

# THE COTTAGES AT ARROWHEAD LAKE

## THE OSPREY

### STANDARD HOME INFORMATION:

- 3 Bedrooms
- 2 ½ baths
- 2,168 heated square footage
- 664 square feet open porches
- Main Floor master suite
- 10' main floor ceiling height
- 9' second floor ceiling height
- Detached garage (one car plus carport)



OLDFIELD

FOR MORE INFORMATION:

866-653-3435  [WWW.OLDFIELD1732.COM](http://WWW.OLDFIELD1732.COM)



# OLDFIELD

## THE COTTAGES AT ARROWHEAD LAKE THE OSPREY

### EXTERIOR

- Hardiplank siding
- 5-V metal roof
- Insulated double hung windows
- Extensive landscaping
- Automatic lawn irrigation system
- Gas lanterns
- Insulated crawl space
- Brick chimney, piers and accents

### INTERIOR

- Kohler fixtures
- Wood burning fireplace
- Reclaimed antique pine flooring
- Ceramic tile floors in baths and laundry room
- Carpet in bedrooms
- Kitchen Aid (Architects Series) dishwasher, gas cooktop/range, microwave
- Garbage disposal
- Energy efficient heating and air conditioning system with programmable thermostat
- 50 gallon water heater
- 42" custom cabinets in kitchen
- Granite countertops
- Farm sink in kitchen
- Solid core flat panel interior doors
- Oil-rubbed bronze door hardware
- Center island in kitchen

### KEY OPTIONS

- Screened porch (not shown): 192 sq. feet
- Bar sink in kitchen island (shown)
- Potting/storage shed

### ABOUT THE DESIGNER:

Moser Design Group, Inc. is a residential design firm dedicated to promoting well designed traditional homes and supporting Smart Growth through New Urbanism. Over the past 20 years, Eric Moser, President of Moser Design Group, Inc. (MDG), and his staff of professionals have built a reputation as designers of fine custom residential architecture. Their primary focus over the past decade and a half has established the firm as a major proponent of the New Urban movement. As a member of the Congress for New Urbanism, the New Urban Guild, and the Institute of Classical Architecture and Classical America, MDG dedicates their work to the planning and architectural fulfillment of New Urban and Traditional Neighborhood Developments (TND's).

[www.moserdesign.com](http://www.moserdesign.com)



### ABOUT THE BUILDER:

Breckenridge Development Group, LLC, a developer/builder based on the New Jersey shore is the managing partner of Breckenridge at Oldfield, LLC. As the builder partner, Breckenridge has over sixteen years of experience creating communities and single family homes in the shore communities just fifty miles south of Manhattan. With homes ranging from \$280,000 to over \$3,000,000, Breckenridge comes equipped to bring only the best mix of quality and value to the Low Country. Senior management of the firm will be on site throughout the construction of The Cottages at Arrowhead Lake, providing assurance that quality standards will be maintained. To see examples of our work, plus a look at our model home in Oldfield, visit us at [www.breckenridge.smugmug.com](http://www.breckenridge.smugmug.com).

