



ADVANTAGE HOMES, INC.

MODIFIED CIMMARON WAY

3416 McCann Drive
Janesville, WI
Terneus Estates - Lot 44

OFFERED AT \$420,500

Move-in Ready: NOW

Located in Terneus Estates subdivision, where you can enjoy an inviting neighborhood in a rural-like setting.

This modified Cimmaron Way is an attractive home plan, complemented with an airy and open design that is great for entertaining.

**SCHEDULE A TOUR
OF THIS HOME!**

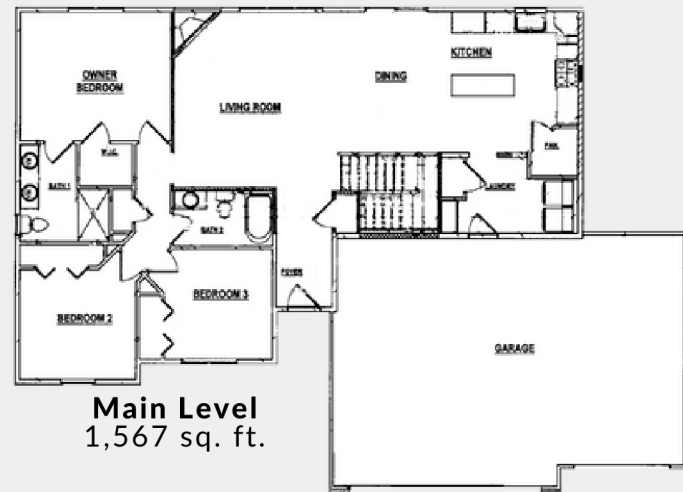
Ryan White
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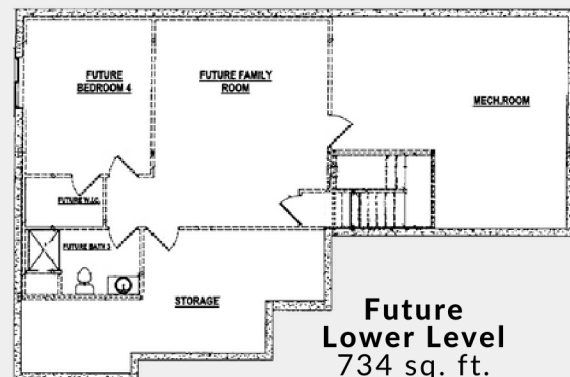
Tina Gould
Director of Condominium & MLS Sales
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MAIN FEATURES

1,567 sq. ft. | 3 bedrooms | 2 baths



Main Level
1,567 sq. ft.



**Future
Lower Level**
734 sq. ft.

J-2222 | 01.08.24



HOME HIGHLIGHTS

Focus on Energy certified & 3rd-party inspected
Structural 10-year warranty
GAF Dimensional shingles w/ 50-year/lifetime warranty
Sump pump system
Passive radon system
Water softener system w/ 40-gallon water heater
Egress window well
Andersen windows
Interior painting package
9' ceiling height in main level
Vaulted ceilings in living room & dining room
Upgraded LVP flooring throughout home
Direct vent gas fireplace w/ facing to mantle
Painted maple cabinets in kitchen
Stained maple vanities in the bathrooms
Soft-close drawers & cabinets throughout
Granite kitchen countertop
Walk-in pantry
Dishwasher & microwave included
Owner's suite w/ walk-in closet
Additional laundry cabinets
12' x 14' rear exterior patio
3-car garage
Fine grade & seeding of lawn
Concrete sidewalk & driveway
Landscaped front yard



Features are subject to change, buyer to verify