



## Country Club East @ Lakewood Ranch

7809 Valderrama Way • Bradenton, FL 34202 • 941.907.7019

### MIRA VISTA II Fully Furnished Model Home

# \$498,500

*Located in Valderrama in Country Club East, this beautifully furnished Lee Wetherington lakefront model home overlooks the 12th hole of the new Country Club East Golf Course. The Great Room opens to an expansive lanai and caged pool and spa. Architectural details abound throughout the home, including step ceilings, arches and columns. The well-appointed kitchen opens to both the Great Room and Breakfast Area. The Master Suite features a Sitting Area and three walk-in closets, and is complimented by a luxurious Master Bath with separate tub, walk-in shower and separate vanities. Extensive energy saving features makes this Green-Built certified, EnergyStar rated home an exceptional value.*

- ◆ **2,334 SF living under air. 3,285 SF total under roof**
- ◆ 3 Bedrooms, 2 Baths, Den, Great Room, Formal Dining Room, 3-Car Garage
- ◆ Caged Pool and Spa with paver deck professionally designed by LeeSure Water Pools
- ◆ Master Suite has Sitting Area and three walk-in closets, step ceiling with rope lighting
- ◆ Master Bath with Corian countertops, soaking tub, walk-in shower and separate vanities
- ◆ Gathering Room has double-step ceiling with rope lighting & arched entertainment center area
- ◆ Kitchen with granite counter tops, stainless steel appliance package, and glass block windows
- ◆ Breakfast area features large aquarium glass window overlooking pool area
- ◆ Den with arched built-in wall unit with glass shelves
- ◆ Covered lanai features tiled floor and gas line for grill
- ◆ Energy features include Icynene sealed attic insulation, Tailored Foam block wall insulation
- ◆ GreenBuild certified, EnergyStar certified, FPL BuildSmart certified, hurricane protection package
- ◆ Furnishings include all furniture, accessories and electronics package
- ◆ Decorator upgrades include all light fixtures, accent paint and window treatments

Home contract price is \$453,600 with a separate bill of sale for the furnishings in the amount of \$44,900  
Offered fully furnished with builder leaseback through 5/31/11, plus renewal options

Prices, availability, and specifications are subject to change without notice.

Please see Sales Professional for full list of features. St. Cert # CGC018525 © 2009, Lee Wetherington Homes