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BARSOTTELLI PRIME
REAL ESTATE

Collado Real Estate

# THE BROOKLYN at MIDDLEBOURNE

THE BROOKLYN - COASTAL

MOVE IN READY

## 5 Bedrooms • 4.5 Bathrooms • 2-Car Garage • 3,432 ft$^2$ Living Area • 4,580 ft$^2$ Under Roof

Step into the Brooklyn, a versatile home with over 3,000 sqft of living space designed to bring comfort, style, and functionality to everyday living. This stunning two-story layout offers 4 bedrooms, 3 and a half bathrooms, and a three-car garage, making it ideal for families who need space and flexibility. With open-concept living areas, private retreats, and plenty of room for entertaining, the Brooklyn can easily adapt to your lifestyle. ICI Homes' commitment to customization means you can personalize the Brooklyn to truly make it your own.

**$1,497**

**ESTIMATED SAVINGS**

FACTOR
ENERGY-WISE · QUALITY-BUILT

This home has a HERS Score of 64 and is estimated to save you $1,497 on your annual utility bills vs. a resale home.

*** Renderings may vary from actual home. Please see disclaimer for more details.**

# THE BROOKLYN

**5** Bedrooms • **4.5** Bathrooms • **2**-Car Garage

**MOVE IN READY**

**Middlebourne**

Elite Series | 60' Wide Lots - Lot 157

**71 Junction Avenue**
**St. Johns, FL, 32259**

**Living Area:** 3,432 $ft^2$

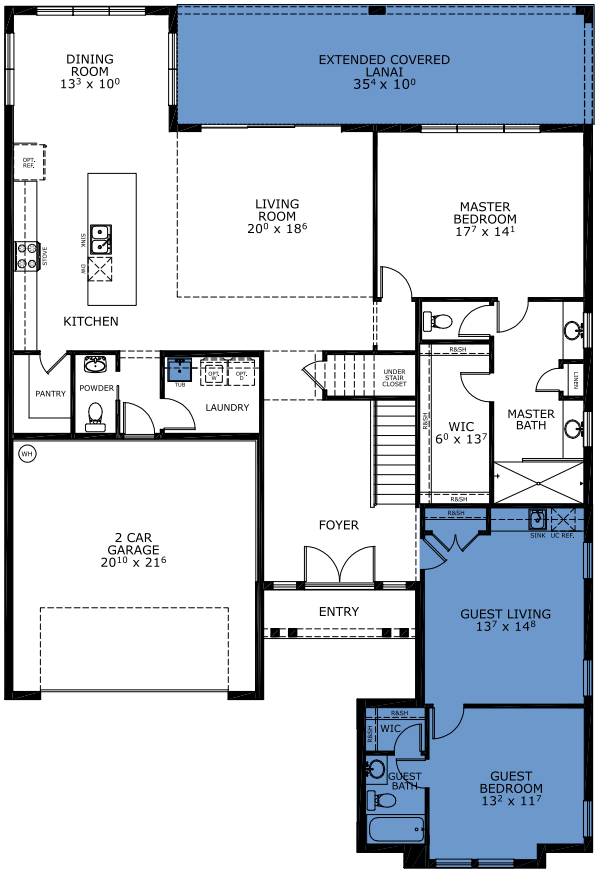
**Structural Options Included in This Home:**

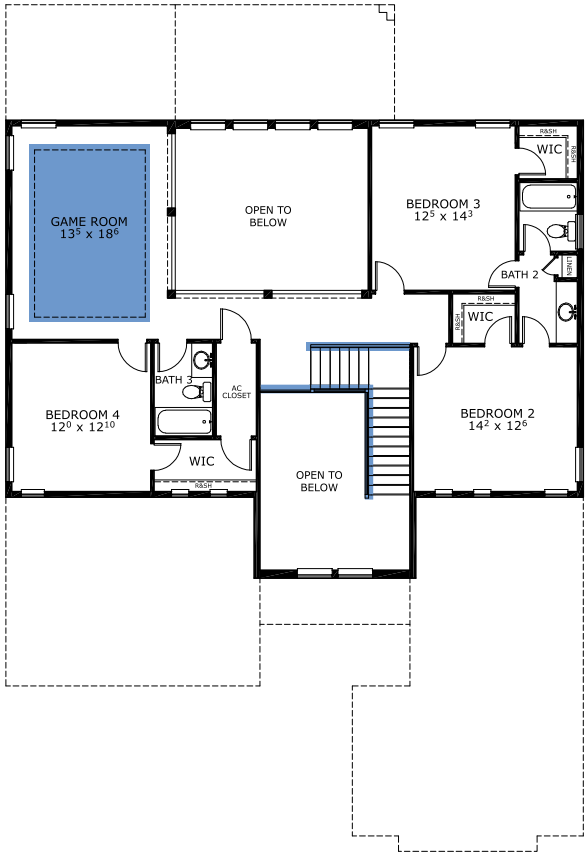
- Shower ilo Guest Tub @ Bath
- Guest Suite ilo 1 Car Garage
- Extended Covered Lanai
- Summer Kitchen-Knee Wall Only per LF
- Tray Ceiling - Game Room
- Tray Ceiling - Master Suite
- Outlet-Floor Plug Brass
- Wood Railing @ Stairs
- Sink-Rough In

**And much more....**

## Priced at: $949,204

## FIRST-SECOND FLOOR

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