



**Lot 317 Legends of Champaign
4514 Legends Dr, Champaign
\$399,900**

Home Details

Structure

- 2,730 total finished square footage
- Finished basement w/ rec room, bathroom, & bedroom
- 4 bedrooms, 3.5 baths
- 2-car attached garage

Kitchen Highlights

- Limestone Shaker cabinets
- Quartz countertops
- Large center island w/ barstool seating
- Tiled backsplash
- Closet pantry
- GE stainless steel appliance package

Other Highlights

- Great room w/ cathedral ceiling
- First floor Master suite w/ tiled shower & walk-in closet
- Drop zone w/ lockers off garage
- Satin nickel fixtures
- Large storage area in basement
- First floor laundry off garage
- Delta plumbing fixtures
- Vinyl siding exterior w/ stone accents
- Deck off the back of home

Efficient Design

- High-efficiency HVAC equipment
- High-efficiency water heater
- Low-E windows by Lindsey
- 2 x 6" exterior walls with R21 insulation
- Energy Star appliances
- Programmable thermostat
- R49 ceiling insulation
- Air-sealed building envelope

Smart Construction Details

- Water-tight drainage plane design, including:
 - Exterior door sill pans
 - Vicor window flashing with beveled cedar sills
- Engineered wall studs in kitchens for straighter walls behind cabinets
- Two sump pumps/pits w/ back-up
- Fully mitigated radon system

Ask for Adam Rebholz!

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