

*Lakeside Homes*

# MAGNOLIA



## MODERN FARMHOUSE

*Gracious living with modern amenities and energy efficiency*

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New construction • 4 bedroom • 3.5 bath • 3,051 ft<sup>2</sup> • 3+ car garage

*The Magnolia is the first in a series of collaborations between Lakeside, the area's premier luxury home builder, and Karen Kempf Interiors, the highly sought-after interior design company. The modern farmhouse style delights from every angle. This energy efficient home is well-appointed for contemporary living.*



*Inquiries*

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[lakesidedevelopment.com](http://lakesidedevelopment.com)

*Products have been intentionally chosen for their quality, style and superior reputation.*

## EXTERIOR FEATURES

Focus On Energy Qualified Home

R-21 High-Density Fiberglass Batt Insulation at walls

R-50 Loose Fill Cellulose Insulation at ceiling where possible

Reinforced 9'-0" Poured Concrete Foundation

LP Smartside Board & Batten Siding and Trim

Halquist Thin Cut Stone

Andersen Double Glazed 400 Series Casement Windows:

Vinyl Exterior / Wood Interior

Andersen Double Glazed 100 Series Gliding Patio Door

C.H.I. Stamped Carriage House Garage Doors

## INTERIOR FEATURES

Interior designed by Karen Kempf Interiors

Coffered Ceiling in the Great Room

Shaw Inspirations Engineered Hardwood Floor

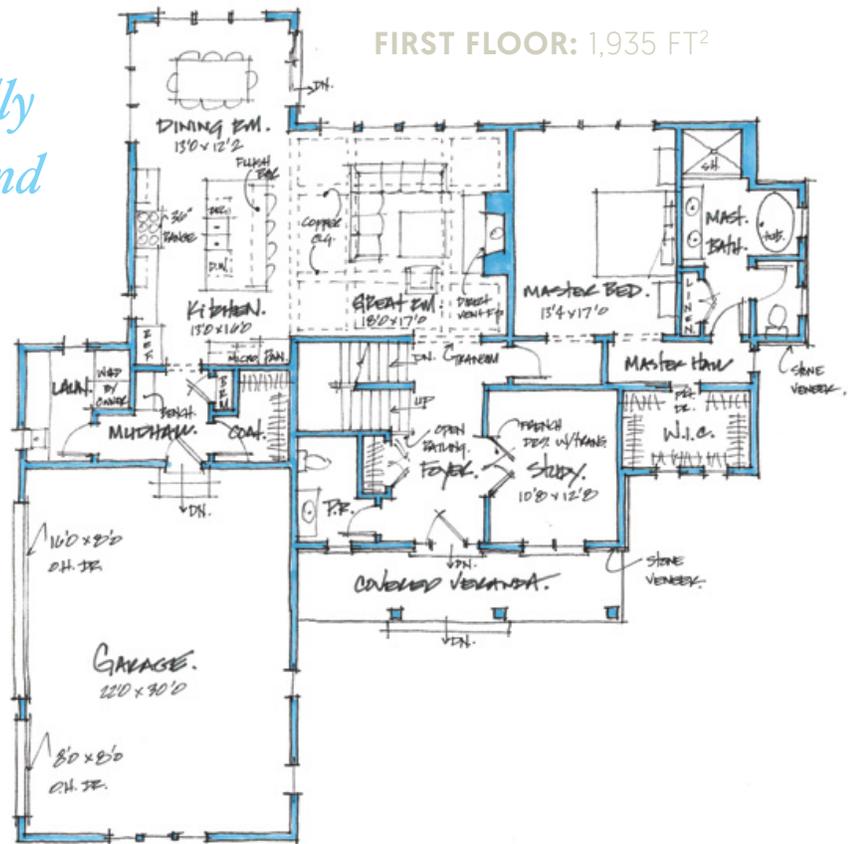
Dura Supreme Cabinetry w/Soft Close Doors and Drawers

Quartz Countertops Throughout

Jenn-Aire Appliances

Superior Direct Vent Fireplace

FIRST FLOOR: 1,935 FT<sup>2</sup>



SECOND FLOOR: 1,116 FT<sup>2</sup>

