

# VANGUARD

CUSTOM HOMES

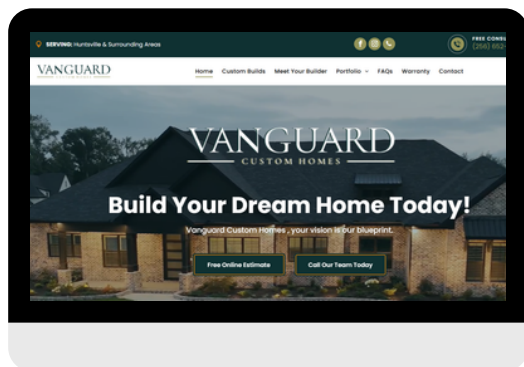


*Welcome Home!*

619 AUBURN AVENUE SW,  
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SCAN FOR WEBSITE

# VANGUARD

CUSTOM HOMES



2,055 HEATED  
SQUARE FT

4 BEDROOMS

3 FULL  
BATHROOMS

2 CAR GARAGE

## HOME FEATURES

- Open-concept layout with spacious family room, dining area, and kitchen
- 9' ceilings throughout entire home with quality trim details
- Custom cabinetry with quartz countertops and modern tile backsplash
- Upgraded GE appliance package with gas cooktop, smart wall oven, microwave, vent hood, quiet dishwasher, fingerprint-resistant French door refrigerator
- Split Private 17'-6" x 15'-7" primary suite with walk-in closet and ensuite bathroom
- Primary bath features double vanity and tile shower
- Delta modern fixtures with Rinnai tankless water heater
- Spacious 17'-4" x 8'-1" covered rear veranda—perfect for outdoor living
- Energy-efficient Carrier 14 seer HVAC system
- Full brick exterior with fiber cement siding, porch ceilings and maintenance free vinyl eaves
- Durable Mohawk wet protect laminate wood flooring throughout with tile flooring in all wet areas
- One year workmanship warranty and 2-10 extended warranty