



Discover your sweet spot in one of Jacksonville's most sought after new communities, Seven Pines, which is on its way to becoming a "have-it-all", indoor/outdoor urban living experience in the very heart of the city offering unmatched amenities, quick proximity to popular shops and buzzy eateries of Town Center, world class health care, sought after public/private/higher education institutions, world class golf, AND a 10 minute drive to the most beautiful beaches on the East Coast! For the move-in-ready buyer who may be considering new construction, this 4 bd + study/flex room residence shows BETTER THAN A MODEL and is an unbeatable value as the list price does not include the \$140,000 lot premium and nearly \$50,000 of builder upgrades originally paid in 2023.\*\*See list of upgrades in Supplement\*\*\* Sellers priced to sell as they are making an unexpected move. Featuring clean, neutral decor (professionally decorated) and a popular 3 way split bdrm plan this home offers easy living for both owners and guests! No kidding...this sparkling barely-lived-in home lives like brand new in every way! Notable features include LVP wood-look flooring throughout, 8 ft interior doorways, a fabulous extended lanai (includes motorized screens) with summer kitchen, a fully fenced back yard, an extraordinary fresh white kitchen featuring oversized island, Quartz counters, GE Profile appliances, a hooded cooktop, double ovens abundant cabinetry plus a drop zone and convenient walk-in pantry...the list goes on! Move-in ready on every day on "the right side of the road" in the contemporary, chef-of-mindness suite with its stone-tiled bath which features an oversized walk-in

