

1809 LIVE OAK

HOMESITE 107

235 Cline Way
Beaufort, NC

THE HARBOR HOMEPLAN

1,984 SQFT | 3 BR | 2.5 BA | 1 CAR GARAGE

\$389,900

DESIGNER FEATURES



*Artistic Rendering not lot specific. For representation purposes only.



Discover coastal charm and modern convenience at 1809 Live Oak, a new townhome community by Caviness & Cates, nestled just off Live Oak Street in picturesque Beaufort, NC. These thoughtfully designed townhomes offer stylish, low-maintenance living, perfect for those seeking a relaxed coastal lifestyle. Enjoy easy access to Beaufort's historic waterfront, vibrant downtown, and the area's stunning natural beauty. With quality craftsmanship and a prime location, 1809 Live Oak provides the ideal blend of comfort and convenience, making it the perfect place to call home.

NEW HOME SPECIALISTS

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Photos, Options,
Virtual Tours & More

SALES AND MARKETING BY:

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REAL ESTATE

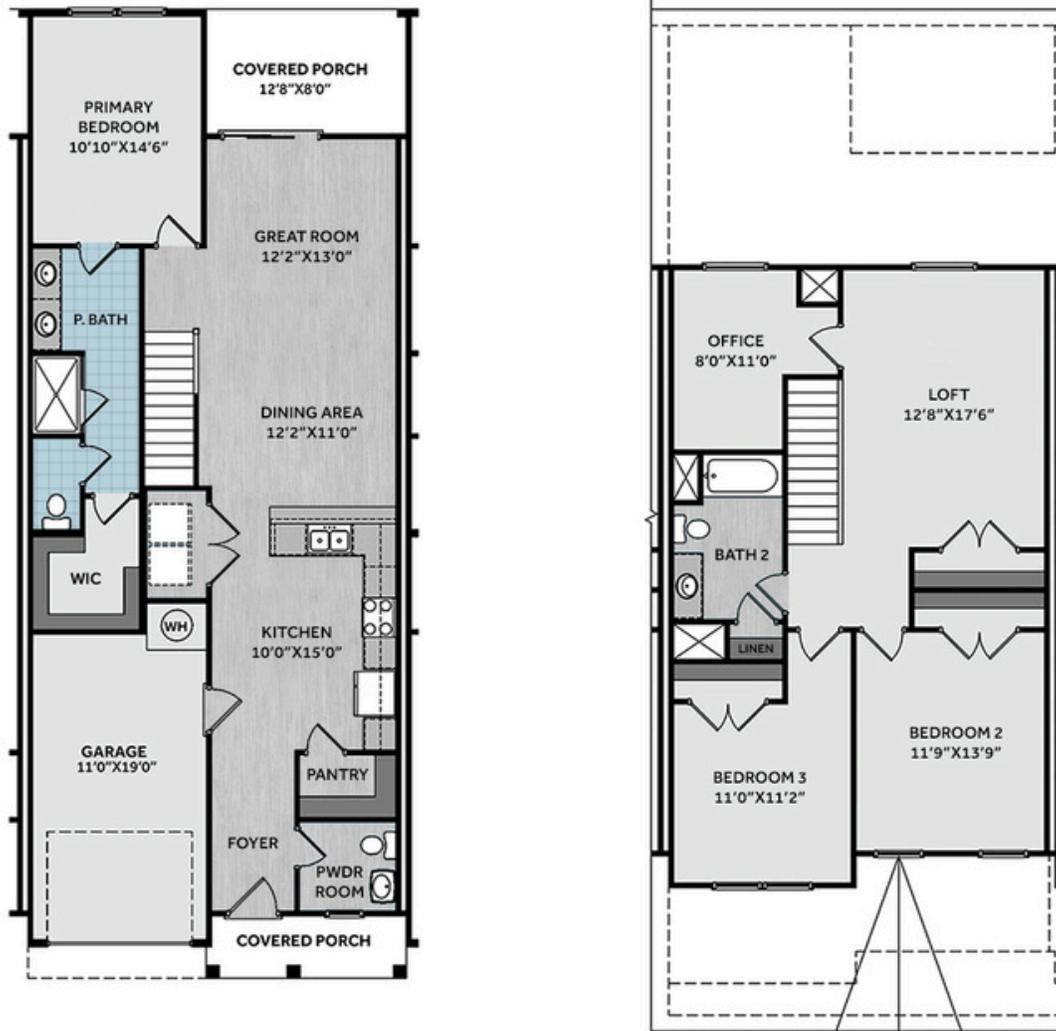
KELLER WILLIAMS CRYSTAL COAST



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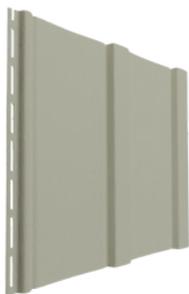


This stylish townhome offers low maintenance living in a thoughtfully designed layout. Step into a welcoming foyer with a powder room, leading into an open-concept kitchen, dining area, and great room. The kitchen boasts a large peninsula with bar seating, “Trigato” quartz countertops, white shaker cabinets, white herringbone subway tile backsplash, stainless steel appliances—including a microwave, smooth-top range, and dishwasher—ample cabinet space, and a walk-in pantry. A laundry closet is conveniently located off the kitchen. The great room opens to a covered rear porch, perfect for relaxing or entertaining. Matte black finishes add modern flair, while durable LVP flooring enhances the first-floor main living areas. The first-floor primary suite features two-piece crown molding, along with an ensuite bathroom that includes a double vanity with a “Carrara Delphi” quartz countertop, framed mirrors, a walk-in tile shower, private water closet, and a spacious walk-in closet. Upstairs features a loft with a closet and access to a home office, two additional bedrooms, and a full bath with a linen closet. Additional highlights include a 1-car garage with direct kitchen access, board and batten accents, dimensional roof shingles, and a front door in SW “Dried Thyme.” Energy Plus certified and backed by a 1-2-10 builder warranty.

KITCHEN



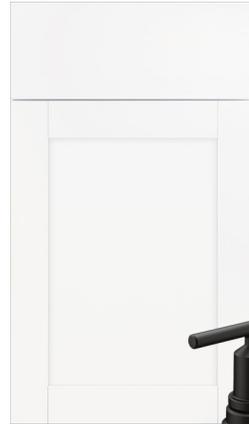
EXTERIOR



PAINT



BATHROOM



FLOORING

LIGHTING



KITCHEN

- Align Matte Black Kitchen Faucet w/ Pull-Down Spray
- Standard SS 50/50 Double Bowl Sink
- Binx White Flat Panel Cabinets w/ Matte Black BP7227128-900 Pulls
- Flat Polish Edge Trigato Quartz Countertops
- 3x6 Subway Tile - Color Wheel Classic / 3x6 #O190 Arctic White Glossy w/ #44 Bright White Grout - Set in Herringbone Pattern Kitchen Backsplash
- Standard Kitchen Layout w/ 42" Wall Cabinets and 2 ¼" Crown on Kitchen Cabinets
- Ferguson/Frigidaire Electric Gallery Plus Stainless Steel Appliances (Dishwasher, Electric Range, and Over-the-Range Microwave)

BATHROOM

- Gibson 4" Spread Matte Black Plumbing Package (Whole House)
- Carrara Delphi Quartz Countertops w/ Square Bowls
- Binx White Flat Panel Cabinets w/ Matte Black BP72096-900 Pulls
- Adult Height Cabinets in Primary Bath and Bath #2
- Raised/Elongated Toilets in Primary Bath, Powder Room, Bath #2
- Primary Bath 36"x60" Tile Shower - Wall: AV17 12x24 Staggered w/ #90 Light Pewter Grout / Floor: LP19 2x2 w/ #90 Light Pewter Grout
- ARO4 w/ #90 Light Pewter Grout on Bath #2 Shower Surround

FLOORING

- Revered - Portchester Oak #2003 LVP in Foyer, Great Room, Kitchen / Dining Area, Powder Room, Bath #2, Laundry
- AV17 12x24 Staggered w/ #90 Light Pewter Grout Ceramic Tiles in Primary Bath
- Graceful Finesse Ecru Carpeting

INTERIOR PAINT & TRIM

- Sherwin Williams Duration Flat Interior Color: Agreeable Gray SW7029 w/ White Ceilings
- Open Rails on 1st Floor
- Two Piece Crown Molding in Primary Suite

LIGHTING / ELECTRICAL

- Fullton Lighting Package Midnight Black (Whole House)
- LED Recess Lights in Kitchen
- LED Recess Lights in Dining Area

EXTERIOR

- 12 - Light Glass View Over 1 - Panel Front Door w/ Smart Keypad Deadbolt, Doorbell Camera, and Matte Black Handleset
- Front Door Painted: Dried Thyme SW6186
- Black Architectural Shingles
- Square Panel Front Columns
- Sage Vinyl Body Siding
- Scottish Thistle Board & Batten Accent
- White Exterior Trim
- Black Board & Batten Shutters
- 4 over 1 White Windows
- White Gallery Steel Long Panel Garage Door
- White Gutters
- Sod - Front, Sides, and Rear Yard w/ Community Irrigation

Disclaimer: In an effort to continuously improve and develop our products, Caviness & Cates reserves the right to change products, features, pricing, and specifications without prior notice. Features may vary between homes built within the same community. Please see actual home purchase & sale agreement for additional information, disclosures, and disclaimers. Plans are artistic renderings and may not reflect final product. All information on square footage, acreage, and dimensions should be considered approximate. Consult with New Homes Sales Specialist before writing an offer.