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FOR SALE

Greenbrier at Bartram Park Townhouse

6912 Roundleaf Dr., Jacksonville FL 32258

2 Bedrooms, Loft (Office), 2.5 Baths, 1 Car Garage, Lake Views, 1,572 sf, Built 2011

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- ✓ Wide open westerly lake views
- ✓ New luxury flooring, wide plank, wood-look laminate in living room, bedrooms, loft, and hallway, solid wood stair tread
- ✓ Upgraded powder room (1/2 bath) vanity
- ✓ Reclaimed wood accent walls in hallway and Master Bath
- ✓ Custom modern built-in storage in loft
- ✓ Two Master suites with walk-in closets
- ✓ Low maintenance living: HOA takes care of exterior. HOA handles outside landscape maintenance
- ✓ Low HOA fees (\$200 per month)
- ✓ Screened-in patio with spectacular wide lake views
- ✓ Amenities: Clubhouse, Pool, Gym, Sides walks, Lake Views, Gated Community

Community Features:

Greenbrier at Bartram Park is a well-established centrally located community located on Bartram Park Blvd between Old St. Augustine Rd and Racetrack Rd. Minutes away from the I-95 and 9A junctions. Only two miles away from Durbin Park, the newest and, soon to be, largest open-air mall in Northeast FL with shopping and restaurants. Easy access to downtown and the beaches. About 2 to 3 miles away from Baptist Medical Center South.

Spectacular wide lake views! Best view in Greenbrier at Bartram Park. 2 Master Suites w/ a Loft w/Custom Built-In Storage. Loft may be used as an Office, Play Rm/Bonus, or convert to N/C 3rd BR. Incredible water views from the kitchen with Granite Counter Tops, Upgraded Backsplash, 42" Cabinets. Large Screened-In Lanai with roll-down shades. Brand new custom wood-look flooring in living, hallways, bedrooms, real wood stair treads. Custom wood accent walls in bathroom & entry way. Experience the peace and tranquility of westerly water views with three fountains and wide lakes in every direction.



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