

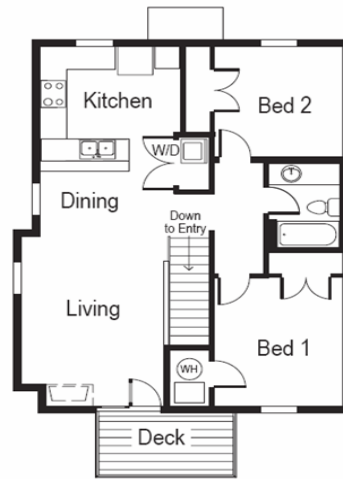
**AVALON - TOWNHOME WITH
DETACHED GARAGE
\$294,000 TO \$305,000
MONTHLY HOA FEE: \$199**



**SAVOY - TOWNHOME WITH
INTEGRAL GARAGE
\$295,000 TO \$305,000
MONTHLY HOA FEE: \$206**

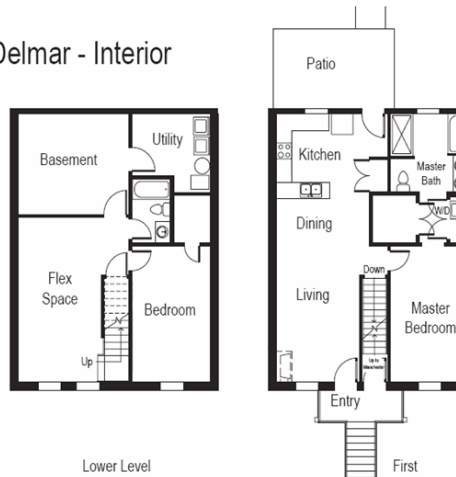


**MANCHESTER - "FLATS"
\$136,790 TO \$142,900
MONTHLY HOA FEE: \$127**

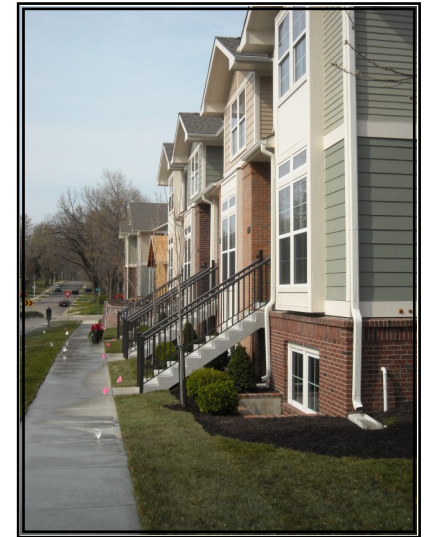


**DELMAR - "WALK-UPS"
\$223,900 TO \$228,000
MONTHLY HOA FEE: \$135**

Delmar - Interior



**THE TOWNHOMES AT
BUCKLEY COURT**



**MAINTENANCE
PROVIDED**

ENERGY EFFICIENT

LUXURY LIVING

**78TH & CONSER
OVERLAND PARK, KANSAS**

913.322.6015 OR 913.915.8009

BUCKLEYCOURT.COM



NEIGHBORHOOD AMENITIES:

Located just two blocks west of Historic Downtown Overland Park, with its many shops, restaurants, Farmers Market, art fairs, & other year-round activities.

A private "Central Park" green space with seating & grill.

Maintenance provided community including exterior building maintenance, landscaping & snow removal.

ENERGY EFFICIENT FEATURES:

Earned the ENERGY STAR—the national mark of excellence in energy performance—you will know with confidence that your home is energy efficient with a smaller carbon footprint than traditional homes.

13 SEER heat pumps with lower winter electrical rates

Digital, programmable set-back thermostats.

Energy-efficient, low-maintenance, vinyl windows by Alenco with Low-E glass.

Living units are constructed with 2 x 6 exterior walls with R-19 insulation

THE RESIDENCES:

Party wall construction consists of two separate walls with a total of four layers of gypsum board & two layers of sound insulation.

Each unit includes a private courtyard, terrace or balcony.

Pre-wired for Cable TV satellite and high-speed internet.

Low maintenance exterior materials including brick & cement fiber siding.

Daylight basements w/rough-in for optional bath.

Crown molding on main level of Savoy, Avalon & Delmar

CEILING HEIGHTS:

Basements: 8' ceilings

First Floor: 9' ceilings

2nd Floor of Savoy/Avalon—vaulted up to 12 feet

Manchester homes have vaulted ceilings up to 12 feet

KITCHEN:

Engineered stone countertops by Travina

Stainless steel kitchen appliances

Under cabinet lighting

Dishwasher with noise reduction package

Double-bowl stainless steel under-mount sink

Designer faucets

Quality, designer cabinetry

Wood floors

MASTER BATH:

Cultured marble matte-finish vanity top

Designer faucets and toilet accessories

Ceramic tile floor and tiled shower surrounds

36" high vanity cabinets

Medicine cabinet

SECOND BATH:

Cultured marble matte-finish vanity top

Designer faucets and toilet accessories

Ceramic tile floor

Integral fiberglass tub/shower surround

POWDER ROOM:

Pedestal sink

Wood floor

Crown molding



UPGRADE OPTIONS:

Gas fireplace in Savoy & Avalon Townhomes

Basement finish packages

Heated garages

TOWNHOMES (SAVOY/AVALON):

2 1/2 Story, 2-3 Bedrooms, 2 1/2-3 1/2 Baths, 2 Car

Private Courtyard or Terrace

WALK-UPS (DELMAR):

1 1/2 Story, 2 Bedroom, 2 Bath, 2 Car Garage

Lower Level Bonus Room

Private Courtyard

FLATS (MANCHESTER):

2 Bedroom, 1 Bath, 1 Car Garage, 1 Surface Parking Space

Private Balcony

**Customize Your Home-
Ask About Our
"White-Box" Units!**