



## Move in Now, all the appliances included!

Fenced yard, Irrigation, Stainless Gas Grill

6742 Birch Bark Way , Flowery Branch GA 30542

MLS:6548140    PRICE:\$324,900.00

Bedrooms: 4  
Full Baths: 3  
Half Baths: 1

Subdivision: Sterling on the Lake  
Year Built: 2016  
Lot Size: 7405

### PROPERTY FEATURES:

- Central A/C
- Walk-in closet
- Dining room
- Refrigerator
- Granite countertop
- Dryer
- Yard
- Central heat
- Hardwood floor
- Breakfast nook
- Stove/Oven
- Stainless steel appliances
- Laundry area - inside
- Fireplace
- Family room
- Dishwasher
- Microwave
- Washer
- Balcony, Deck, or Patio

### PROPERTY DESCRIPTION:

Immaculate home ready for new owners. Hardwoods throughout the main level, Formal Dining room Fireside family room open to gourmet kitchen with Granite, Stainless appliances, walk in pantry and large island. Fenced backyard for entertaining and pets. Lawn irrigation front & back. Washer/Dryer, Refrigerator & Stainless Grill included. 2/C garage with sealed floors/lasers for parking. Great community with amazing amenities! Lake, pools, walking trails & more. Home Warranty!

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