

## Exterior Features

- Professional landscape package with sod
- Broom finished concrete driveway and walkways with ample parking
- Large covered porches
- Raised slab foundation with brick skirt
- James Hardie fiber cement siding
- Prefinished aluminum trim wrap
- 30 Year architectural roof
- Metal roof accents
- Termite soil treatment
- Outdoor shower
- Weather proof electrical outlets
- Double pane low-e vinyl windows with screens
- Fiberglass exterior doors
- Carriage style garage door with opener
- Generator prewire
- White vinyl fencing



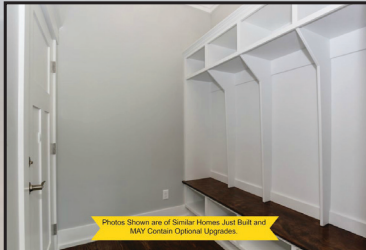
Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.



Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.



Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.



Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.



Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.



Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.

**\*\*Builder reserves the right to make changes to the price, the plan components and building specifications without notice. Building specifications may vary by model.**

### YOUR OCEANFRONT SPECIALIST FROM CROATAN TO THE NORTH END



Layne Donovan  
Atkinson Realty  
5307 Atlantic Ave  
Virginia Beach, VA 23451  
Direct (757) 650-3240  
[www.laynedonovan.com](http://www.laynedonovan.com)  
[layne@laynedonovan.com](mailto:layne@laynedonovan.com)

For more pictures and information please visit [www.laynedonovan.com](http://www.laynedonovan.com) or scan the barcode with your smart phone.



Text LDREG to 85377 to view current listings.

(Standard text or data rates may apply based on your service provider)

ALL INFORMATION IS BELIEVED TO BE CORRECT AND RELIABLE TO THE AGENTS' KNOWLEDGE BUT IS NOT GUARANTEED

Specs and features are subject to change during construction at the builders discretion



# 7908 A Atlantic Ave

## \$1,249,995

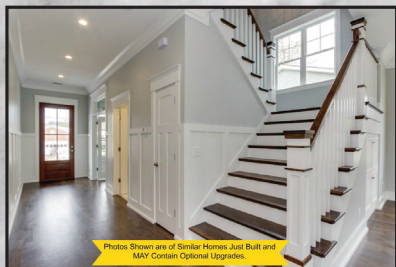
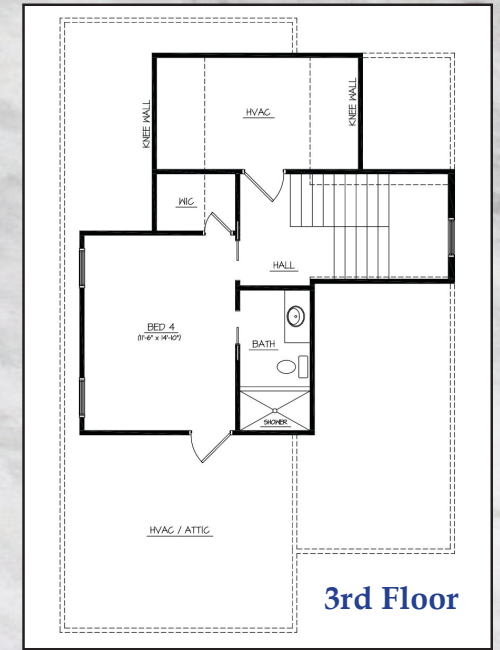
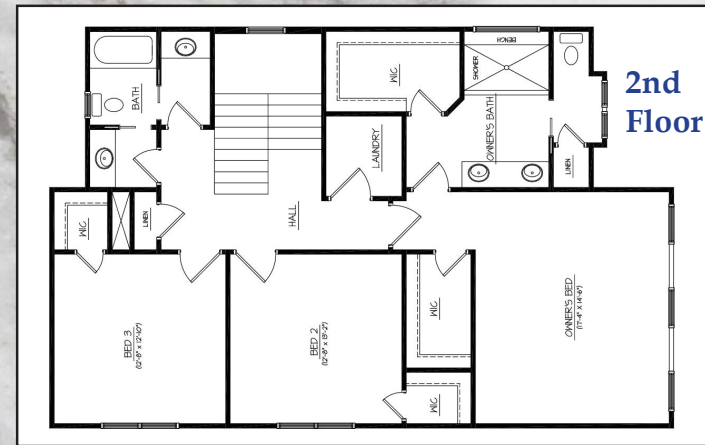
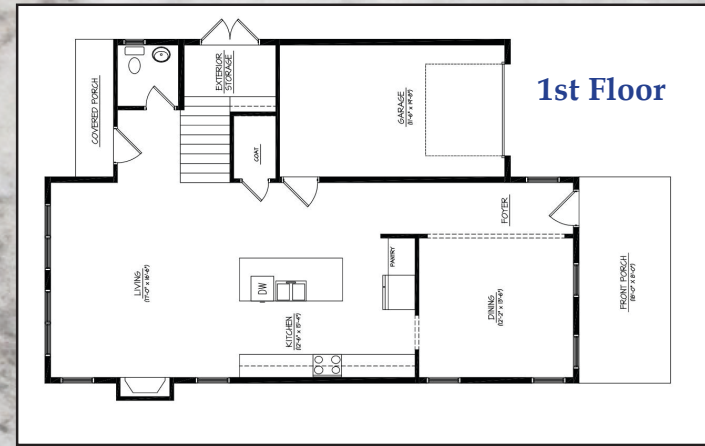
North End  
Virginia Beach

***New Construction to be built ~ Custom Design/Build***  
4 Bedrooms ~ 3.5 Bathrooms ~ 2,755 +/- sf ~ Attached Garage

Another top quality design/build by Beach Building Group Inc! Upgraded finishes & fixtures throughout! Custom designed DETACHED NO FEE condo! Covered front & rear porches. Wide open floor plan with tons of natural light. Only 1 short block to the beautiful North End beach! Exterior storage closet plus a 1 car garage for all of your beach equipment. Here are just a few of the many features & upgrades: 9ft ceilings on 1st & 2nd floors, outside shower, generator hookup/transfer switch, gas fireplace, tankless gas water heater, wired for cable/network/surround sound, 2 zone HVAC system, custom wood shelving in closets, solid wood cabinets in kitchen & bathrooms, large furniture style island in kitchen, granite or quartz countertops in kitchen & baths, GE Cafe SS appliances, designer electrical fixtures, upgraded plumbing fixtures, LVP/tile/carpet floors, Hardi plank composite exterior siding.

### Interior Features

- Optional elevator - \*\*\*ask agent for pricing & details
- Nine-foot ceilings on first & second floors and eight-foot ceilings on third floors
- Gas fireplace in living room
- Custom trim package with two piece crown throughout first floor
- Smooth or knock-down finish drywall
- Hardwood or LVT flooring throughout public areas
- Ceramic or porcelain tile in bathrooms and laundry
- Stained Oak or LVT stairway
- Upgraded carpet and padding in bedrooms and closets
- Prewired for cable and network in living room and bedrooms
- Prewired for ceiling fan in living room, porches and bedrooms
- Prewired for 5.1 surround sound in living room
- HDMI prewire in living room from components to TV
- Washer & electric dryer connections
- Mirrors over vanities
- 15 seer HVAC (two zones) with gas heat
- Gas tankless hot water heater
- Brushed nickel door hardware
- Custom wood shelving in closets
- Brushed nickel bathroom accessories
- Designer electrical fixtures
- Upgraded plumbing fixtures
- Gourmet kitchen
  - Custom cabinets
  - All wood construction
  - Painted or stained Maple
  - Upper cabinets to ceiling
  - Soft close drawer slides
  - Furniture style island
  - GE Café stainless steel appliances
- Granite or quartz countertops with under mount sinks in the kitchen and bathrooms



Photos shown are of model homes and may feature some upgrades



Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.

Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.

Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.

Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.

Photos Shown are of Similar Homes Just Built and MAY Contain Optional Upgrades.