

**UBELHOR DEVELOPMENT L.P.**  
**(812) 853-5261**



**\$299,900.00**

**4468 Huntington Ridge Circle**

**2700 Sq. Ft. (Approx.)**

**3 Full Baths**

**3 Bedrooms Plus a Bonus Room**

This house features a concrete crawl space with brick and stone exterior. This energy efficient home has R-18 exterior walls, R-38 attic insulation and R-11 in the garage walls. The first floor has a room off the breakfast nook that can be used for a formal dining room/sunroom/office/4<sup>th</sup> bedroom. Custom trim work can be seen throughout the entire house from the crown molding, valance above windows and doors to the custom closets with wood shelving. Kitchen has maple cabinets, granite tops, stainless steel Frigidaire appliances and limestone backsplash. Great room showcases a stone fireplace and an arch entry. Custom Porcelain tile work throughout, master bath boasts a whirlpool tub with a tiled shower. A professionally landscaped yard with sod and a sprinkler system and a wood deck for those that like to entertain. The bonus room with full bath is a great get away for the kids or can be used as a bedroom or a media room.

1st Floor Master Bedroom	12' x 17'8"
Master Bath with Whirlpool Tub Tile Shower	
Eat-In Kitchen	
Bedroom #2	11'6" x 13'4"
Bedroom #3	11'2" x 11'4"
Family Room	17' x 16'
Sunroom/Formal Dining Room/Office/4 <sup>th</sup> Bedroom	11'8" x 15'4"
Bonus Room with Full Bath	719 sq. ft. approx.
Wood Deck	20'x14'
3-Car Garage	1035 sq. ft. approx.

**The 3-car garage is the man cave of the house, which is great for the work area or to store that boat! Contact Kevin for your personal tour 453-2304 or visit us at [www.maken corp.com](http://www.maken corp.com)**

\*Price is subject to change without notice.

\*\*Room sizes are taken off floor plan and may vary from actual measurements