

The Kensington



Home Information

1108 English Oak Drive, Champaign
 Lot 145 Trails at Abbey Fields

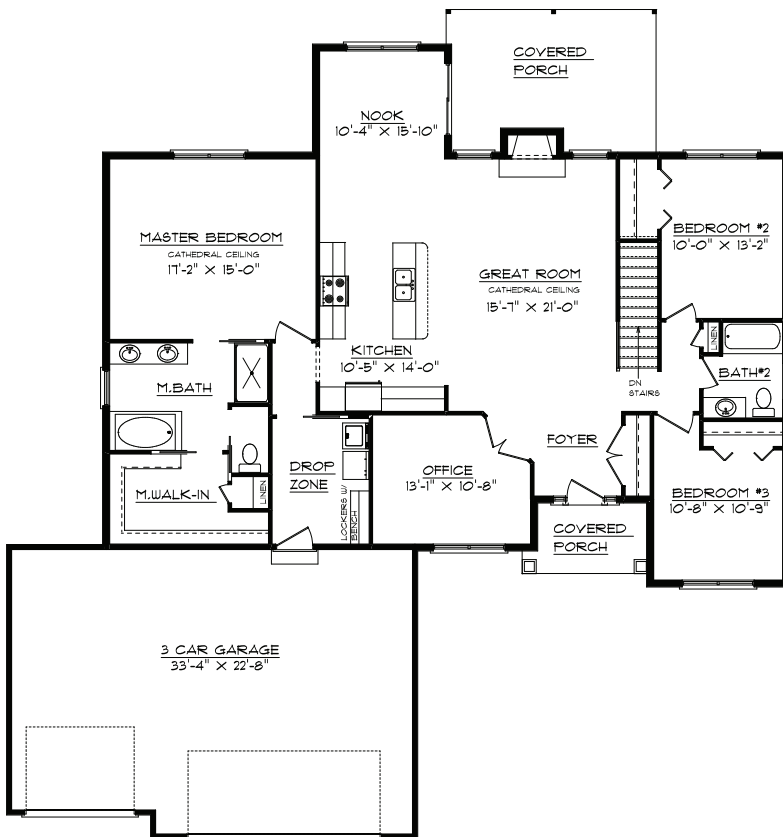
Price: \$399,900
 Available: December

High Efficient Features...

2x6 Exterior Walls
 Trane 95% Furnace, 13 SEER AC
 50 Gal. Powervent Water heater
 Direct Vent Fireplace
 Low-E Pella Windows & Doors

Home Features...

Kensington Ranch Floor Plan
 5 Bedrooms, 3 Baths
 3 Car Attached Garage
 Finished Basement- Wet Bar, Bedrooms 4&5
 Pella Windows and Exterior Doors
 Spacious Foyer with Open Floor Plan
 Laundry/Drop Zone with Custom Lockers
 Attractive Kitchen & Bath Cabinetry
 -Featuring Soft Close Doors & Drawers
 Large Center Island with Stool Seating
 Granite Tops
 Stainless Steel Appliances
 Fireplace with Stone/Wood Surround
 Open Rail Staircase to basement/iron balusters
 Wood & Ceramic Tile Flooring
 Cathedral Ceilings in Main Living Area
 Master Bedroom Suite with Cathedral Ceiling
 Master Bath Tiled Shower with Glass Door
 Large Walk-In Closet
 Professional Installed Radon Mitigation
 Covered Rear Porch
 Fully Sodded Yard
 Exterior Stone & Vinyl Shake Accents



Plan Summary

First Floor	2011 sq.ft.
Finished Basement	1002 sq.ft.
TOTAL Finished	3013 sq.ft.

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