

The Retreat

at
Killian Crossing



Marketed by:

**HECHT
REALTY**

Homes built by:

Williams
Custom Homes

All prices are subject to change without notice. House plans and specifications are for marketing purposes only and subject to changes by Williams Custom Homes.

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KILLIANCROSSING.COM 

COMMUNITY LAYOUT

The Retreat at *Killian Crossing* Preliminary - Subject to Change



Please see our Available Homes and Available Homesites pages for our current inventory.

AVAILABLE PLANS



The Retreat *at* Killian Crossing

PLAN	DESIGNER	STORIES	BEDROOMS	BATHS	BONUS	HEATED SQ.FT.	GARAGE SQ.FT.	COVERED PORCHES SQ.FT.	TOTAL SQ.FT. UNDER ROOF	PRICE (6/15/2016)
Denver	Williams	1	3	2	N	2046	528	315	2889	\$345,500
Marley	Donald Gardner	1	3	2	Y	2518	686	514	3718	\$379,500
Killian II	Williams	1	3	2.5	Y	2748	602	459	3809	\$389,500
Newcastle	Donald Gardner	1.5	3	3.5	Y	2880	490	250	3620	\$385,500
Kirkwood	Frank Betz	1.5	4	3	Y	3159	586	350	4095	\$409,500
River Glen II	Living Concepts	1.5	4	4	Y	3354	511	267	4132	\$419,500

Standard Features and Options list are on the next page.

STANDARD FEATURES

The Retreat *at* Killian Crossing

- Energy Star Certification
- Alarm system and stereo prewire
- Architectural shingles
- Fiber Cement, Stone, and Stucco Exterior finishes
- Covered front and rear porches
- High-end trim and cabinet finishes
- Granite in Kitchen and all bathrooms
- Tile flooring in bathrooms and laundry with custom tile shower in master bathroom
- Wide plank, natural white oak flooring in main living areas and master bedroom

OPTIONS

Outdoor Fireplace	\$6,500
Screened Porch	\$3,500
Central Vacuum	\$2,000
3 Car Garage with Bonus Room	\$12,500
3 Car Garage without Bonus Room	\$10,000
4 BR plan with panel as primary septic	\$8,000

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THE DENVER



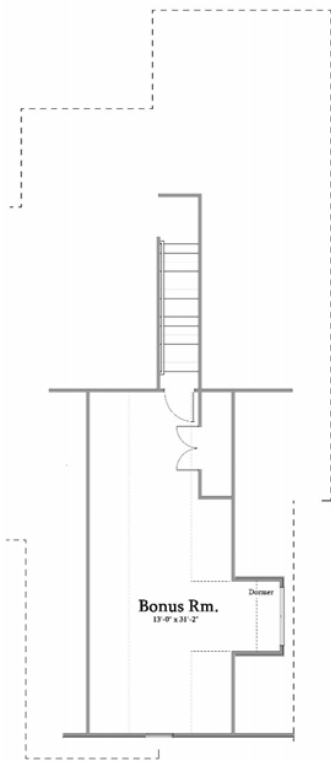
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THE KILLIAN II



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UPPER LEVEL



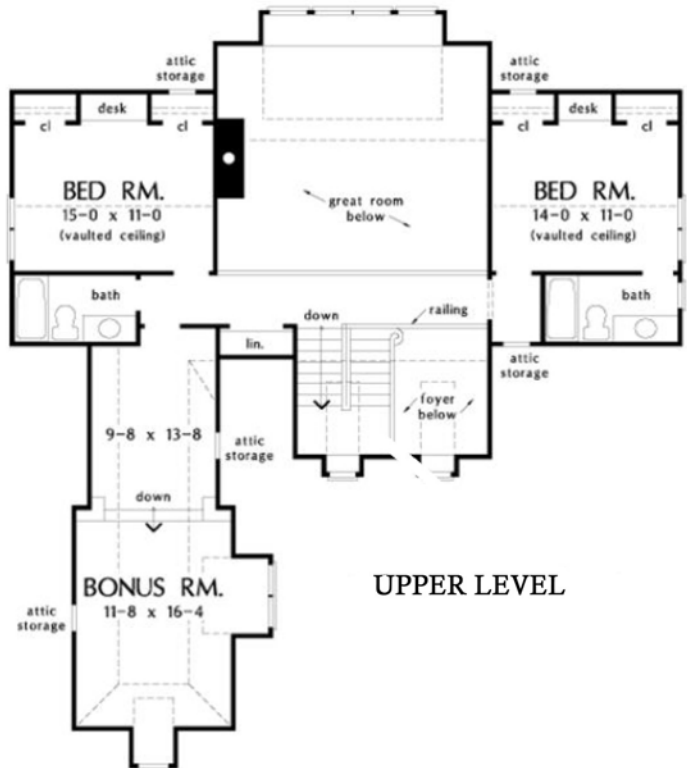
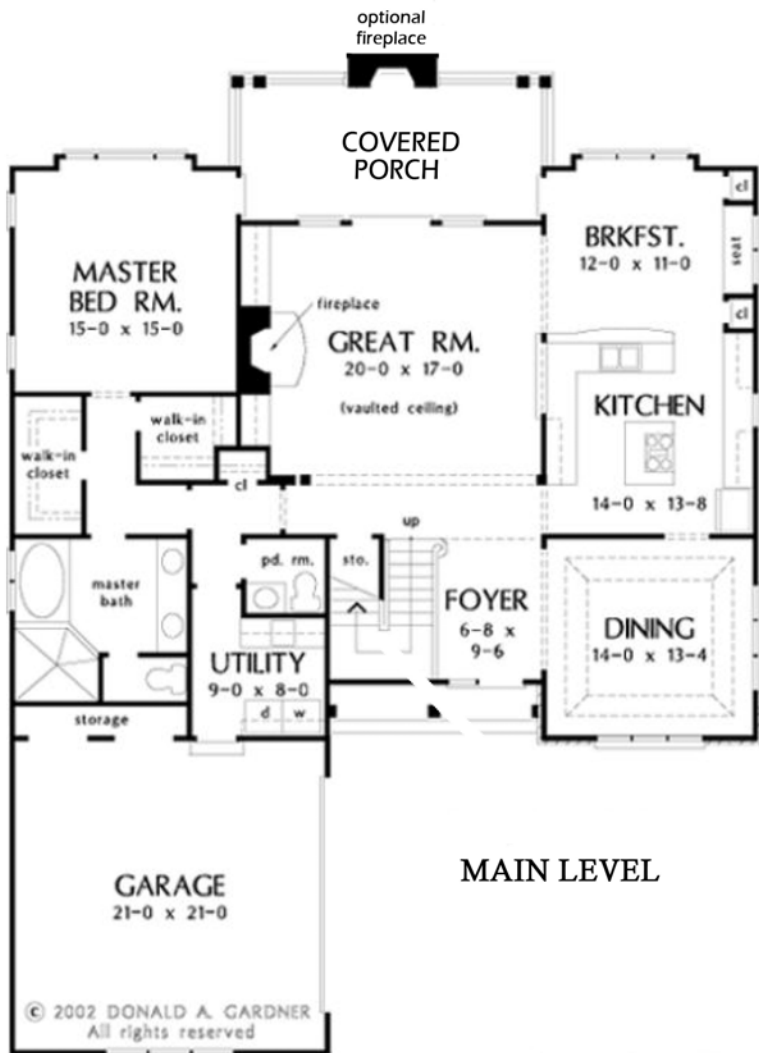
MAIN LEVEL



THE NEWCASTLE



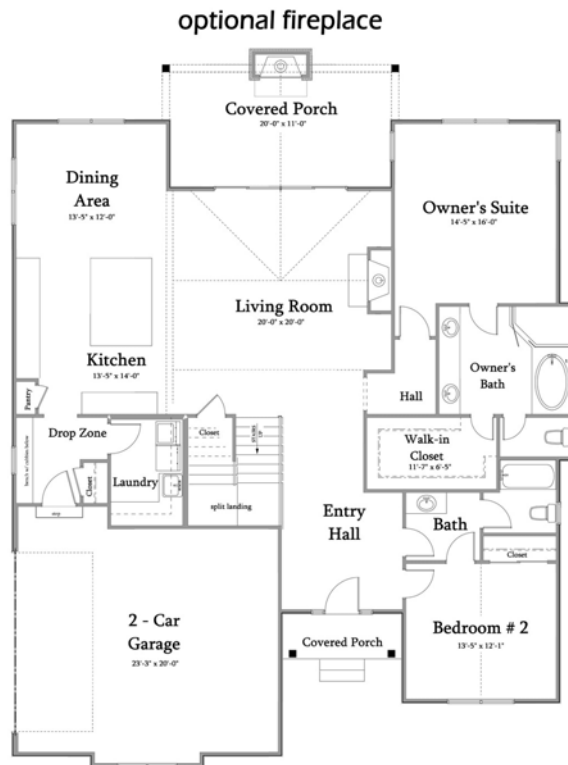
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THE RIVER GLEN II



UPPER LEVEL



MAIN LEVEL

ABOUT THE RETREAT

Hecht Realty and Williams Custom Homes welcome you to the Retreat at Killian Crossing. The Retreat is the last phase of this popular community that is comprised of over 60 completed homes in previous phases. The Retreat features ranch and **1½ story craftsman style homes priced from the mid \$300's**. These open floor plans feature quality exterior and interior materials. Exterior designs comprise stone, fiber cement board, stucco, and brick combined to provide elevations with a lot of curb appeal and plenty of covered exterior living space. Interiors include granite in kitchen and all bathrooms; hardwoods in main living areas; tile on bathroom and laundry floors; and lots of other detail. Choose one of our plans and customize it to your likes. Located a short distance to the new Highway 16, Killian Crossing has county water; lot sizes in excess of ½ acre, and around 49 acres of common space.

Preferred Lenders:

Sandra Dickinson
Summit Funding
Cell: 704-577-0144
Work: 704-895-8770
sdickinson@summitfunding.net

BettyAnn McCloud
Fairway Mortgage
Cell: 704-622-9878
Work: 704-237-8178
bettyannm@fairwaync.com

Covenants and Restrictions:

Visit Killian Crossing on the Owners Association tab at hechtpropertymgmt.com

Home Owners Association:

- Visit the Owners Association tab at hechtpropertymgmt.com
- HOA dues are \$600 annually billed in two installments of \$300 each
- Annual Septic Inspection depending on system type

Schools:

- Rock Springs Elementary
- North Lincoln Middle School
- North Lincoln High School

House Plans, Pricing, and Availability are subject to change without notice. Please contact us for current information.

ABOUT THE BUILDER

The Retreat *at* Killian Crossing

Williams

Custom Homes

J. Ken Williams Company, Inc. ("Williams Custom Homes") was incorporated in 1967 by its founder J. Ken Williams, who began building in the Charlotte area in 1956. Williams Custom Homes is one of the areas longest operating custom home builders. Our homes can be found in some of the finest neighborhoods in the Charlotte area.

John Williams is the second generation owner of the company. Since 2006, John has focused the company's operations on the **Lake Norman area north of Charlotte.** John is personally involved in the details of each home that we build to ensure that our reputation for quality remains unmatched.

When you visit one of our homes, you will immediately see the attention to detail and quality in our finished materials. You can also be assured that as much attention to detail went into the things you don't see, such as footings, foundation, framing, and energy efficiency. All of our Killian Crossing houses will be ENERGY STAR



Directions to The Retreat at Killian Crossing

From Mooresville: I-77, Exit 36. Take Highway 150 West, left on Grassy Creek Road, left on Kildare Court, left on Tipperary Drive.

From Hickory Conover: Highway 16 south, left on Grassy Creek Road, right on Kildare Court, left on Tipperary Drive.

From Charlotte: New Highway 16 North, exit to Highway 150 East, right on N NC 16 Business, left on Grassy Creek Road, right on Kildare Court, left on Tipperary Drive.

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