The second-floor primary suite features a cozy sitting area and a bathroom containing a dual quartz sink vanity, garden tub, walk-in shower, and spacious walk-in closet. Three additional bedrooms and a full hall bathroom complete the second floor. Exterior highlights include low-maintenance vinyl siding with board and batten accents, dimensional roof shingles, a spacious front porch, and a SW "Black Magic" front door with smart keypad entry to the home. This home includes a 2-car garage, fiber optic internet service availability, Energy Plus certification, and a 1-2-10 builder in-house warranty.

KITCHEN

Door Style:
Fairmont

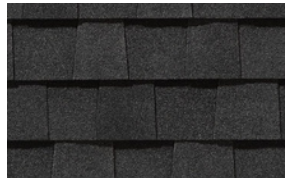
Color:
White



Color:
Smoke



EXTERIOR



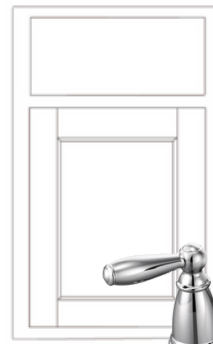
PAINT



BATHROOM

Door Style:
Fairmont

Color:
White



FLOORING



LIGHTING





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KITCHEN

- Brushed Nickel Brantford Kitchen Sink Fixture
- Standard SS 50/50 Double Bowl Sink
- Fairmont White Flat Panel Cabinets w/ Brushed Nickel 6501195 Pulls
- Fairmont Smoke Accent Kitchen Island
- 1/2 Bullnose New Willow White Quartz Countertops w/ 4" Splash
- Standard Kitchen Layout
- Frigidaire Gas Stainless Steel Appliances (Dishwasher, Gas Range, and Over-the-Range Microwave)

BATHROOM

- Brantford 4" Spread Chrome Plumbing Package (Whole House)
- Niagara Quartz Countertops w/ Oval Bowls
- Fairmont White Flat Panel Cabinets w/ Chrome BP81092180 Pulls
- Raised/Elongated Toilets in Primary Bath
- Small Pedestal Sink in Powder Room
- ARO4 w/ #93 Fossil Grout Ceramic Tile Primary Shower Surround and ARO4 12x12 w/ #93 Fossil Grout Ceramic Tile Garden Tub Surround
- ARO4 w/ #93 Fossil Grout on Bath #2 Shower Surround

FLOORING

- Optimum Plus - Lighthouse #5091 LVP in Foyer, Great Room, Formal Dining Room, Kitchen / Breakfast Area, Powder Room, Primary Bath, Bath #2, Laundry
- Graceful Finesse Concrete Carpeting

INTERIOR PAINT & TRIM

- Sherwin Williams Flat Primary Interior Color: First Star SW7646 w/ Matching Ceiling
- Kneewall on Stairs

FIREPLACE

- Gas Fireplace w/ Wescott Mantel and Absolute Black Granite Surround

LIGHTING

- Seville Lighting Package Brushed Nickel (Whole House)

EXTERIOR

- 6-Panel Front Door w/ Smart Keypad Deadbolt
- Front Door Painted: Black Magic SW6991
- Moire Black Dimensional Shingles
- 8x8 PVC Front Columns
- White Vinyl Body Siding
- White Board & Batten Accent
- White Exterior Trim
- Black Board & Batten Shutters
- 4 over 4 White Windows
- White Gallery Steel Long Panel Garage Door
- Black Gutters



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DESIGN OPTIONS SUMMARY

STRUCTURAL

Optional Elevation E (no stone)	BASE HOUSE PRICE: \$361,600
Optional Rear Covered Porch – 12' x 10'	\$1,500
Optional Gas Fireplace	\$8,800
	\$1,650

DESIGN CENTER OPTIONS \$8,544

Add Smart Keypad Deadbolt Front Door
Kitchen Island Multicolor Cabinet Option
Kitchen Level 1 Quartz
Level 1 Fireplace Mantel
Level 1 Fireplace Surround
LVP Level 1 – Foyer
LVP Level 1 – Great Room
LVP Level 1 – Formal Dining Room
LVP Level 1 – Kitchen/Breakfast Area
LVP Level 1 – Powder Room
LVP Level 1 – Primary Bath
LVP Level 1 – Bath #2
LVP Level 1 – Laundry
Stainless Steel Gas Range, Microwave and Dishwasher

TOTAL OPTIONS ADDED \$20,494

TOTAL SALES PRICE: \$382,094

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