

Alder Circle

5409 Alder Circle

Price range: \$795K - \$1M



- Centrally located - just minutes from the Galleria and Medical Center
- A total of 13 classical designed homes with all the new energy saving features
- Brick paver driveways, European designed street lights and reclaimed brick give Alder Circle a truly unique neighborhood atmosphere.
- Custom designed kitchens featuring either Miele, Gaggenau or Bertazzoni professional appliances
- Spacious master bathroom with 6ft jetted tubs, large closets with bidets in the powder and master
- Zoned to Bellaire High School

For More Information

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Sales Consultant

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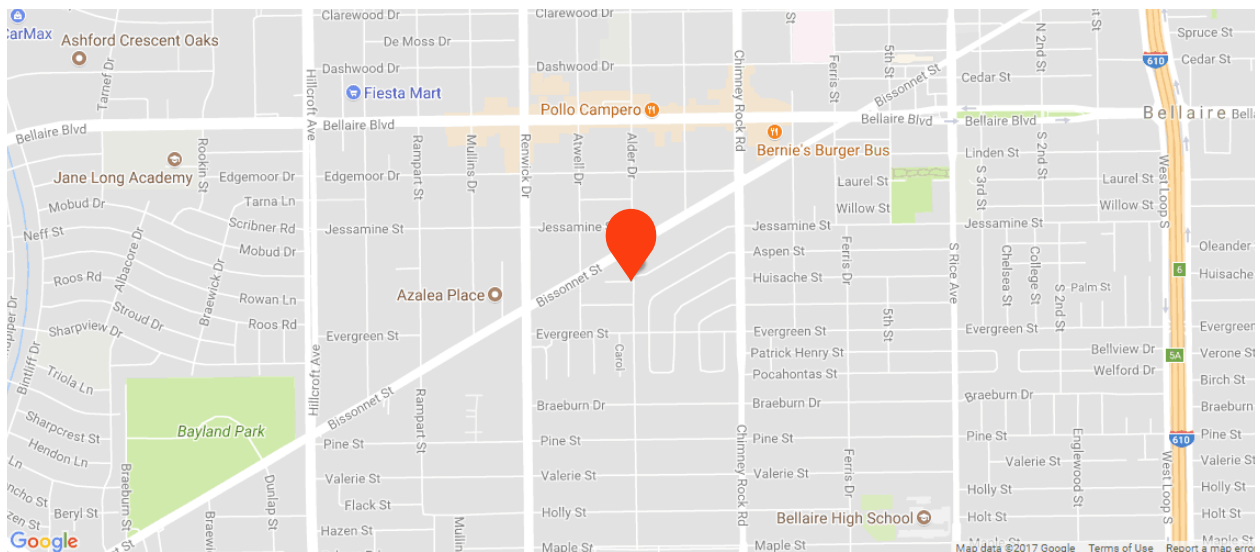
 instagram.com/lovettliving

Site Plan



Artist rendering only. Actual colors and plans may vary significantly.

Location



LOVETT

H O M E S

Custom Features

Elegant Exteriors

- Custom designs from Lovett Homes architects
- Modern designs
- Eight-foot entry door
- Full gutters around entire home
- Reclaimed Brick with Stucco per plan
- 2-car garage with ample storage space
- Professionally designed landscape package
- Slate style composition shingles
- Energy efficient, double pane windows with Low-E insulated glass
- Elegant exterior coach lighting

Inspiring Interiors

- Hickory/oak wood floors
- Wrought iron spindles
- Double ceiling molding in main living area
- 6 inch base molding throughout home
- Eight-foot raised panel interior doors
- Optional private residential elevator (per plan)
- Elegant stairways with hardwood tread to third floor
- Rounded sheetrock corners
- 10' or 12' ceilings (per plan)

Luxurious Master Suites

- Single ceiling molding in master bedroom
- Natural Stone tile floors and shower surrounds
- Six-foot garden jetted tub
- Oversized glass enclosed shower
- Dual vanities
- Framed mirrors
- Oversized walk-in closets
- **Toto Bidets in Powder room and Master Bath**

Gourmet Kitchens

- Spacious gourmet kitchens
- Marble/Quartz countertops
- 42-inch flat panel cabinets with decorative molding
- **Miele, Bertazzoni and Gaggenau** Custom appliance package per plan
- Natural Stone backsplash
- **Insinkerator** 1/3 horsepower disposal
- Ice maker connection for refrigerator
- Recessed can lights with LED bulbs
- Under cabinet lighting

Quality Construction

- Engineered, certified and inspected foundations
- Engineered flooring system
- **Five-point** extensive inspection process: structural, frame, exterior, air infiltration and quality assurance
- Fully installed alarm system with home automation
- RG6 digital coax cable for cable and internet
- CAT5 wiring for phone and home internet
- Pre-wire for surround sound in family room

Continuing a policy of constant improvement, builder reserves the right to make modifications including changes, additions or deletions in the features, plans and specifications, and to substitute material of similar quality without notice or prior obligation. *Features may be available only in specific plans and/or in specific communities. The availability of these features is subject to change without notice. Features on homes constructed prior to this printing may have different features. No representation or warranties either expressed or implied are made as to the accuracy of the information herein or with respect to the suitability, usability, feasibility, merchantability or conditions of any property herein described. Rev. 08-26-10 All Rights Reserved. ©InTown Homes 2017



LOVETT HOMES



Eco-Hip™ for Sustainable Green Living

- Lovett Homes Eco-Hip™ program meets and exceeds the New International Energy Code Standard
- 2 x 6 exterior walls increase structural rigidity
- Strategically used engineered wood
- **R-19 Insulation** in exterior walls
- **R-38 Insulation** in attic
- Air sealing package
- Bosch or Rheem, tank less water heaters
- **CertainTeed Air Renew Drywall** provides mold and moisture resistance in the home while removing VOCs (Volatile Organic Compounds)
- **DOW WEATHERMATE™** weather barrier system
- **Lennox 16.00 SEER HVAC system** with two-stage compressor
- Lennox Harmony III™ Zone System - independent zoning of each floor level for controlled comfort and efficiency
- MERV 10 - high performance media air filter
- Programmable thermostats
- Radiant barrier
- Low-E double pane energy efficient vinyl windows (per community)
- **Energy Star®** appliances
- Duct blaster and blower door testing
- Low VOC paint

Building Partners



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5403 Alder Circle

💰 \$949,900

🛏️ 4 Bedrooms

🚿 4.5 Bathrooms

🏠 3,648 sqft

- Spiral staircase entry
- Wood floors throughout home
- All bedrooms feature private baths
- Oversized master bedroom with separate closets
- Elevator capable
- 3rd floor game room/bedroom opens up to covered balcony



First Floor
1342 sqft

Second Floor
1869 sqft

Third Floor
437 sqft

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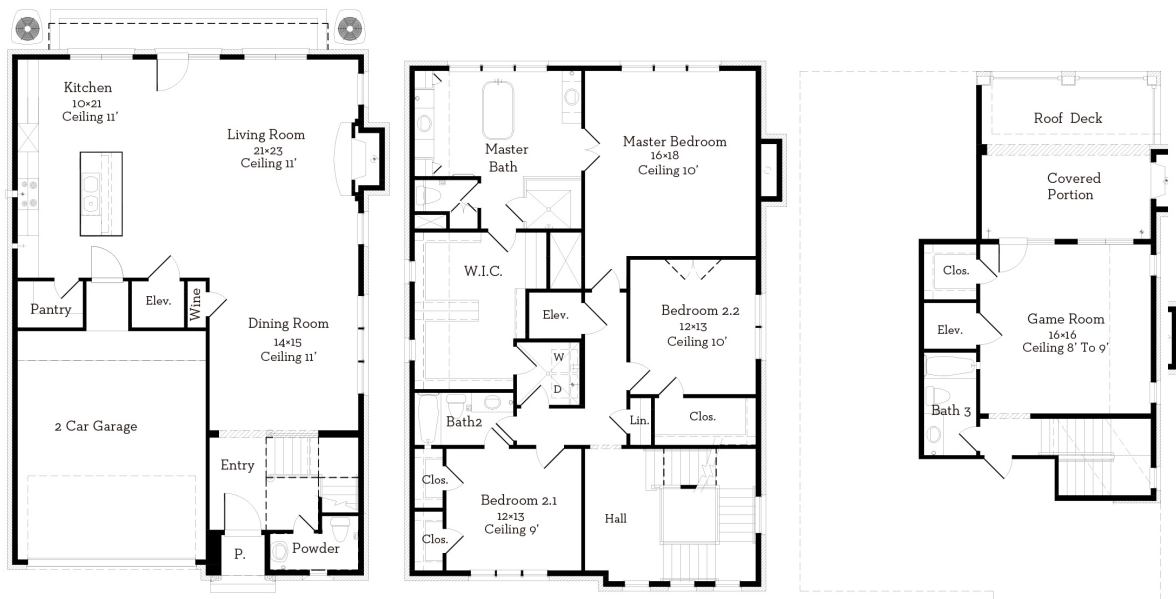
💰 \$915,900

🛏️ 3 Bedrooms

🚿 3.5 Bathrooms

🏠 3,401 sqft

- Hardwood floors throughout home
- Gaggenau Appliance package
- Master bedroom with attached setting/Study room
- Roof top deck with fireplace



First Floor
1254 sqft

Second Floor
1705 sqft

Third Floor
442 sqft

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5411 Alder Circle

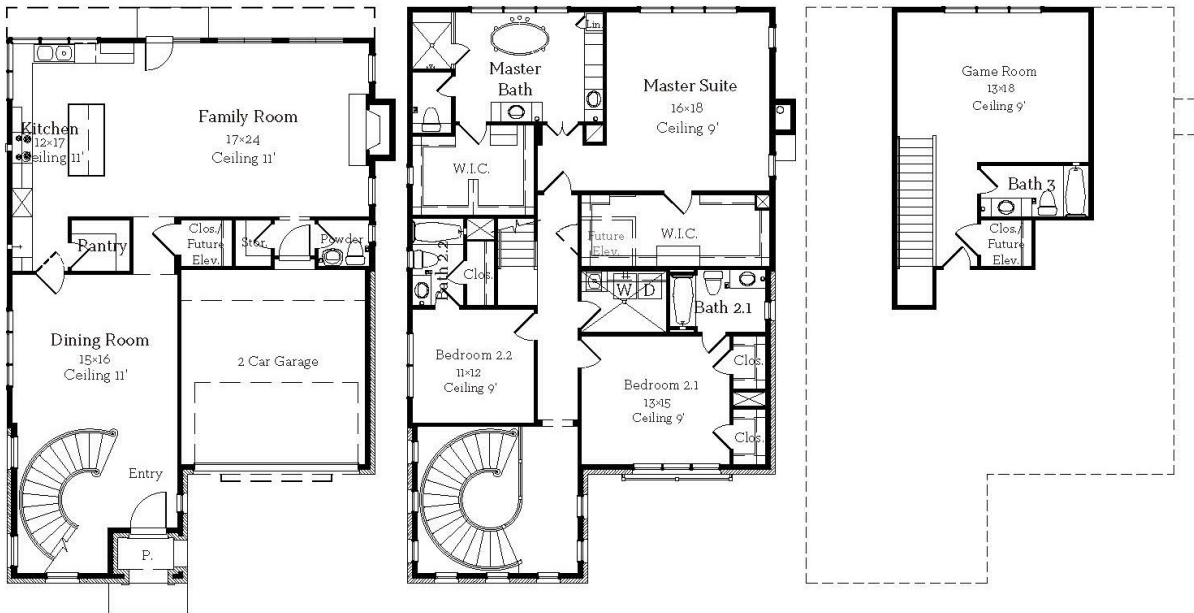
💰 \$899,900

🛏️ 3 Bedrooms

🚿 4.5 Bathrooms

🏠 3,441 sqft

- Spiral staircase entry
- Wood floors throughout home
- Game room with private bathroom
- Elevator capable



First Floor
1327 sqft

Second Floor
1686 sqft

Third Floor
428 sqft

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