



HARBOR CLUB



Located on Winyah Bay in Historic Georgetown, SC

NEIGHBORHOOD & AREA FEATURES

- Highly Desired Setting on the Winyah Bay in Georgetown, SC. Located off Hwy 17 for Easy Access to Surrounding Areas.
- Included Community Amenities: Boat/RV Storage, Clubhouse, Boat Ramp, & Dock
- Beautiful Views of Winyah Bay
- 3,4, & 5 Bedroom Models Available
- Floor Plan & Home Customization Available
- Offering Land & Home Packages from the \$300s
- Privacy & Water Homesites Available
- Impressive Standard Features that Most Builders Don't Include
- Area Qualifies for 100% Financing for Eligible Buyers

A Natural Gas Community

NOW SELLING: 527 Charlton Blvd, Georgetown SC 29440



For more information, please contact:

Skip Carrick

843-458-5083 | SkipCarrick@live.com



HARBOR CLUB

INCLUDED STANDARD FEATURES

Classic Finishing Touches

- Smooth Finish Drywall Ceilings throughout Including Garage
- Select Vinyl Flooring in foyer, kitchen, breakfast nook per plan, and Bathrooms Per Plan
- High Definition Vinyl in bathrooms and Laundry Room
- Upgraded Shaw® Stain Resistant Carpet w/ 6lb Rebound Padding in Living Room, Bedrooms, and Hallways
- 9' High Ceilings on Main Level with 8' on Top Floor
- Upgraded Trim Package including Decorative 3.25 Speed Baseboard
- Decorative Cheyenne Style Interior Hollow Core Doors
- Brushed Nickel Hardware on All Interior Doors
- Ventelates Closet Shelving throughout Closets
- Decorator Chrome or Brushed Nickel Glass Light Fixtures (Per Plan)
- Pre-Wired Phone and internet Locations – All Bedrooms and Kitchen (Per Plan)
- Pre-Wired Cable Locations – All Bedrooms and Living Area (Per Plan)
- Ceiling Fans in Master Bedroom and Living Room , White Toggle Switches



Designer Kitchens

- Frigidaire® Energy Saving stainless steel appliance Package multi-cycle Dishwasher, Gas range with self cleaning oven, with Built in Microwave.
- Spacious kitchen designs to entertain your guests and serve your family.
- **ARISTOKRAFT®** Profiled birch cabinets standard with gunmetal hardware
- High quality Formica with Stainless steel sink with detached faucet and sprayer
- 1/3 Horsepower Garbage Disposal
- Recessed Lighting Package in Kitchen

Relaxing Baths

- **ARISTOKRAFT®** Decorative Vanity Cabinets with Gunmetal hardware
- Durable cultured marble countertops
- Elongated Water Efficient Toilets
- Executive Height Vanities in All Bathrooms
- Anti-Scald Shower Faucets
- Extra Large Showers with Seat(s) (Per Plan)
- Linen Closets (Per Plan)
- Vented Exhaust Fans in All Baths
- Pedestal Sink in Powder Room (Per Plan)
- Full length vanity mirrors
- Chrome Bathroom Hardware (Location per Plan)



A **Natural Gas** Community

HARBOR CLUB

Your Home's Exterior

- Front Entry 2 Car Steel Reinforced Garage door with **LIFTMASTER MYQ® Connectivity** for mobile operation
- **ROYAL®** Low Maintenance vinyl siding provides a long lasting, easy to clean exterior
- **GAF Timberline®** High Performance dimensional Architectural shingles with
- Covered Front and Rear Porches per Plan
- Maintenance Free Soffits and Fascia
- **YKK® Styleview** Low E Vinyl Windows-Insulated Glass with Screens
- Professionally Designed Landscape Package in include Fully Sodded Yards (14 Pallet Max) and professional Landscaping Package with mulched beds
- Exterior Weatherproof GFI Protected Electrical Outlets (Per Plan)
- Concrete Walkways and Driveways
- Covered Lanais (per plan) with Ceiling fan kit
- Grilling Patio or deck (Size and Height per plan)
- Security Deadbolts on exterior doors (Per plan)
- Two Hose Bibs included on Both Sides of Home
- Shutters on front windows (Per Plan)
- Garage Coach Lights on both sides Garage Door
- 3 Exterior Weather Protected Outlets (Per Plan)
- Water Main Shutoff Valve Conveniently located in the Garage
- Flood Lighting on Front and Rear Home

Dependable Warranties

- **SENTRICON®** Termite colony Elimination system, the number one choice of builders and homeowners, with renewable bond.
- One-Year Coverage on Materials and Workmanship**
- Full-Time Beverly Homes Customer Care Department
- Preclosing homeowner orientation with your community construction manager

Energy-Efficient Designs & Quality Construction

- Insulated Low E Glass Single Hung Tilt-In Windows
- 14 SEER Central Air Conditioning w/ Energy-Efficient gas furnace.
- Spaced conditioned HVAC design & accurate load calculation for comfort
- Energy efficient RINNAI® Tank-less hotwater heater
- Washer and Dryer Hook-Up with Dryer Vent
- Fiberglass Insulation: Exterior Sidewalls R-13 or R- 19 (Per Plan)
- R-30 Ceiling Insulation Keeps you Cool in the Summer and Warm in the Winter
- All Walls 16' Centers, providing a more structurally sound home.
- Homeguard® High performance barrier to guard against water, moisture, & air filtration
- 200 Amp Electrical Service w/ copper Wiring
- Extended 10 Year Warranty Option on HVAC Equipment
- Digital Thermostat
- True Engineered Roof Truss System
- All building plans are Engineer approved & sealed
- Smoke Detectors & Carbon Monoxide Detectors all prewired with battery backup
- Pre-Wired for Security System; See Sales Consultant for Available Packages & Add-Ons.



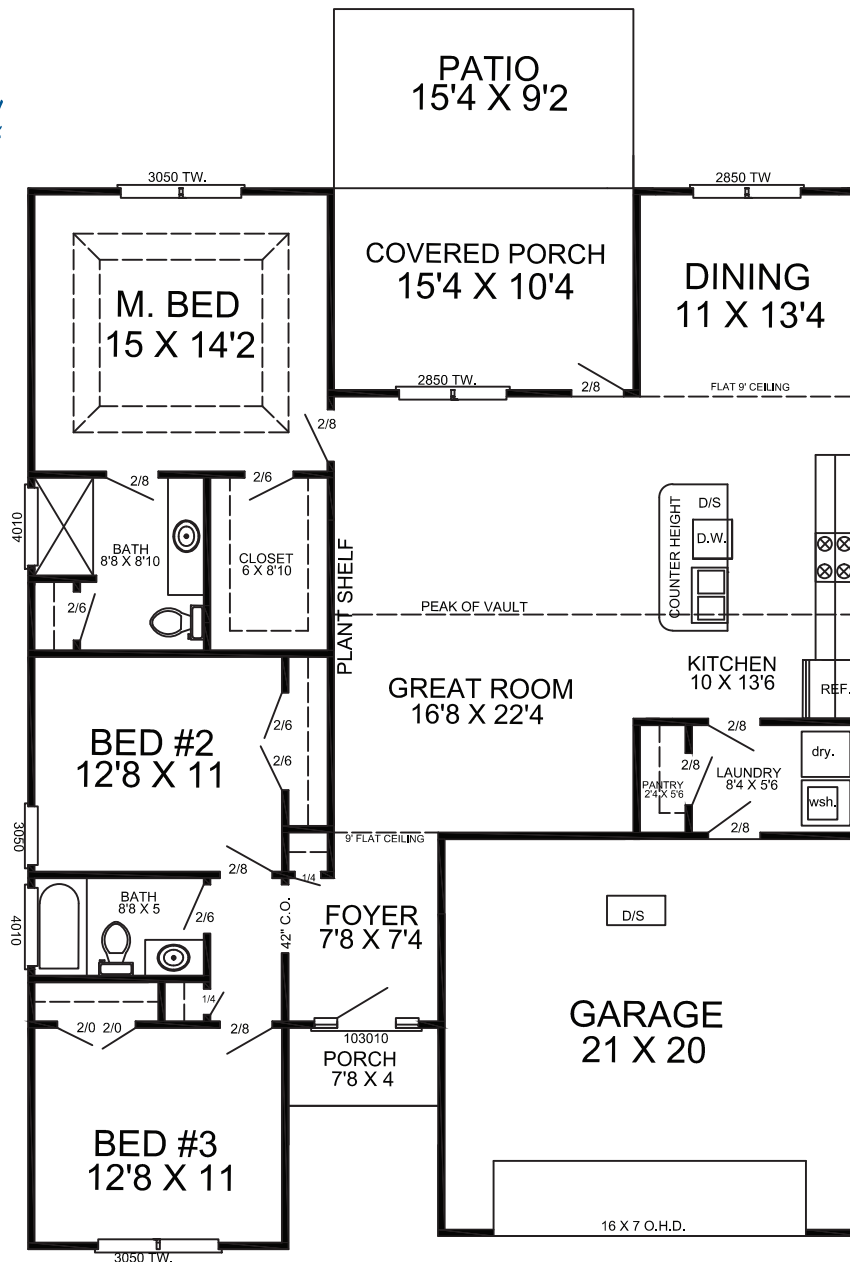
A **Natural Gas** Community

“Ask your Beverly Homes Sales Consultant about custom home changes to make your home truly yours!”

"The Live Oak"



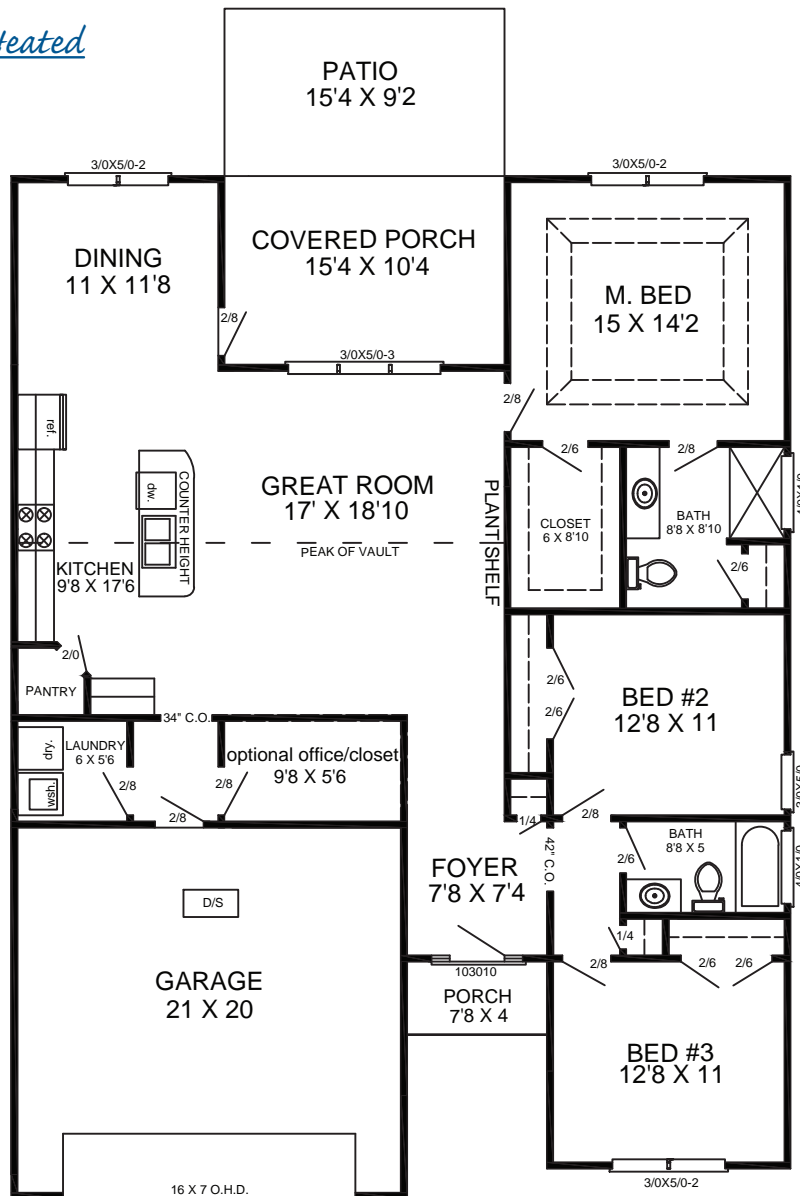
1,621 Heated
647 Unheated
2,268 Total



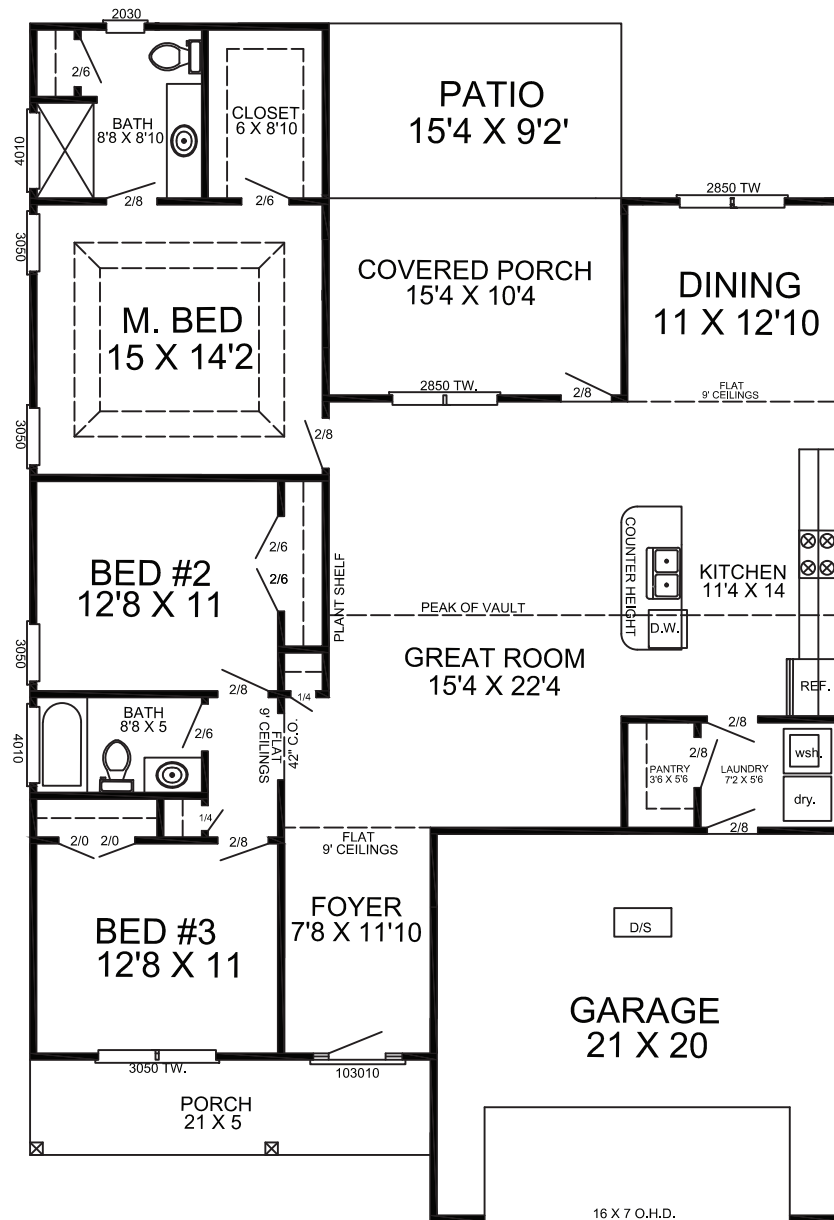
"The Park Hill"



1,671 Main Floor Heated
627 Unheated
2,298 Total



"The Abaco"



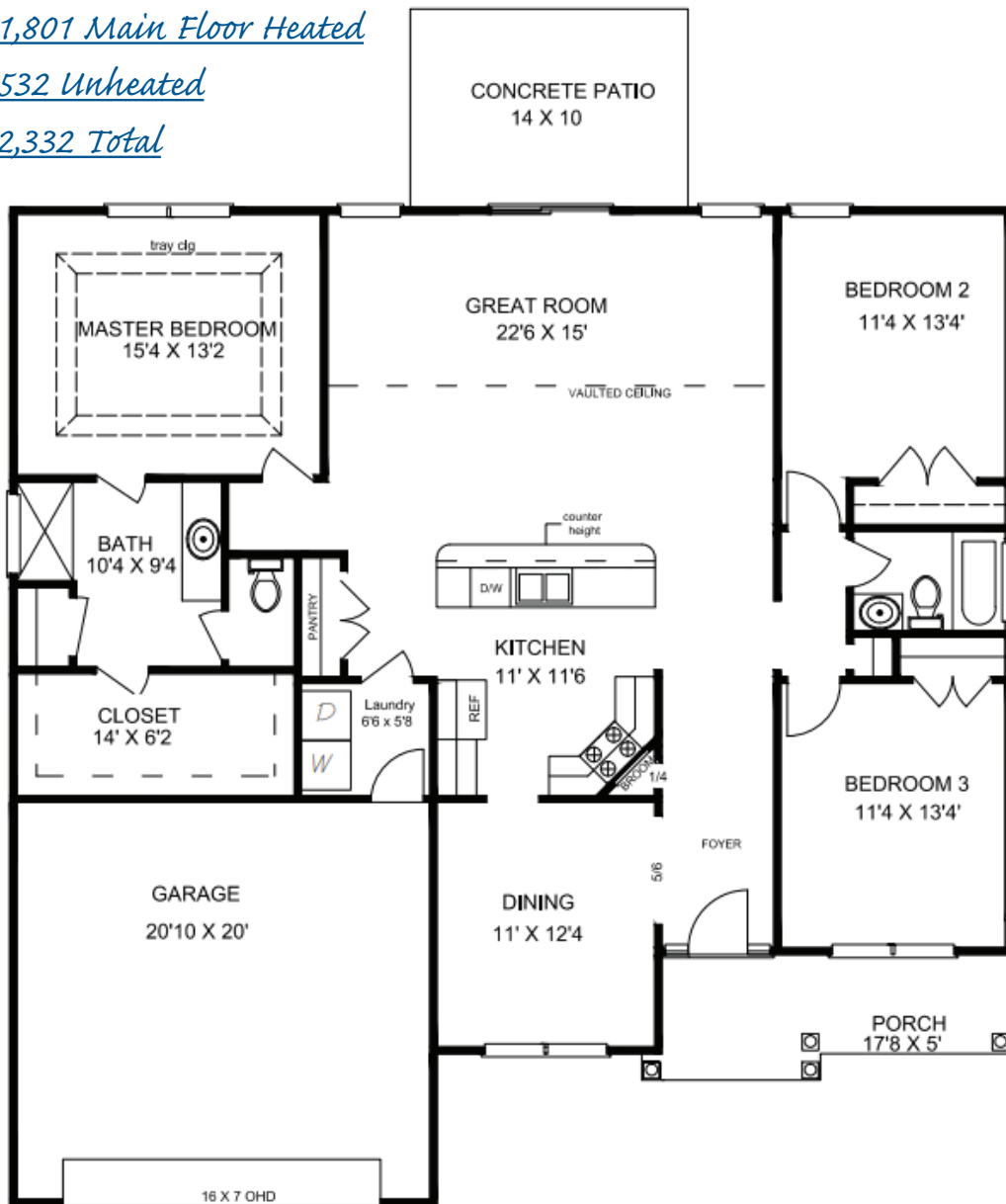
"The Poplar"



1,801 Main Floor Heated

532 Unheated

2,332 Total



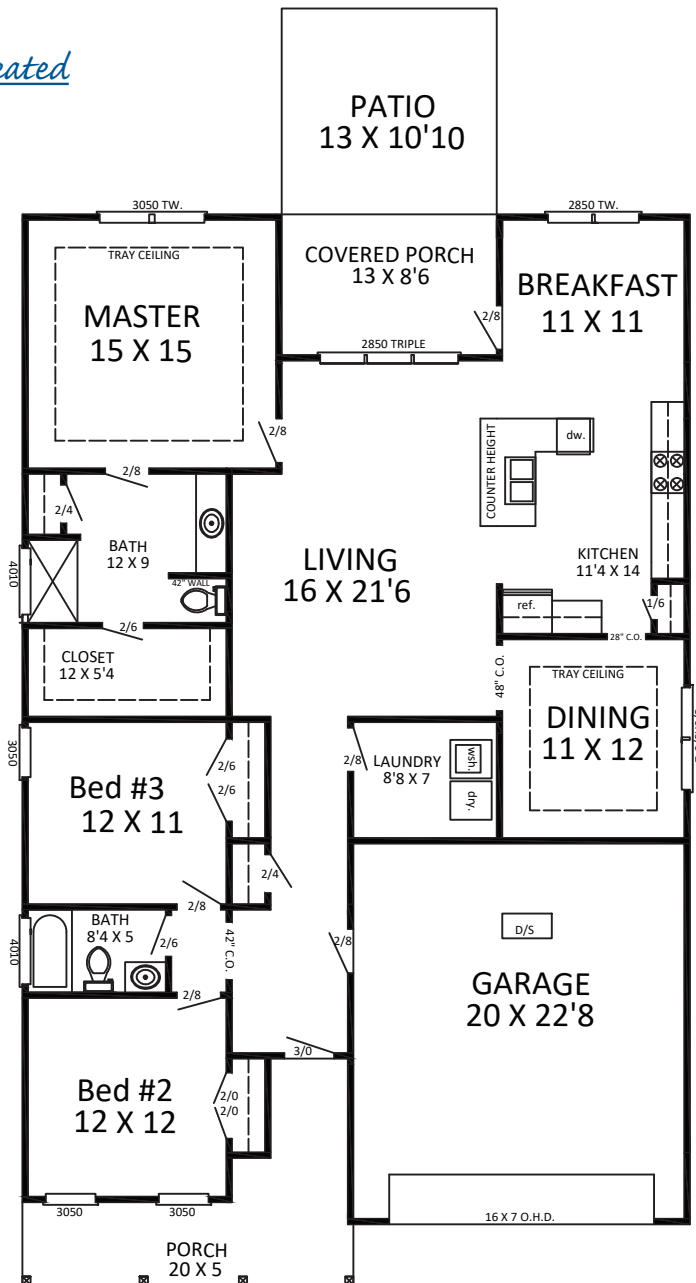
"The Pinckney"



1,806 Main Floor Heated

728 Unheated

2,534 Total



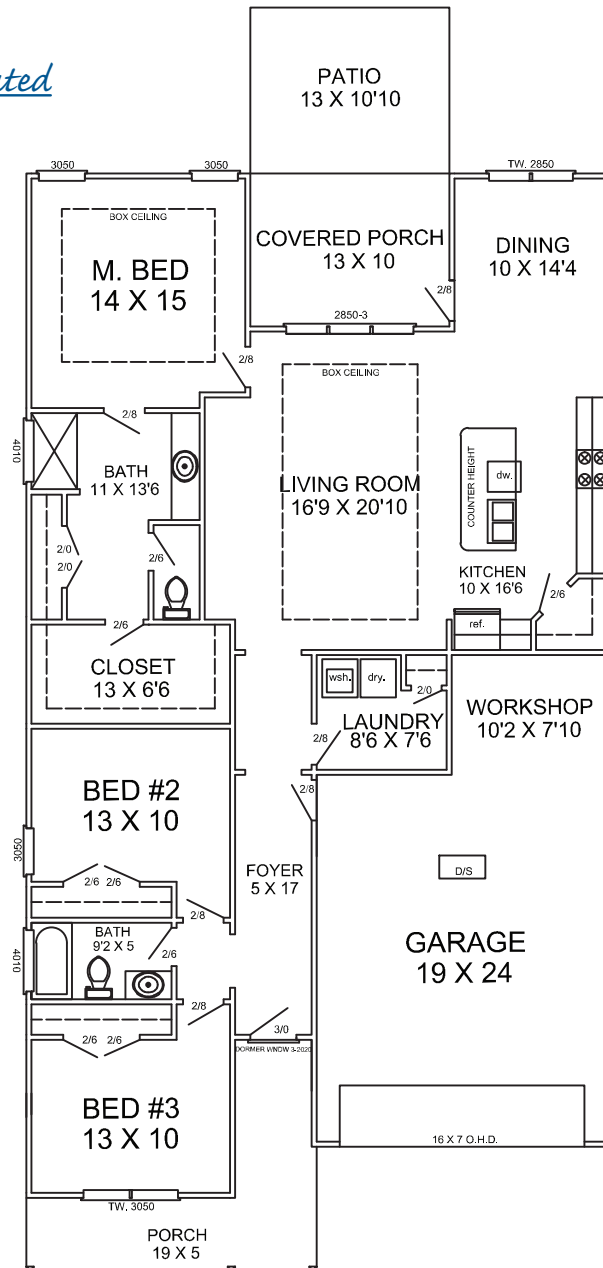
"The Conway"



1,766 Main Floor Heated

834 Unheated

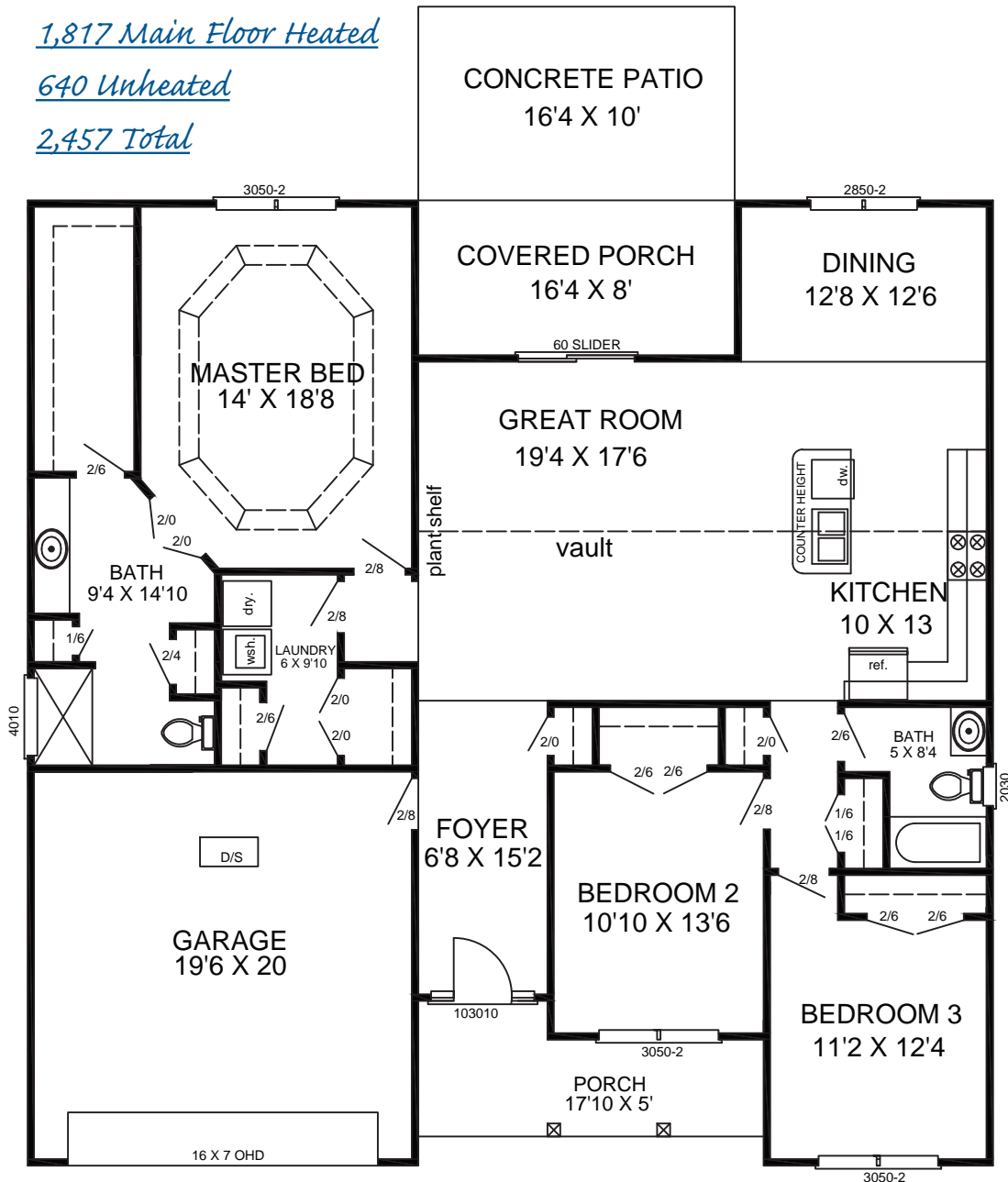
2,600 Total



"The Sullivan"



1,817 Main Floor Heated
640 Unheated
2,457 Total

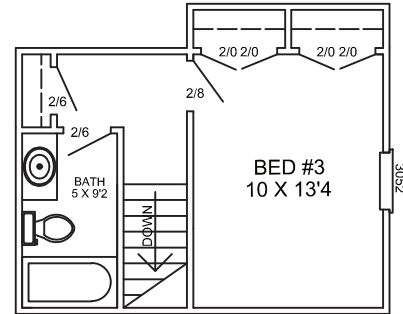


"The Indigo"

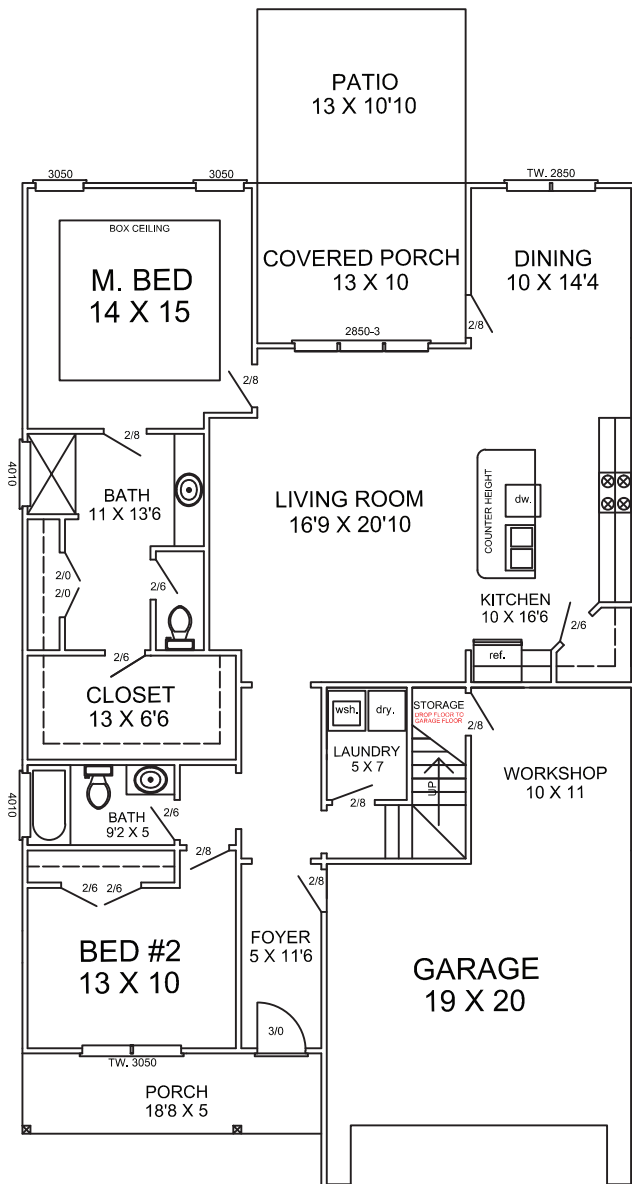


Included 2nd Level

1610 LOWER HTD
277 UPPER HTD
733 UNHEATED
2620 TOTAL

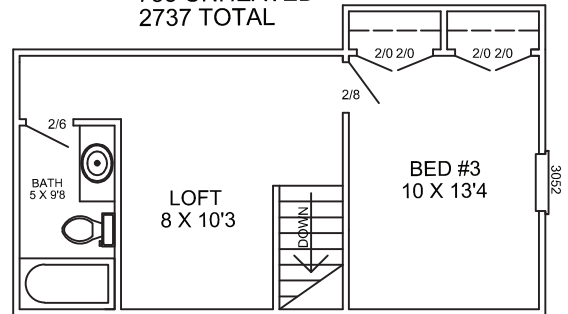


Main Level



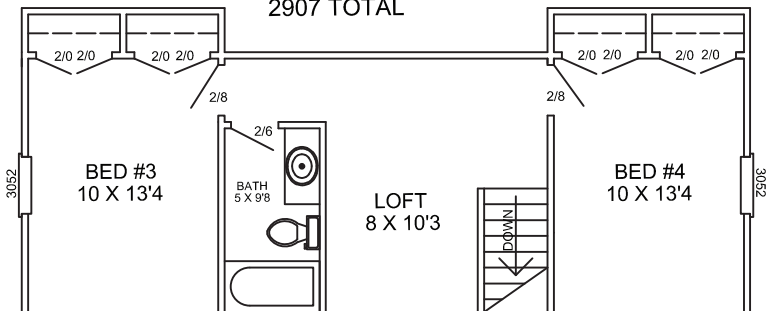
Optional 2nd Level

1610 LOWER HTD
394 UPPER HTD
733 UNHEATED
2737 TOTAL

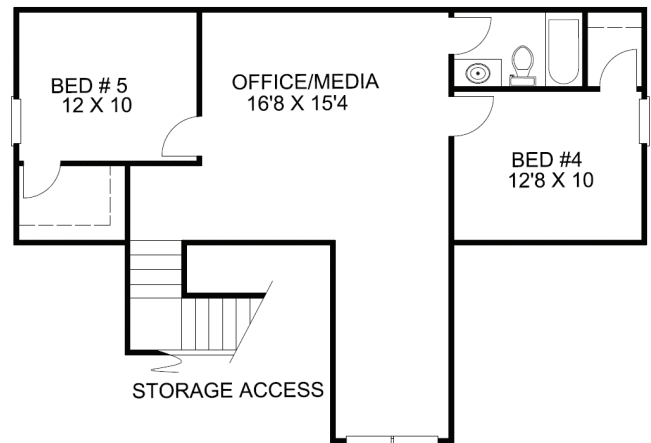
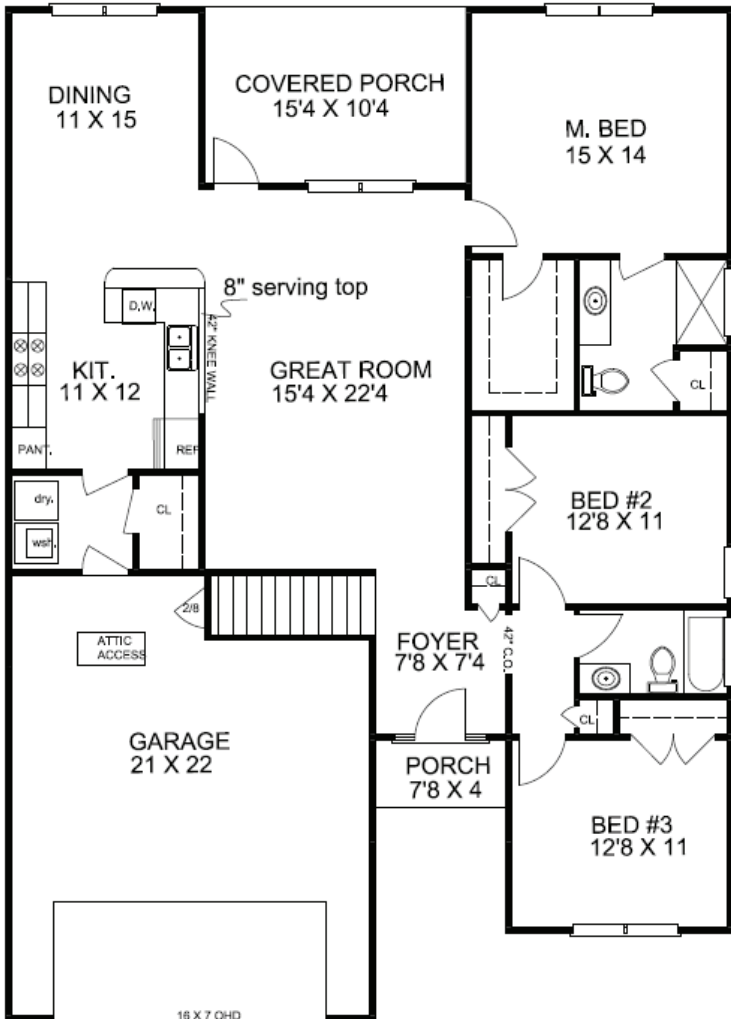


Optional 3rd Level

1610 LOWER HTD
564 UPPER HTD
733 UNHEATED
2907 TOTAL



"The Live Oak II"

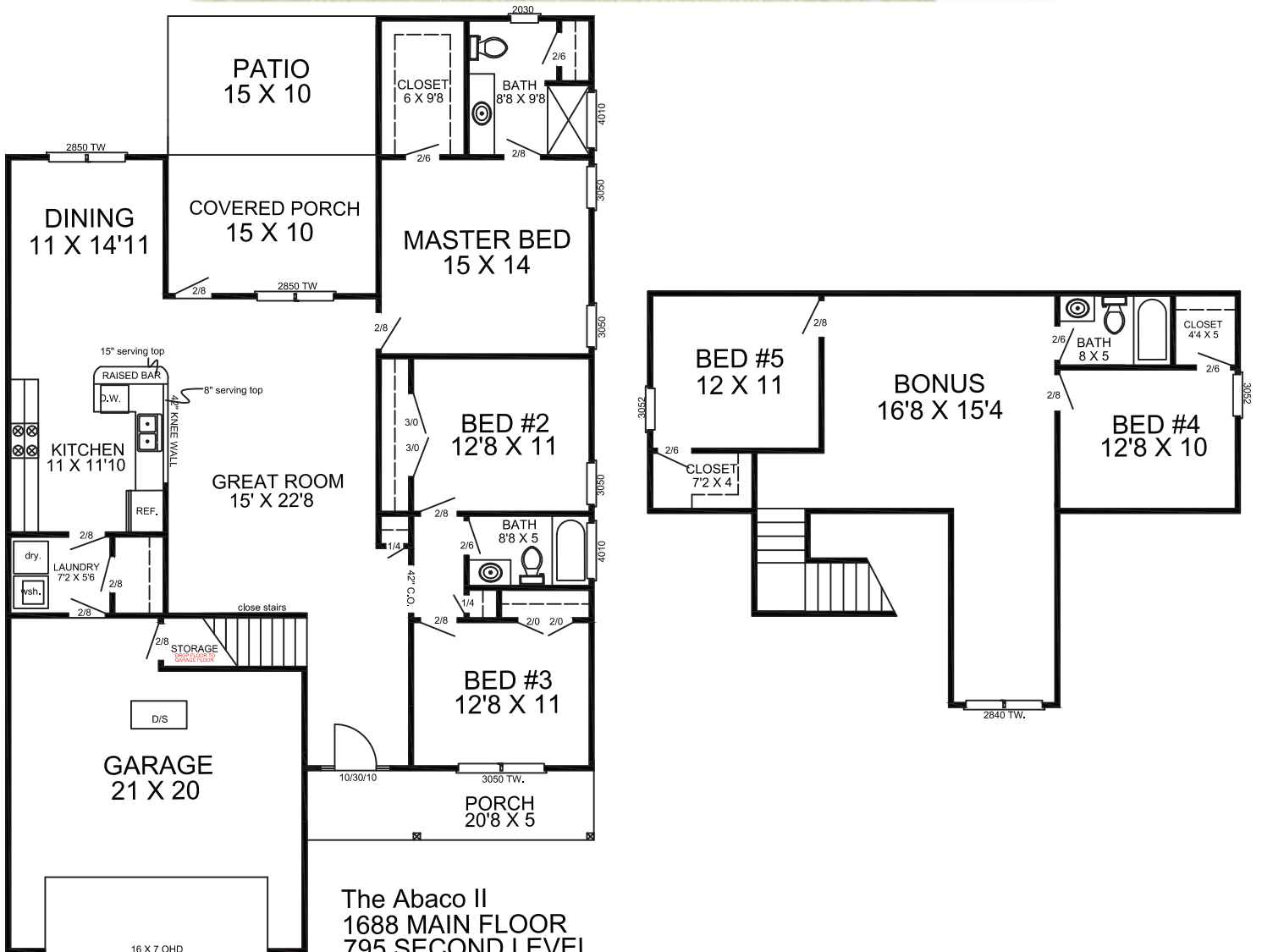


2,452 1st & 2nd Floor Heated

715 Unheated

3,167 Total

"The Abaco II"



The Abaco II
 1688 MAIN FLOOR
 795 SECOND LEVEL
 734 UN HEATED
 3217 TOTAL