

4390 Hunterston Lane



Lot 4 / Unit 24

- Private View - 0.40 acres
- 4 Bedrooms - 3.5 Baths - 3,408 sf
- Traditional Exterior - Brick Accent
- 2.5 Car Garage - Golf cart storage
- Paved Courtyards - Covered Lanai

**A Glen Kernan
Golf Membership is included**

Glen Kernan Realty, Inc.

Office (904) 223-0701

Elizabeth Green (904) 524-0009

Ralph Colbert, Jr. (904) 631-2907

Benefits & Features

Available Now

Exterior Design Amenities

- Approximately .40 acre private lot with privacy berm
- Traditional exterior, brick accents & shutters
- (2.5) oversized garage with attic storage
- Monier Lifestile roof
- Spacious private front & side courtyards with pavers
- Fully landscaped yard with (2) Live Oak trees in front yard
- Paver driveway & sidewalk

Interior Design Amenities

- Dramatic entry
- Grand great room with cathedral and cypress beams with fireplace
- Extensive crown moulding throughout
- Custom built-in cabinets in library
- Emtek hardware

Baths

- Designer bath with walk-in shower & tub spa in master bath
- Granite countertops on oversized "His & Hers" Pullman vanities
- Kohler fixtures throughout

Kitchen

- Custom raised panel wood cabinets in large gourmet kitchen with island
- Detailed crown moulding
- Built-in pantry cabinets
- Granite countertops with flat-eased edges
- Kitchenaid appliances including gas cooktop, self-cleaning oven, microwave, dishwasher & designer hood

Laundry

- Custom cabinets with granite countertop

Flooring Features

- Custom sanded & stained Walnut wood & tile throughout home
- Carpet in all bedrooms & study
- Porcelain ceramic tile in bath with detailed accent designs

Energy Saving Features

- An ENERGY STAR qualified home
- Improved home quality & homeowner comfort, lowers energy demand & reduces air pollution
- High efficiency (14) seer multiple zone heating & air conditioning system
- R-19 insulation exterior walls
- R-30 in ceiling
- Gas hot water heater

Electrical/Mechanical

- 300 amp service
- Structured pre-wired technology for audio, video, phone & computer systems
- Surround sound in Great Room plus four other rooms
- Smoke detectors per code
- Decora switches
- Security system
- Exterior floodlights
- Generous recessed fixtures
- (4) hose bibs

Warranties

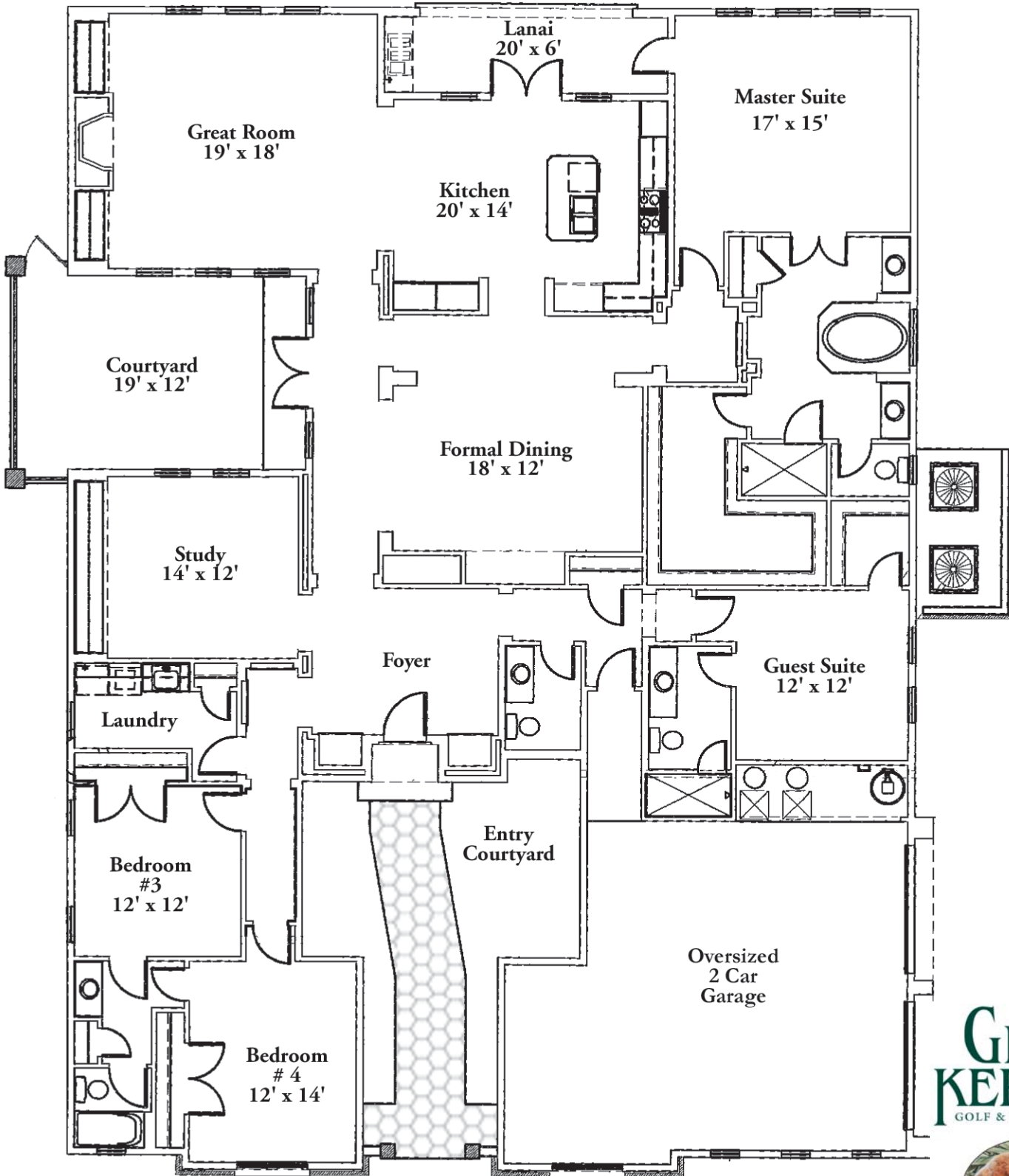
- (1) year builder warranty
- (1) year termite bond with \$250,000 renewable repair bond

Note

- Subject to change without notice & Builder's Description of Materials shall control
- All modifications shall be administered by Change Orders pursuant to the requirements of the Builder Contract Agreement

4390 Hunterston Lane

First Floor Living Area - 3,408 sf



GLEN KERNAN
GOLF & COUNTRY CLUB



Marketed Exclusively By
Glen Kernan Realty, Inc.
13190 Glen Kernan Parkway,
Jacksonville, FL 32224
(904) 223-0701
(800) 398-8189
gkrealty@bellsouth.net ~
www.glenkernanrealty.com

This is an artist's conception and should not be relied on as actual elevation and floor plans.
Square footage should always be verified by buyer.