



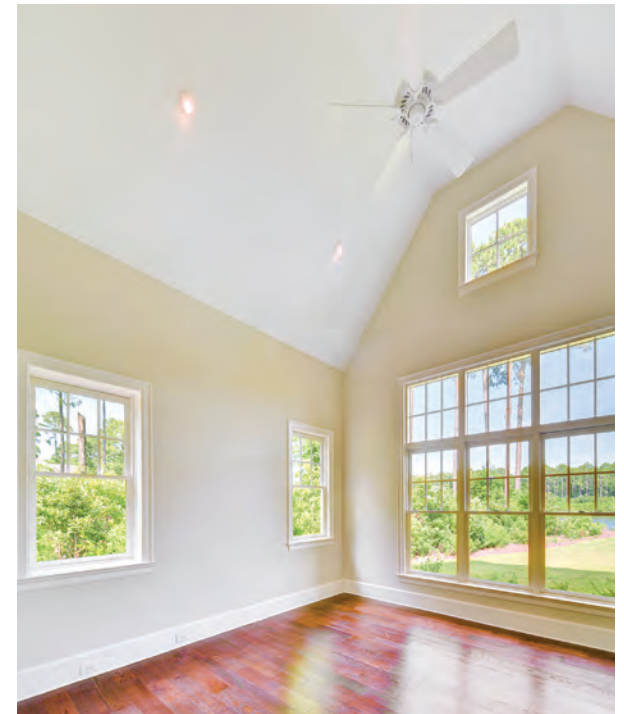
FREDERICA REALTY

LOT 294 ~ 1321 PIKE'S BLUFF ROAD  
THE WELLS COLLECTION – THE LAWSON

# Lot 294 - 1321 Pike's Bluff Road

## The Wells Collection - The Lawson Lakefront Home

The Wells Collection offers the Lawson, a Cape style home with panoramic views of Frederica Lake and wonderful light throughout all of the living spaces. The great room offers a vaulted ceiling and fireplace and opens to a large kitchen and casual dining. A screened porch mirrors the great room with a vaulted ceiling and fireplace creating wonderful outdoor living. This home boasts a gracious first floor master bedroom with his and hers vanities, free standing tub, large shower and an enviable master closet. A first floor guest retreat is very private and can be used as a study as well. Upstairs offers a family room and two large guest suites with en-suite baths. This home has many custom features including a mudroom, butler's pantry, large walk-in pantry and generous laundry room. There is a separate bonus room over the garage that is ready to be finished to create a private 5th bedroom, or media/game room, or a wonderful walk-in attic for storage; this space is over a two car and golf cart garage. This home is conveniently located by Frederica's Residents Entrance, offers 1.46 acres and is sited to allow for a pool.



# Features

- 4,059 heated square feet
- 1.46 acre lakefront home site
- 4 generous bedrooms, 4 full baths, 1 half bath
- Grand foyer
- First floor master suite offers vaulted ceilings, lake views and a grand master closet
- First floor guest suite opens onto the screened porch
- Bonus room or 5th bedroom is ready to be finished and has a private staircase
- Great room and screened porch offer vaulted ceilings and fireplaces
- Gourmet kitchen offers a center island, two sinks, gas range, double ovens, butler's pantry and walk-in pantry
- Large mudroom leading to the garage is the perfect spot for home management
- 10 foot ceilings throughout living spaces
- Engineered wood floors throughout the living areas and master suite
- Cedar shake exterior
- Cedar shake roof
- Stone countertops throughout
- Custom cabinetry throughout including inset doors in the kitchen and master bath
- Custom interior trim package
- 2 car and golf cart garage with carriage style doors





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