

EF ELLIOT FARMS

HOMESITE 74
511 Log Pond Road
Fayetteville, NC

THE GRAHAM HOMEPLAN

ELEVATION F

2,048 SQFT | 3 BR | 2.5 BA | 2 CAR GARAGE
w/ WORK AREA



.39 ACRE

Elliot Farms is a peaceful community conveniently located near multiple metro areas! Situated on the Northside of Fayetteville, Elliot Farms is less than 15 minutes from Fort Bragg gates. Enjoy nearby local attractions like ZipQuest Waterfall & Treetop Adventures and Peaden's Seafood Restaurant. Downtown Fayetteville is just a 20 minutes drive and offers local shopping, restaurants, and attractions like the Fayetteville Woodpeckers Baseball at Segra Stadium, the Special Operations Museum, and the Cape Fear Botanical Garden. Drive North and you can visit downtown Lillington, Raven Rock State Park, and Campbell University in around 25 minutes. This community is just over an hour from the city of Raleigh and the RDU International airport.

NEW HOME SPECIALISTS

910.405.8311

info@cavinessandcates.com



Photos, Options,
Virtual Tours & More



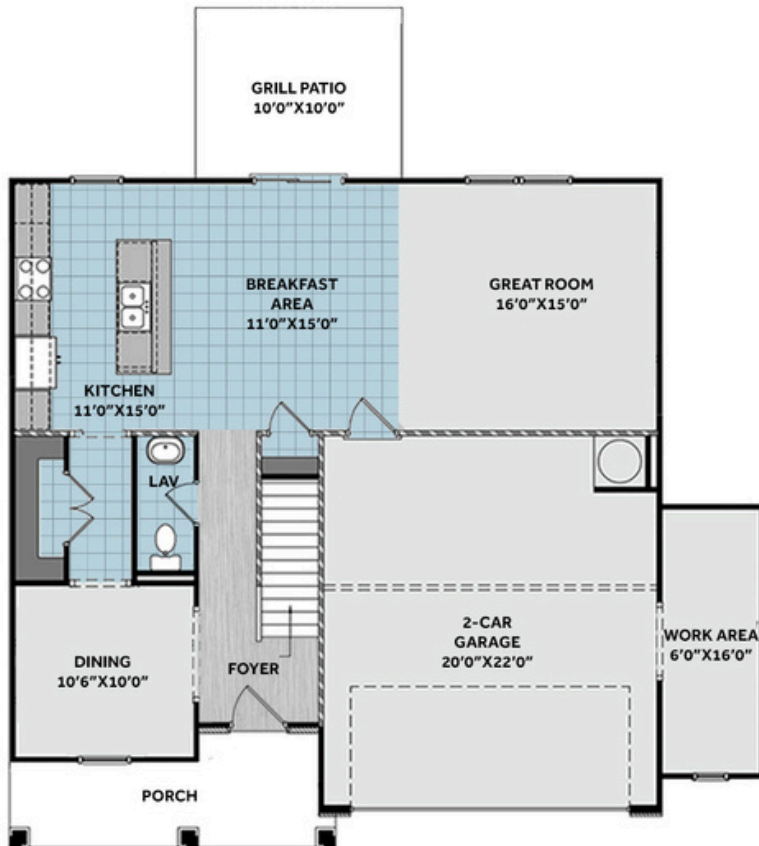
WWW.CATESBUILDING.COM



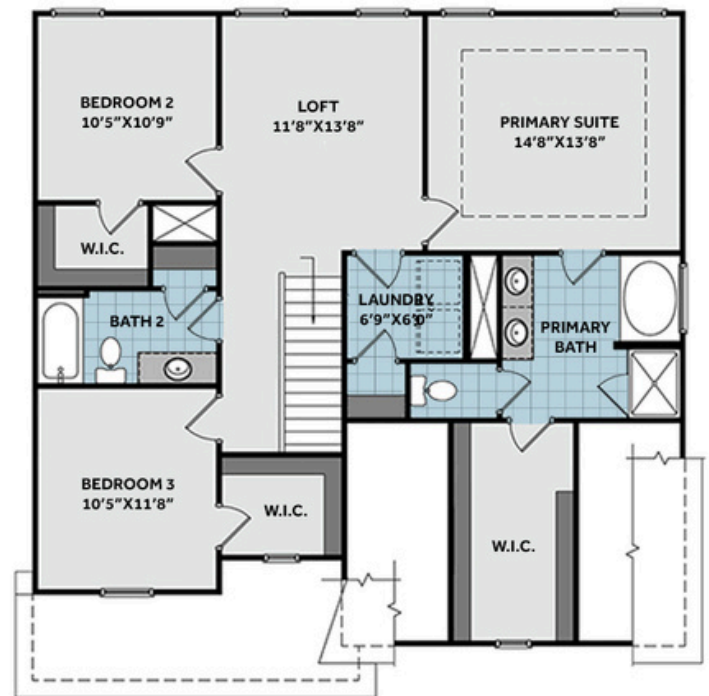
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FIRST FLOOR



SECOND FLOOR



Off the foyer, a dining room with direct access to the kitchen pass-through enhances convenience, while a nearby half-bath adds extra functionality. The open-concept main living area seamlessly connects the kitchen, breakfast area, and great room, fostering a natural flow for entertaining and everyday living. Designed for both style and efficiency, the kitchen features an eat-in island with bar seating and a sink overlooking the great room and breakfast area, complemented by white shaker cabinets, "Luna Pearl" granite countertops, a spacious pantry for ample storage, and a suite of stainless-steel appliances, including a microwave, dishwasher, and smooth-top range. The breakfast area opens to the grill patio for easy outdoor dining, while the naturally bright great room offers convenient access to the garage, enhancing the home's functionality. The second floor opens to a spacious loft, offering versatile additional living space. Just off the loft, the conveniently located laundry room includes a linen closet for extra storage and washer/dryer connections. The primary suite serves as a private retreat, featuring a tray ceiling with crown molding, an en-suite bathroom with a dual-sink vanity with white shaker cabinets, "Niagara" quartz countertops, a private water closet, a walk-in shower, and a separate tub with a tile surround, and access to a spacious walk-in closet with a window. Two additional bedrooms, each with walk-in closets, share a full hall bathroom that includes a vanity, a tub/shower combination with a tile surround, and a linen closet. Nestled in a cul-de-sac, this home's exterior boasts curb appeal with low-maintenance vinyl siding, board and batten accents, and dimensional roof shingles. The welcoming front porch leads to a front door, painted in Sherwin Williams "Outerspace," and features a smart keypad entry for modern convenience. A two-car garage with a work area extension adds extra functionality. This Energy Plus-certified home is also backed by a 1-2-10-year builder in-house warranty, ensuring peace of mind.

KITCHEN

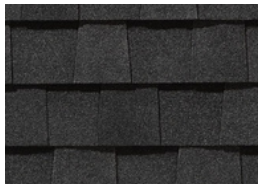
Door Style:
Fairmont



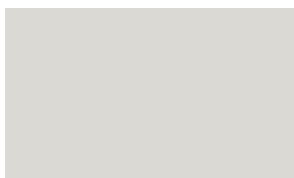
Color:
White



EXTERIOR



PAINT



BATHROOM

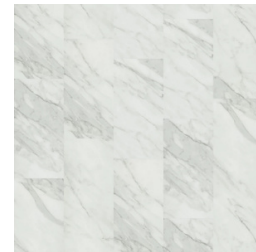
Door Style:
Fairmont



Color:
White



FLOORING



LIGHTING



KITCHEN

- Brushed Nickel Brantford Kitchen Sink Fixture
- Standard SS 50/50 Double Bowl Sink
- Fairmont White Flat Panel Cabinets w/ Brushed Nickel 6501195 Pulls
- 1/2 Bullnose Edge Luna Pearl Granite Countertops
- Standard Kitchen Layout
- Ferguson/Frigidaire Electric Stainless Steel Appliances (Range, Microwave, and Dishwasher)

BATHROOM

- Brantford 4" Spread Chrome Plumbing Package (Whole House)
- Niagara Quartz Countertops w/ Oval Sinks
- Chrome BP9161196180 Pulls
- Fairmont White Flat Panel Cabinets
- Garden Tub and Fiberglass Shower Layout
- CS23 w/ #89 Smoke Gray Grout on Primary Fiberglass Shower Surround and CS23 12x12 w/ #89 Smoke Gray Grout on Garden Tub Surround
- CS23 w/ #89 Smoke Gray Grout on Bath #2 Shower Surround

FLOORING

- Optimum Plus - Oyster Oak #591 LVP in Foyer
- Streamline - Carrara White #1182 Vinyl in Kitchen/Breakfast Area, Powder Room, Primary Bath, Bath #2, Laundry
- Graceful Finesse Concrete Carpeting

INTERIOR PAINT & TRIM

- Primary Interior Color Walls & Ceiling: First Star SW7646
- Tray Ceiling in Primary Suite

LIGHTING

- Seville Brushed Nickel Lighting Package (Whole House)

EXTERIOR

- Paint Grade Smooth, 6-Panel Front Door w/ Smart Keypad Deadbolt
- Front Door Painted: Outerspace SW6251
- Moire Black Dimensional Shingles
- BandSawn Columns w/ Brackets
- Victorian Gray Vinyl Body Siding
- Victorian Gray Vinyl Board & Batten Accent
- White Exterior Trim
- 4 over 1 White Windows
- White Colonial Garage Door
- White Gutters
- Sod Location: Front and Sides

DESIGN OPTIONS SUMMARY

STRUCTURAL

BASE PRICE: \$368,728

Elevation F

\$1,750

Optional Garage Storage/Work Area

\$6,820

Grill Patio 10' x 10'

\$1,000

DESIGN CENTER OPTIONS \$602

Add Smart Keypad Deadbolt Front Door

Stainless Steel Electric Range, Microwave and Dishwasher

TOTAL OPTIONS ADDED

\$10,172

TOTAL SALES PRICE: \$378,900