

GENTRY FARM

Welcome to Gentry Farm

Gentry Farm lies on the outskirts of King, only minutes from town - with the convenience of city amenities and a rural feeling. Homeowners will enjoy large lots with sidewalks throughout the community, tucked away and surrounded by mature trees. Gentry Farm is less than five minutes from downtown King, its amenities, and approximately fifteen minutes from Winston-Salem. With convenient access to Mount Airy, Pilot Mountain, Winston-Salem, and Greensboro, King is an excellent place to call home.

Gentry Farm Homes Starting in \$400's

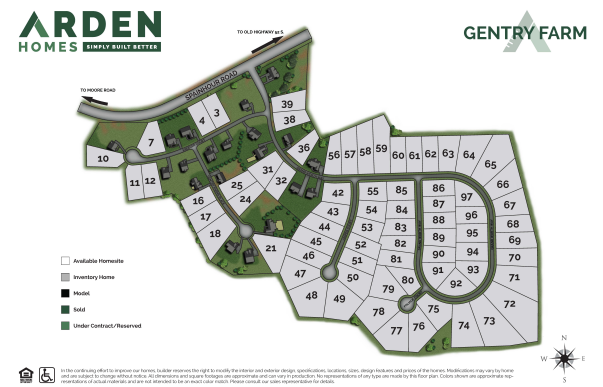
Gentry Farm Phase II is now under construction with lot choices available! Phase II will include over 50 beautiful lots. The community will consist of 1/2 acre lots with eight all-brick home plans to choose from. Gentry Farm includes city amenities with a rural feeling! Homes range in price from \$400,000 to \$600,000.

Utilities

City of King (Water)

Duke Energy

Piedmont Natural Gas



Jerri Banner, BROKER/REALTOR®
 336.409.0724
 Jerribannerhomes@gmail.com

Arden Homes reserves the right to revise and/or substitute features, specifications, designs, and pricing without notice. All renderings, color schemes, floor plans, maps, and displays are artists' conceptions and are not intended to be an exact depiction of the home or its surroundings. ®Equal Housing Opportunity.

Available Floor Plans



OAK CREST

2 Story • 3,402 Sq. Ft.

4 Bedrooms | 3.5 Bathrooms

Main Level Master, 2nd Story Bonus

Floor Plan & Elevation Options

Front Load Garage

ROLLER MILL

2 Story • 3,378 Sq. Ft.

4 Bedrooms | 3.5 Bathrooms

Main Level Master

Floor Plan & Elevation Options

Front Load Garage



BIRCH HAVEN COURTYARD

2 Story • 3,500 Sq. Ft.

4 Bedrooms | 3.5 Bathrooms

Main Level Master

Floor Plan & Elevation Options



BIRCH HAVEN

1.5 Story • 2,578 Sq. Ft.

3 Bedrooms | 3 Bathrooms Covered

Porch, Loft, Storage Floor Plan &

Elevation Options

Available Floor Plans



SOMERSET

1.5 Story • 2,433 Sq. Ft.

3 Bedrooms | 2 Bathrooms

Main Level Master, 2nd Story Loft

Floor Plan & Elevation Options



LEDFORD II

2 Story • 2,495 Sq. Ft.

4 Bedrooms | 2.5 Bathroom

Main Level Master, 2nd Story Loft

Floor Plan & Elevation Options



HERITAGE BRIDGE

2 Story • 3,401 Sq. Ft.

4 Bedrooms | 4 Bathrooms

Bonus Room, Loft, Front Load Garage

Floor Plan & Elevation Options



ROLLER MILL II

2 Story • 3,500 Sq. Ft.

4 Bedrooms | 3.5 Bathrooms

Main Level Master

Floor Plan & Elevation Options

Available Floor Plans for Lots 42-55, 75-97 Only*



SHERWOOD

1.5 Story • 2,345 Sq. Ft.

3 Bedrooms | 2 Bathrooms

Main Level Master, 2nd Story Bonus

Floor Plan & Elevation Options



AYDEN

2 Story • 2,831 Sq. Ft.

4 Bedrooms | 3 Bathrooms

Main Level Master, Study

Floor Plan & Elevation Options



EMERY

1.5 Story • 2,649 Sq. Ft.

3 Bedrooms | 2.5 Bathrooms

Bonus Room, Patio/Deck

Floor Plan & Elevation Options



BROOKDALE

2 Story • 2,747 Sq. Ft.

4 Bedrooms | 3 Bathrooms

Main Level Master, Covered Porch, Loft,

Floor Plan & Elevation Options

GENTRY FARM

Gentry Farm – Standard Selections

Exterior Finishes

- ❖ **Garage Door** – Amarr® – Hillcrest 1000 w/ Blue Ridge Hardware
- ❖ **Foundation** – Brick Raised Slab – *Heritage Bridge, Oak Crest, Roller Mill = Crawl Space
- ❖ **Deck** – Raised Patio
- ❖ **Roofing** – GAF Timberline® – 30 Year – Architectural
- ❖ **Windows** – Ply Gem 1500® – Single Hung Vinyl – Low E, Argon Filled (white, clay, or beige)
- ❖ **Front Door** – 6 Panel Fir
- ❖ **Stone Veneer** – Centurion Stone® – Choice of Style/Color (Per Plan)
- ❖ **Veneer Material** – Pine Hall Brick
- ❖ **Board & Batten** – Vinyl (Per Plan)
- ❖ **Shakes** – Vinyl – Foundry – Traditional or Weathered Collection (Per Plan)
- ❖ **Shutters** – Vinyl
- ❖ **Mailbox** – Decorative Mailbox
- ❖ **Porch Ceilings** – D5 Vinyl
- ❖ **Soffits** – D5 Vinyl

Plumbing

- ❖ **Lavatory Fixtures** – Moen® – Eva or Brantford – Chrome
- ❖ **Kitchen Sink Fixture** – Moen® – Brantford 7581C – Chrome
- ❖ **Tub/Shower Fixture** – Moen® – Eva or Brantford – Chrome
- ❖ **Garden Tub Fixture** – Moen® – Eva or Brantford – Chrome
- ❖ **Water Heater** – American® 50 Gallon Gas Direct Vent (*Some Plans may call for Electric)
- ❖ **Pedestal Sink (Per Plan)** – Gerber® – Logan Square (22-555)
- ❖ **Water Closets** – Mansfield® – Elongated Standard Height – White
- ❖ **Water Lines** – Pex Water Lines
- ❖ **Kitchen Sink** – 18 Gauge Stainless Steel w/ Choice of: 50/50 Two Bowl or 60/40 Two Bowl
- ❖ **Master Bathroom Shower** – LVL 1 Ceramic Tile Floors & Walls w/Niche (Shower Size Per Plan)
- ❖ **Guest Bath Tub/Shower** – 1 Piece Fiberglass

Heating & Air Conditioning

- ❖ **Gas Furnace** – Trane® 80% Gas (Heat Pumps Upstairs in Applicable Plans)
- ❖ **Air Conditioning Unit** – Trane® XR16
- ❖ **Thermostat** – Honeywell® Digital
- ❖ **Ductwork** – Sealed & Tested for Leaks



GENTRY FARM

Gentry Farm – Standard Selections

Electrical/Lighting

- ❖ **Interior Light Fixtures** – Progress Lighting® Fixture Package – Madison
- ❖ **Exterior Light Fixtures** – Progress Lighting® – Westport
- ❖ **Kitchen Island Pendants** – (2) Per Selected Package
- ❖ **Switch & Outlet Covers** – Standard – White – No Dimmers
- ❖ **Cable Outlets** – 2 in Great Room, 1 Per Guest Bedrooms, 2 in Master Bedroom, and 1 in Loft
- ❖ **Ceiling Fans** – Great Room, Master Bedroom, Loft
- ❖ **Ceiling Fan Prewires** – Bedrooms
- ❖ **Flood Lights** – (2) Buyer Selects Location
- ❖ **Can Lights** – Kitchen Ceiling, Over Tubs/Showers as Necessary
- ❖ **Wall Conduit** – Installed over Fireplace to Run AV Cables in Wall

Interior Finishes

- ❖ **Interior Doors** – Hollow Core w/Choice of Door Style
- ❖ **Interior Door Hardware** – Better Home Products® – Noe Valley – Brushed Nickel
- ❖ **Front Door Handle Set** – Better Home Products® – Van Ness – Brushed Nickel
- ❖ **Cabinets (Kitchen & Baths)** – Level 1
- ❖ **Cabinet Hardware** – Richelieu Board – Any Selection
- ❖ **Granite Kitchen Countertops** – Granite – Level 1
- ❖ **Vanity Bathroom Tops** – Granite – Level 1 w/Undermount White Porcelain Sink Bowls
- ❖ **Shower Doors** – Coral® – Full Frame – Brushed Nickel or Chrome – Clear Glass
- ❖ **Bath Accessories** – Better Home Products® – Miraloma Park – Brushed Nickel or Chrome
- ❖ **Fireplace Mantle** – Richland
- ❖ **Fireplace Surround** – Slate
- ❖ **Gas Log Set** – Heatilator Caliber 36
- ❖ **Ceiling Paint** – Sherwin Williams® – Bright Ceiling White Flat
- ❖ **Wall Paint** – Sherwin Williams® – Flat w/Choice of Arden Approved Color
- ❖ **Trim Paint** – Sherwin Williams® – White Semi-Gloss
- ❖ **Closet Shelving** – Ventilated White Wire
- ❖ **Kitchen Backsplash – LVL 1 – Subway Tile**
- ❖ **Baseboard** – 5 1/4" Speed Base
- ❖ **Door Casing** – 3 1/4" SM445
- ❖ **Window Trim** – Stool on Bottom, Drywall Returns w/Casing
- ❖ **Crown Molding** – 1 Piece – 3 5/8" #49 – Downstairs and in Master Bedroom



GENTRY FARM

Gentry Farm – Standard Selections

Floor Coverings

- ❖ **Engineered Hardwood** (Foyer, Kitchen, Dining, Breakfast, Great Room, Powder, Stairs) – Mohawk – Level 1
- ❖ **Ceramic Tile (Baths, Laundry, & Mud Room)** – Daltile – Level 1
- ❖ **Carpet (Bedrooms, Loft, Study)** – Mohawk – Top Card® – Level 1
- ❖ **Carpet Pad** – 6 lb. – Up 1

Appliances

- ❖ **Dishwasher** – Frigidaire – Gallery – FFGID2466QF
- ❖ **Disposal** – Badger 1/3 HP
- ❖ **Microwave** – Frigidaire – Gallery – FFGMV17WNVF
- ❖ **Slide In Gas Range** – Frigidaire – Gallery – FGGH3047VF

“Behind The Walls”

- ❖ **Wall Framing** – Primary 2x4 Walls – 2x6 Where Specified on Plans – 16” on Center
- ❖ **Floor Joists** – Engineered Wood I-Joists – 19.2” On Center
- ❖ **Insulation** – Batt Insulation in Walls, Blown Fiber Glass in Ceilings, Caulked Studs & Electrical Boxes
- ❖ **Roof Trusses** – Engineered Pre-Fabricated Wood Trusses
- ❖ **Dry Wall** – 1/2” on Walls and Ceilings, 5/8” Fire Rated on Garage Ceilings, 1/2” Mold Resistant around Tubs in Bathrooms

9-22-2021



Meet the Team



I have been a Realtor since 1998 and a lifelong resident of the Triad area of NC. I am fortunate to work with my husband, Alan and my daughter, Kayla who grew up tagging along to showings and open houses with me. The other team members are like family to me - we all enjoy working together! When I am not working I am spending time with our children and grandchildren, or on a weekend trip in our RV. I love working with buyers and sellers to help them achieve their dreams. We know all the neighborhoods and cool local spots our area has to offer. It is a great place to live! We would love the opportunity to help you!

Jerri Banner

336.409.0724 Jerribannerhomes@gmail.com



Born and raised in North Carolina, one might say I'm a true Southern Girl! I loved growing up in Lewisville, and it has been an honor and a privilege to raise my girls in such a thriving community. My residence and my involvement with local programs over the years provide me with superior knowledge of the Triad. I love everything about family and am blessed with two amazing daughters, and two spectacular sons in law! I love to travel, attend live music and sporting events, everything about nature, decorating, DIYs, and boyfriend, John and our rescue pup, Charlie Bear! I am 100 % FOCUSED on helping my clients find their dream home.

Michael DeHaven

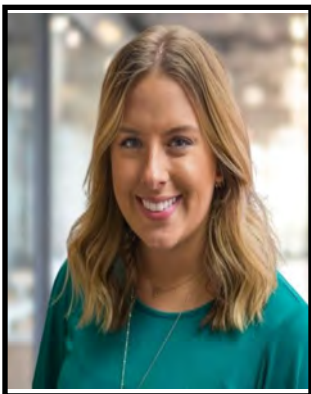
336.831.6730 Michaeldehavenhomes@gmail.com



Born & raised in North Carolina, I understand & appreciate the many unique benefits of life in the Triad with its unmatched beauty, culture & close community! I have knowledge in all aspects of the real estate process, with experience in New Construction as an Interior Designer for a national homebuilder, preceding my success in selling real estate. Selling houses is definitely my passion. I live in Pilot Mountain with my son Jackson, daughter Jillian & Mini-Golden Doodle Maci. In my spare time, I enjoy traveling, shopping & being on the sidelines of a football or basketball game cheering on Jackson & mucking stalls or grooming horses with Jillian."

Jennifer Sammons

336.399.5218 Jennifersammonshomes@gmail.com



I've been a Realtor since 2018, and I've loved every minute of it! My background is in marketing, so that's a passion that I love to weld with Real Estate by creating beneficial content for my clients. I remember the excitement of closing on my first home, so I love sharing that with all of my clients, and I always aim provide you with unbeatable loyalty and expertise. I grew up in Pilot Mountain, and in 2016, my husband Michael and I bought our first home in King. We love to spend time outdoors - hiking, kayaking, or just exploring and trying out new restaurants and bars in the area. We also have three perfect rescue pups, Lucy, Pippa, and Archie!

Abby Chapman

336.972.7614 Abbycrealty@gmail.com