



Charleston Gazette-Mail REAL ESTATE

wanna go HOME
wannagohome.com

For the Week of December 11, 2022

- 3 OPEN HOUSES
- 3 PROPERTIES FOR SALE
- 4 RENTALS



92 Mandy Drive, Scott Depot \$845,000

In beautiful Cobblestone Subdivision. Very nice and elegant home. 6 Bedrooms, 5 full baths and 2 half baths. Full finished basement that opens to the outside. 3 car garages. Very Beautiful!



104 Woodbridge Drive, Charleston \$390,000

Great location In the front of Woodbridge Subdivision.. Few minutes to downtown, airport, Armory and State Capitol. 6 bedrooms,3 full Baths, 1 half bath. Full finished basement. New granite countertops and stainless appliances in kitchen. 2 huge decks. A must see! Ready to move in.



3708 Noyes Avenue, Charleston \$264,000

Walking distance to Kanawha City Elementary, CAMC Hospital(Memorial Division).3 bedrooms, 2 baths. Finished basement and 2 car garages. Flat fenced backyard. Close to shopping , fast food restaurants, and highway. Move in ready.



1998 Parkwood Road, Charleston \$299,000

All updated and remodeled on desirable Parkwood Rd in South Hills with top George Washington School district. 3 bedrooms, 2 full baths and 1 half bath. Full finished basement. Two car garages. Nice huge flat fenced backyard. Corner of Parkwood and Woodside. Very beautiful and ready to move in.



304-757-0889

Jan Hoover, Broker/Owner

Marlein Habash
304-610-4523

TO ADVERTISE
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Is that home renovation your idea or the media's?

Although it's too late for me to turn back now, maybe it's not for you.

I had bought the new, creamy quartzite stone slabs for my kitchen counters; had part of the old counters torn out; and had installers scheduled for next week. Then I saw the article "Do You Really Want a New Kitchen Counter?" in a recent issue of *The Atlantic*.

Yes, I do, obviously! Though I really didn't want to read any article that would cause me to second guess myself, I read it anyway with one eye and one ear closed. The article begged the question, why, and insinuated that many of us home remodelers are victims of home-renovation brainwashing. I mean, what if what I want is not really what I want but what marketers and media have convinced me I want?

I went looking for the Advil.

Then I called one of the researchers cited. Dr. Annetta Grant is professor of marketing at Bucknell University, where she studies consumer behavior, specifically what makes homeowners do what they do to their homes.

She became interested in the question over 20 years ago when she went backpacking through Central and South America, where she noticed many families lived in homes that were handed down. Homes stayed in the family and were not assets to liquidate as in North America.

"Homes there take on a very different meaning," she said. "They're heavily personalized pieces of family heritage."

Then she moved to Calgary, Alberta, in the mid-2000s, during the big oil boom. "People were using the money to remodel," she said. "I saw people ripping out



AT HOME WITH
Marni Jameson

kitchens that were five to 10 years old to put in new ones."

That contrast inspired her to study what drives people to pull out and replace fully functional home amenities to replace them with something newer.

OK, so, I was already feeling guilty about tearing out the perfectly good 20-year-old brown granite counters in my kitchen because I was tired of the look, and also because, I do not apologize, I thought it would increase the home's value, but now I feel guiltier.

"Meanwhile," she continued, "I was noticing the strong influence of TV home shows and home magazines increasingly featuring what a home 'should be.'"

Well, now she's in my wheelchair. Knowing that she was going to make me question everything I have ever done and written about home design, I nonetheless bravely dove into our conversation to learn more about Grant's findings. Here's the gist of our conversation:

Marni: How did you go about studying this?

Grant: My research team and I conducted in-depth interviews with 17 homeowners over a series of years. We talked to them pre-renovation, during renovation

and years after. I was with them when they talked to their contractors, made decisions, and had disagreements. A topic that often surfaced was what changes would be good for market value, even if they didn't plan to sell anytime soon. We also watched a lot of HGTV, read home magazines, and looked at home improvement posts on social media, such as Pinterest and Instagram.

Marni: What role did you find media played in home renovations?

Grant: The script for many of these TV shows is the same. A show host takes potential buyers through houses and points out all the problems. You hear both parties make comments like, "What were they thinking when they put in that backsplash?"

It's one thing when the TV show host is critical, but when the buyers, regular people, become critical, that sends the message, "If I don't get it right at home, that would be such an embarrassment that I shouldn't even have people over."

Marni: How has our concept of home changed?

Grant: Post-war homes reflected the taste and personality of their homeowners. You saw that on display in yellow, pink, and green appliances and tile. Home was a place you bought and lived in your whole life.

Today, people believe in an ideal based on images they see of how their homes are supposed to look. It's causing people to look around and not be happy with their homes. As homeowners trying to align their homes with market standards, we commonly see gray walls and floors, white countertops, open concept kitchen

ens, spa-like bathrooms, and institutional appliances. These homes seem to say, "Look I match the standard of what is trending"

People have turned their homes into less a place of personalization, and more into an asset whose success depends on how well it meets the ideal of what others want not what the owner wants.

And we don't stay in our homes. We have starter homes and buy

up. The attachment to home lessens when you know your stay is temporary and you make improvements thinking about the person you're going to sell it to.

Marni: What is so bad about wanting to meet market standards?

Grant: Our need for a sense of home is primitive and involves having a place that reflects who

SEE **MARNI, 4H**

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Open Houses Sunday, December 11, 2022

HD-485854

R&G Open HOUSES




107 Goad Dr, Clendenin
\$205,000
 2:00-4:00 PM

WILL NOT LAST LONG! Stunning mid-entry home nestled in Clendenin and only minutes from Downtown Charleston! Home offers an updated kitchen, updated bathrooms, beautiful ensuite, lower level family room, and a two car garage. Additionally this home offers ample storage throughout, a gorgeous back deck, new hot water tank, new plumbing, and many more amazing details/features! Do not miss out on this deal of the century! MUST SEE!

Janet Amores
 304-444-8653

Mark Mansour, Broker
 oldcolony.com







16 BirchTree Lane, Charleston
\$184,000
 2:00-4:00 PM

Location, location, location is the key element for this 2 bedroom, 2.5 bath condo in Shady Brook Village. Perfectly maintained end unit near downtown Charleston and Corridor G. Open kitchen and family room with WB fireplace. Plenty of natural light on main and upper levels; and lower level offers abundant storage and 2-car garage. Lawn care, landscaping, saltwater pool and exterior maintenance with HOA.

Host: Gina Dailey
 304-546-8910
Listed by: Jamie Sprigle
 304-552-6588

Mark Mansour, Broker
 oldcolony.com


509 Superior Ave, South Charleston
\$187,000
 2:00-4:00 PM

INCREDIBLY CHARMING 3 bedroom, 2 bath, 1 car garage home in a great neighborhood. Inviting living room with fireplace opens to dining room. Updated kitchen and baths. Beautiful hardwood floors throughout, spacious gathering room, laundry and storage on lower level. Complete on a level fenced back yard.
 DIRECTIONS: Montrose exit turn right on Kanawha Turnpike, right on Grishaber, right on Superior Ave, home is on the right.

Mara Ellis, GRI, ABR, SRS
 304-541-7336

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R&G Properties for SALE

Call for your appointment!



918 Overlook Way, South Charleston
\$167,000

One story living, 3 bedrooms 2 full baths, move in ready home. Large master with full ensuite, main floor laundry room, family room, partially finished walkout basement, rest of basement great storage, fenced yard and a salt water above ground pool! Updated HVAC & hot water tank. *Master bath offers heated floors.
 DIRECTIONS: Kanawha Turnpike, Left Into Rock Lake Village, Top Of The Hill Turn Left, Left Onto Overlook Way, House On The Right.

Tina Pepper
 304.807.0974

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5346 Frontier Drive, Cross Lanes
\$210,000

2.4 wooded acres at end of street in Cross Lanes. Home offers 2 bedrooms, 2 full baths, fireplace in living room, hardwoods on the first floor, finished lower level, family room with 2nd fireplace and bar area. Oversized laundry room and plenty of storage. Garage and great porch to sit and watch all the wild life.
 DIRECTIONS: I-64 to Cross Lanes exit, proceed to main stop light, straight onto Big Tyler, first left, house at the end of the street.

Tina Pepper
 304.807.0974

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MARNI

FROM PAGE 2H

we are. The more we align with how media say our home should look, the greater our unease and the feeling that our homes are not quite right.

Marni: What do you hope consumers learn from your research?

Grant: I want them to be aware of how media are creating expectations, and to reflect on why they want to make certain changes in their homes. Is it what they want and like, or what the media or market wants them to want? I want them to know that it's OK to put their personal stamp on their homes.

Yes, your home is a financial investment. Someday its resale

value will matter, but meanwhile, a lot of your life will unfold here. Don't live in a house you've designed for somebody else. If you recognize that the media is pushing you, maybe stop and say, "Hey, I like my flowered wallpaper."

P.S. As Eleanor Roosevelt said, No one can make you feel inferior without your consent. I still want new counters.

Marni Jameson is the author of six home and lifestyle books, including "What to Do With Everything You Own to Leave the Legacy You Want," "Downsizing the Family Home – What to Save, What to Let Go" and "Downsizing the Blended Home – When Two Households Become One." You can contact her at www.marnijameson.com.



Market Pressure Many home remodelers turn to social media and home magazines for inspiration, but they should be careful not to lose sight of what they like and want in the process, consumer researcher says. Photo courtesy of Rosshelen/Dreamstime

HD-485855  **RENTALS**

BRECK GARDEN APARTMENTS
 5270 Dewitt Road
 Cross Lanes, WV 25313
 304-776-2735
 1 & 2 Bedroom Available

3 Miles from Nitro Market Place
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 TDD 1-800-982-8711

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HD-487681  

STRICKLEN PROPERTIES



South Charleston, Updated 2 bedroom, 1 1/2 bath townhouse, kitchen with granite, central air, hook-ups, off street assigned parking.....\$700

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 304-768-5848

HD-489582

Charleston Arbors Apartments

100 Washington Street East
 Charleston, WV

**NOW LEASING
 1 & 2 BEDROOM
 APARTMENTS**

Must be elderly or disabled.
 Rent based on
 30% of annual
 household income.

304-346-4259

HD-489582

Jacob Arbor APARTMENTS

521 JACOB STREET, CHARLESTON, WV

**NOW LEASING
 1 BEDROOM
 APARTMENTS**

Must be elderly or disabled
 Rent based on
 30% of annual
 household income.

304-346-5298

HD-483268

Tips for budget-friendly, yet modern, home decor

Home interiors can be spruced up in a number of ways. Ideas run the gamut from relatively inexpensive changes in paint color to more extensive remodels that may include demolition and reconstruction. Investing in new home decor is another way to breathe new life into spaces, and this approach that falls somewhere in the middle in regard to cost.

Material and product costs remain high across the board, so individuals interested in changing the furniture and other design elements in their homes might be seeking ways to do so in the most affordable way possible. In such instances, homeowners can try these budget-friendly ways to overhaul their home decor.

- *Create the illusion of more space.* Light, bright and white are key attributes to remember when selecting design elements for rooms where you want to create the illusion of more square footage. Painting the walls in very light colors, increasing natural and artificial light, including using well-placed mirrors to reflect light, and decorating with light-colored fabrics can help a space seem more roomy.

- *Replace the accessories.* Replacing curtains, area rugs, throw pillows, and chair cushions is an easy way to change a room without a big investment. Consider updating some wall art and tying color schemes together with all of the newly introduced elements.

- *Splurge on statement pieces that will be used frequently.* These may include chandeliers,

unique rugs or an eye-catching piece of furniture.

- *Shop 'discount' stores for furniture and accents.* Traditional design centers can be great places to find plenty of high-quality merchandise. However, don't overlook local discount or close-out centers that may have items at very reasonable costs. Stores like Home Goods, At Home and Big Lots routinely get new merchandise that changes with the season, helping homeowners to refresh their spaces without hav-

ing to dig deep into their pockets.

- *Cut out the clutter.* Modern homes are lean and clean. A home's interior instantly looks more high-end and appealing when the clutter is removed. Consider keeping main living areas free from too many knick-knacks and other accents. If you want to display a special collection, set aside a room specifically for such items.

There are many budget-friendly ways to make interior spaces more inviting.



Rooms featuring neutral colors and minimal clutter tend to appear large and modern.

Online Real Estate Auction 501 19th St, Dunbar

Fantastic multi-use facility.
Online auction closes Jan. 12 @ 6 p.m.



Fantastic multi-use facility. Features recently updated windows, roof, and hardwood floors. Also has a fully functioning kitchen. The possibilities are endless - training center, community center, and many more. Parking for over 50 cars and close to the Shawnee Sports Complex. Close to shopping, restaurants, the local bus line. Bidding ends on Thursday, January 12, 2023 unless an accepted offer comes prior to Monday, January 9, 2023 then the auction will be cancelled. Building is being sold as is with no warranties or guarantees. A 10% buyers premium is due from the purchaser at the conclusion of the auction and is non-refundable. This is a reserve auction and the listing price does not reflect the actual selling price. Taxes are currently exempt. Buyer accepts building as is. David Saul is the the auctioneer, license #2737, and is a licensed Realtor.



Stephanie Young
304.419.0711
REALTOR® Salesperson



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AUCTIONS@HOMEINWV.COM
DAVID SAUL, AUCTIONEER #2737

Broker, Joshua McGrath 207 D St., South Charleston, WV 25303 | 304-201-7653

Live & Online Real Estate Auction 1706 Greenbrier St, Charleston

Fantastic multi-use facility.
Live auction begins Jan. 10 @ 6 p.m.



The conclusion of this reserve auction will be a live auction on Tuesday, January 10, 2023, starting at 6 pm. The property is being sold as is and all due diligence inspections must be completed before the auction. Seller reserves the right to accept an offer up to 72 hours before the auction date at which the auction will be canceled. The buyer is responsible for 10% buyer's premium that is due after the auction. David Saul will conduct the auction. Any offers have to be voted on by local and national Elk members. Sold as is.

Legal Description says 15AC but may be more/less. Buyer is to obtain their own survey to confirm the actual land size. SQFT was obtained from the previous appraisal. SF may be more/less. The alarm is active. Must have an appointment.

Kim Wade
304.552.1599
REALTOR® Salesperson



Scott Jones
304.415.4275
REALTOR® Salesperson



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DAVID SAUL, AUCTIONEER #2737

Broker, Joshua McGrath 207 D St., South Charleston, WV 25303 | 304-201-7653

8 easy holiday centerpiece ideas for the dining table

The holiday season is a great time to make any home a bit more merry and bright. Most individuals let their personalities show through their home decor, and holiday decorating is just as personal as decorating throughout the rest of the year.

The main living areas of a home get the most decorating attention, with a Christmas tree or menorah taking a prominent position in the front window. Garlands, candles and other accoutrements also may dress up spaces. However, when it comes to holiday hosting, attention also should be given to the dining table - which can benefit from a festive centerpiece.

Premade centerpieces are undeniably attractive, but adding a homespun touch can be a fun creative pursuit and become a family tradition. Explore these eight simple ideas to dress up your holiday table.

1. Frosted pine cones: Take advantage of a crisp winter's day to venture into a forest or park that is rich with evergreen trees. Gather pine cones from the forest floor and, if possible, a few evergreen boughs. Give the pine cones a touch of winter whimsy with a little faux snow in a can or even white paint. Nestle the boughs and pine cones into a wide-mouthed vase or bowl in the center of the table. Individual pine cones can later be turned into place cards for seating guests.

2. Holiday thanks: Cut many strips of paper roughly 6 inches in length from various colored pieces of paper to match the holiday theme. When guests arrive, ask them to write a favorite holiday memory or two, or what they're thankful for. Twirl the paper strips

around a pencil to curl them, and then place the curlies into a decorative bowl in the center of the table. Later in the evening, the host or hostess can read some of the sentiments.

3. Magical forest: Use green and silver conical party hats to turn a table or sideboard into a veritable evergreen forest. Arrange them on a blanket of faux snow or white confetti.

4. Freshly cut: Select attractive flowers in vibrant holiday hues from a florist or even the super-market floral section. Cut the stems and place them into an unusual display container, such as holiday themed mugs or a punch bowl.

5. Glass baubles: Who says ornaments should be exclusive to the tree? A crystal or glass cake stand can be transformed into an icy de-

light when topped with silver and clear glass ornaments.

6. Birch wood: The crisp white coloring of birch bark is right at home with holiday decor. Go stark with pieces of the cut wood in varying heights intermingled with white candles that mimic the shapes and scale of the wood.

7. Fruit and vegetables: If guests are coming over and the race is on for a fast centerpiece, look no fur-

ther than the kitchen. Lemons, artichokes, pears, or pomegranates look festive in a bowl interspersed with some greenery and baby's breath.

8. Cornucopia: The horn of plenty can be customized to any holiday. Purchase a horn in wicker or woven grapevine and fill with flowers, fruit and greenery, or even painted gourds or miniature pumpkins.

REAL ESTATE AUCTION
COURT ORDERED CONSERVATORSHIP AUCTION

Monday, December 19, 2022 @ 3:00PM
801 Sherwood Road, Charleston, WV 25214

DIRECTIONS: From Route 119 North/Oakwood Road turn right on Hickory Road 1/2mile to 801 Sherwood Road. House is located on right.

***** OPEN HOUSE TODAY 2-4PM *****
Call us today to schedule your own private viewing



****3BR/2BA Ranch home on level South Hills lot****

Ranch style home with block foundation, slate covered rear patio, fireplace, hardwood floors, family room, newer metal roof on level South Hills lot. Very convenient location. Great school district.
House needs updated but has enormous upside potential.
****NO BUYER PREMIUM REAL ESTATE AUCTION****

Auctioneer/Agent: Roger Mullins #1703
Auctioneer: Stacy L. Cooper #1517
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HD-485163

REAL ESTATE AUCTION
COURT ORDERED CONSERVATORSHIP AUCTION

Monday, December 19, 2022 @ 12:00 noon
5 Wisteria Road, Winifrede, WV 25214

DIRECTIONS: From I-77 Marmet Exit #89 turn onto Rt. 94 toward Kanawha River. Make a right on Rt. 61 MacCorkle Ave. 2.9miles to a right on Fields Creek Road 1.6 miles to a left on Cooper Hollow Road. Cross Bridge to #5 Wisteria Road on right.

***** SHOWN BY APPOINTMENT ONLY *****
Call us today to schedule your own private viewing



****2BR/2BA Mobile home - block foundation on 1/2 acre lot****

Older mobile home with block foundation, attached covered front entryway & rear room addition. Detached 24x35' block 2car garage/workshop all on 1/2 acre gently sloping fenced lot. Needs updated but has many possibilities.
****NO BUYER PREMIUM REAL ESTATE AUCTION****

Auctioneer/Agent: Roger Mullins #1703
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HD-485165

CHECK OUT THESE UPCOMING AUCTIONS



Move-in Ready 3 Bedroom with Full Basement

MONDAY, DECEMBER 12TH @ 4PM
1521 6TH AVE., CHARLESTON
 3 Bedroom/1 Bath. 1,040+/- sqft. Built in 1910
 0.10+/- Acres (as assessed)
 Previously rented for \$950/month
 Call Keith Hare (304)741-9135



Spacious 3 Bedroom in Charleston Selling to the Highest Bidder

TUESDAY, DECEMBER 13TH @ 6PM
1614 BIGLEY AVE., CHARLESTON
ONLINE ABSOLUTE REAL ESTATE AUCTION
 2,688+/- Sqft. 1.16+/- Acres (as assessed)
 3 Bedrooms, 2 Full Bath
 Call Blake Shamblin (304) 476-7118



Spacious 3 Bedroom Tri-Level

MONDAY, DECEMBER 19TH @ 4PM
5022 ANN LEE DR., CHARLESTON
 3 Bedroom/2.5 Bath. 1,800+/- sqft. Built 1999.
 0.32+/- Acres (as assessed)
 2 Car Attached Garage
 Call Keith Hare (304) 741-9135



2 Bedroom with Many Updates Selling to the Highest Bidder

THURSDAY, DECEMBER 22ND @ 6PM
1410 RED OAK ST., CHARLESTON
ONLINE ABSOLUTE REAL ESTATE AUCTION
 2 Bedroom, 1 Bath. 636+/- sqft
 Full Basement
 Current 1-Year Lease for \$875/month
 Call Todd Short (681) 205-3044



3 Bedroom with Garage Apartment

TUESDAY, DECEMBER 27TH @ 4PM
5307 CHESTNUT AVE, SOUTH CHARLESTON
 3 Bedroom/1 Bath Home. 936+/- sqft. Built 1963
 0.15+/- Acres (as Assessed). 2 Car Detached Garage with
 upstairs. 1 Bedroom, 1 Bath Apartment
 Call Keith Hare (304) 741-9135



Nice 3 Bedroom In Elkview

WEDNESDAY, DECEMBER 28TH @ 4PM
106A CIRCLE DRIVE, ELKVIEW
 3 Bedroom, 2 Bath
 1,332+/- sqft.. 0.227+/- acres (as assessed)
 Nice Outbuilding. 1 Stall- Attached Garage
 Call Todd Short (681) 205-3044



3 Bedroom Cape Cod in Milton

THURSDAY, DECEMBER 29TH @ 4PM
936 FLORIDA STREET, MILTON
 3 Bedroom/1 Bath. 1,250+/- sqft
 0.10 Acres (as assessed)
 Built 1900
 Renovations Started but not Complete
 Call Keith Hare (304) 741-9135

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- Mon. December 12th – Charleston - Move-in Ready 3 Bedroom with Full Basement
- Wed. December 14th – Saint Albans – 4 Bedroom Home in Saint Albans
- Thu. December 15th – Griffithsville – Move-in Ready 3 Bedroom on 2 Acres
- Mon. December 19th – Charleston – Spacious 3 Bedroom Tri-Level
- Tue. December 20th – Huntington – Move-in Ready 5-Bedroom Brick Home
- Tue. December 27th – South Charleston – 3 Bedroom with Garage Apartment
- Wed. December 28th – Elkview – Nice 3 Bedroom and Additional Lot
- Thu. December 29th – Milton – 3 Bedroom Cape Cod in Milton
- Tue. January 3rd – Charleston – 3 Bedroom Ranch in Kanawha City
- Wed. January 4th – Dunbar – 4 Bedroom Home in Dunbar
- Thu. January 5th – Nitro – 3 Bedroom Nitro Home
- Tue. January 17th – Hurricane – 5 Bedroom Home in the Heart of Hurricane

ONLINE ONLY

- Mon. December 12th – Glasgow – 3 Bedroom Project Home Selling to the Highest Bidder
- Tue. December 13th – Charleston – Spacious 3 Bedroom in Charleston Selling to the Highest Bidder
- Tue. December 13th – Charleston – Project Home on Nearly Half an Acre in Kanawha City
- Wed. December 14th – Charleston – Income Generating 2-Bedroom on 1 Acre
- Wed. December 14th – Saint Albans – Nearly 2 Acres with Commercial Garage
- Wed. December 14th – Charleston – Spacious 5 Bedroom on 2 Lots
- Thu. December 15th – Parkersburg – Fully Equipped, Turn-Key Restaurant
- Thu. December 15th – Dunbar – 4 Bedroom with Partially Finished Basement
- Thu. December 15th – Glenville – Nearly 11 Acres Selling to the Highest Bidder
- Mon. December 19th – Charleston – Move-in Ready 3 Bedroom
- Tue. December 20th – Hurricane – 2 Bedroom Mobile Home
- Tue. December 20th – Hamlin – Income Producing Duplex & Mobile Home
- Thu. December 22nd – Charleston – 2 Bedroom with Many Updates Selling to the Highest Bidder
- Thu. December 29th – South Charleston – Premier Lot in Rockcrest Pointe
- Tue. January 10th – Huntington – Turn-Key Brick Commercial Building in Huntington
- Wed. January 11th – Charleston – 2-Story Home Near the River in Kanawha City
- Tue. January 17th – Logan – Over 90 Acres of Prime Hunting Land
- Wed. January 18th – Hurricane – Spacious 2 Bedroom Hurricane Home Selling to the Highest Bidder



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HOUSE OF THE WEEK

SUGAR MAPLE



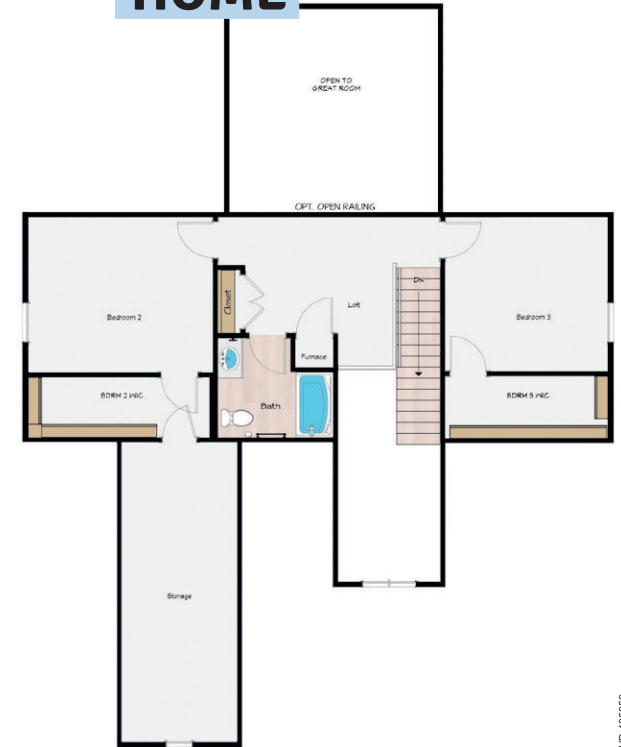
- FORMAL DINING ROOM
- OFFICE SPACE
- LOFT ON THE UPPER-LEVEL
- LARGE STORGE AREA
- OWNER'S SUITE WALK-IN CLOSET
- 3 BEDROOMS
- 2.5 BATHROOMS 2245 SQ.FT.
- SINGLE FAMILY HOME

THE SUGAR MAPLE

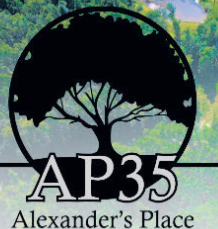
The Sugar Maple(2245sq. ft.) features 3bedrooms, 2.5 baths, formal dining, office space, and a 2-car garage. The beautiful 2–Story home has an ideal layout for extended guest stays or a separate work environment. Stay organized with a first-floor study located off the bright and open foyer. The formal dining room flows into the kitchen area to make entertaining a breeze. The vaulted living area enhances this home's natural light and creates an open airy space! The sliding glass door leads to a great covered back porch perfect for grilling and entertaining! The primary suite holds a large walk-in closet, water closet, and double vanities. The powder room, mudroom & utility room finish off the first floor. The second floor carries 2 additional generous bedrooms, a loft, a full bath, and a large storage area. Opt. for more natural lighting by adding rails to create a catwalk view into the main living area!



2 STORY HOME



THE AREA'S NEWEST COMMUNITY



PICK YOUR LOT & BUILD IN THE BEAUTIFUL AP35!

We can Build this home for you!

- Located off of Putnam Business Park Drive
- Just 1/2 mile off new Route 35
- Quick access to I-64, conveniently located between Charleston & Huntington!
- Flat lots! Home & Lot Packages starting in the mid \$300s.
- Great community with walking trails, mini-lakes, green areas, picnic shelters, & more!
- Winfield School District Area

Ask us about our AP35 Informational Packets at 304-546-5348

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Your "New Home Smile"